



## **CITY COUNCIL AGENDA**

**Monday, November 27, 2023**

**5:00 p.m. Workshop**

**6:00 p.m. City Council**

**EDA Meeting & City Council Meeting**

**City Council Chambers**

**310 Elm Street W.**

**Norwood Young America, MN 55368**

### **WORKSHOP**

1. Workshop
  - 1.1. City Ordinance Amendments Discussion

### **EDA**

2. CALL A MEETING OF THE EDA TO ORDER
  - 2.1. Pledge of Allegiance
  - 2.2. Approve Agenda
  - 2.3. Approve the minutes of October 23, 2023
  - 2.4. Adjournment

### **CITY COUNCIL MEETING**

3. CALL A MEETING OF THE CITY COUNCIL TO ORDER

4. APPROVE AGENDA

5. INTRODUCTIONS, PRESENTATIONS, PROCLAMATIONS, AWARDS, AND PUBLIC COMMENT

(Individuals may address the City Council about any non-agenda item of concern. Speakers must state their name and address and limit their remarks to three minutes. The City Council will not take official action on these items but may refer the matter to staff for a future report or direct that the matter be scheduled for a future meeting agenda.)

6. CONSENT AGENDA

(NOTE TO THE PUBLIC: All those items listed as part of the Consent Agenda will be approved by a single motion unless a request to discuss one of those items is made prior to that time. Anyone present at the meeting may request an item removed from the consent agenda. Please inform the Council when they approve the agenda for this meeting.)

- 6.1. Approve minutes of November 13, 2023, City Council Meeting
- 6.2. Approve Payment of Claims
- 6.3. Personnel Committee Recommendation—Dhoore resignation
- 6.4. Personnel Committee Recommendation—Job Posting

7. PUBLIC HEARING

- 7.1. Wellhead Protection Plan (WHPP) Presentation: Angie Smith, Environmental Planning Practice Area Leader—Bolton & Menk, Inc.
  - 7.1.1. Mayor Lagergren opens the Public Hearing
  - 7.1.2. Public Comment
  - 7.1.3. Motion to Close the Public Hearing
  - 7.1.4. Council Discussion

8. OLD BUSINESS

9. NEW BUSINESS

- 9.1. Resolution 2023-36 Wellhead Protection Policy & Approval of Plan (Part 2)—Angie Smith, Bolton & Menk
- 9.2. 2023-2028 Long Range Plan (LRP) & Utility Rate Study Presentation—Tyler See, CPA—Abdo Financial Solutions
- 9.3. City Code Amendments—Hannah Rybak, Planning Consultant—WSB
  - 9.2.1 – Ordinance 361: Chickens
  - 9.2.2 – Ordinance 362: Curbs
  - 9.2.3 – Ordinance 363: Definitions
  - 9.2.4 – Ordinance 364: 1210.06 Specific CUP Provisions – Auto condos, outdoor storage
  - 9.2.5 – Ordinance 365: 1230.11 B-1 District
  - 9.2.6 – Ordinance 366: 1230.12 I-1 District
  - 9.2.7 – Ordinance 367: 1245.03 Architectural Standards and Guidelines for Commercial Districts
  - 9.2.8 – Ordinance 368: 1245.04 Accessory Structures
  - 9.2.9 – Ordinance 369: 1245.05 Fences
  - 9.2.10 – Ordinance 370: Access
  - 9.2.11 – Ordinance 371: 1255 Landscaping
- 9.4. Planning Commission 2024 Goals—Karen Hallquist, CED Director
- 9.5. 102 E. Main St. Public Facility Quotes—Mark Streich, PS Director

10. COUNCIL MEMBER / MAYOR AND STAFF REPORTS

11. ADDITIONAL INFORMATION—The following informational items have been included in the Council packet for informational purposes, council review, and discussion. No action is required by the City Council.

12. ADJOURNMENT

UPCOMING MEETINGS / EVENTS

December 5 <sup>th</sup>	Planning Commission Meeting	No Meeting
December 11 <sup>th</sup>	City Council Meeting	6:00 PM (TNT Public Hearing)
December 13 <sup>th</sup>	Economic Development Commission Meeting	6:00 PM
December 19 <sup>th</sup>	Park and Recreation Commission Meeting	No Meeting
December 21 <sup>st</sup>	Sr. Advisory	9:00 AM
December 25 <sup>th</sup>	No City Council meeting	City Hall is Closed December 25 <sup>th</sup> and 26 <sup>th</sup> in observance the Christmas Holiday



TO: Honorable Mayor and City Council Members

FROM: Hannah Rybak, Planning Consultant - WSB

DATE: November 27, 2023

SUBJECT: Work Session - Proposed Ordinance Amendment Discussion

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## **OVERVIEW**

Staff and the Planning Commission have been working on the proposed package of Ordinance Amendments over much of 2023. The majority of the amendments are to Chapter 12, the Zoning Ordinance. There are also several amendments proposed to other Ordinance chapters.

Below is a brief overview of the amendments, and draft ordinances are attached to the report. This item is being placed on the November 27<sup>th</sup> Work Session agenda so that staff can go over the amendments and answer any questions.

## **ORDINANCES TO BE AMENDED**

500.02 Definitions (related to animals)

- Remove “rooster” and “run”

550.03 Keeping of Back Yard Chickens.

- Prohibit keeping of back yard chickens

*Currently, the city has only one valid chicken keeping permit, which is set to expire on December 31, 2023. The keeping of chickens can lead to nuisance characteristics. Due to extremely low participation in the chicken licensing program and the negative impacts that the keeping of chickens on residential lots can cause, staff recommends that the keeping of chickens be prohibited, outside of as allowed on agricultural properties.*

820.20 Curbs.

- Codify requirement that abutting property owners are responsible for the repair and maintenance of curbs and curb cuts

## **PLANNING COMMISSION RECOMMENDATION**

At their November 7<sup>th</sup> 2023 regular meeting, the Planning Commission held the public hearing on all proposed amendments to Chapter 12 Zoning, and recommended that the City Council adopt the attached ordinances.

### 1200.04 Definitions

- Defined “auto condo”

### 1210.06 Conditional Use Permits, Subd. 3 Standards for Granting a Conditional Use Permit, (B) Specific Conditional Use Provisions:

- Added standards for auto condos
  - Auto condos are primarily for private storage and leisure
  - Provides standards for certain units that may be eligible for commercial use
- Outdoor Storage
  - Clarified screening
  - Outdoor storage not permitted in front yard

### 1230.11 B-1 Business Industrial District:

- Removal of B-1 Business Industrial District, due to consolidation with I-1 Light Industrial District

### 1230.12 I-1 Light Industrial District:

- Minor amendments related to permitted/conditional uses to facilitate the combination of the B-1 & I-1 Districts
- Minor amendments to setbacks
- Addition of architectural standards to apply to all industrial properties

### 1245.03 Architectural Standards for Commercial and Business Industrial

- Amended this section to pertain to commercial, Office/Institutional and Multifamily
- Removed references to industrial or business industrial

### 1245.04 Accessory Structures, Subd. 2 General Provisions:

- Amend building permit exclusion from 120 SF to 200 SF, per building code

### 1245.05 Fences:

- Remove requirement for 1-foot setback for fences
- Clarify permitting requirements
- Allow solid fencing up to 6 feet in height in corner side yards – must be no closer to front property line than the home and must be outside of the required clear sight triangle

### 1250.07 Access:

- Add driveway width requirements
- Clarify that only one driveway is permitted per street frontage

Section 1255 Landscaping:

- Updated landscaping requirements and standards for non-residential uses

**ACTION**

- Review draft ordinances ahead of the Work Session and City Council Meeting on November 27, 2023
- Opportunity for questions and discussion during the Work Session
- First reading and formal action during the City Council Meeting

**RECOMMENDED MOTION LANGUAGE DURING CITY COUNCIL MEETING TO FOLLOW WORK SESSION:**

- Motion to adopt Ordinances 361-371

**Attachments**

Draft Ordinances

- 361 related to the keeping of chickens
- 362 related to curbs
- 363 related to zoning ordinance definitions
- 364 related to specific CUP provisions for auto condos and outdoor storage
- 365 related to the B-1 District
- 366 related to the I-1 District
- 367 related to architectural standards and guidelines for commercial, office/institutional and multifamily residential
- 368 related to accessory structures
- 369 related to fences
- 370 related to access
- 371 related to landscaping



## ECONOMIC DEVELOPMENT AUTHORITY MINUTES

October 23, 2023 – 6:00 PM

City Council Chambers

310 Elm Street West

Norwood Young America MN 55368

### Attendance:

ATTENDEES: Carol Lagergren, Charlie Storms, Brooke Allen, Alan Krueger, and Mike McPadden

ABSENT:

STAFF: Karen Hallquist (Economic and Community Development Director) and Angela Brumbaugh (City Clerk/Finance Director)

OTHERS:

### 2. Call EDA Meeting to Order

*Mayor Lagergren called the EDA meeting to order at 6:02 PM with five members present.*

#### 2.1 Pledge of Allegiance

The Pledge of Allegiance was said by all present

#### 2.2 Approve Agenda

*Motion: CS/MM to approve the agenda as submitted. Motion passed 5-0.*

#### 2.3 Approve minutes of August 28, 2023, meeting

*Motion: MM/CS to approve the minutes as submitted. Motion passed 5-0.*

#### 2.3 Adjournment

*Motion: MM/CS Motion to adjourn at 6:03 p.m. Motion passed 5-0.*

Respectfully submitted,

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Carol Lagergren, Mayor

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Angela Brumbaugh, Clerk/Finance Director



## CITY COUNCIL MINUTES

November 13, 2023 – 6:00 p.m.

City Council Chambers

310 Elm Street W.

Norwood Young America, MN 55368

### Attendance:

ATTENDEES: Carol Lagergren, Brooke Allen, Mike McPadden, Charlie Storms

ABSENT: Alan Krueger

STAFF: Andrea Aukrust, City Administrator, Karen Hallquist, Community and Economic Development Director

OTHERS: Josh Eckstein and Phillip Schrupp, Bolton & Menk, James and Leslie Robertson (311 Merger St)

#### 1. CALL A MEETING OF THE CITY COUNCIL TO ORDER

*Mayor Lagergren called the meeting to order at 6:00 pm with all council members present.*

- The Pledge of Allegiance

#### 2. APPROVE AGENDA

- Addition of 7.6 Designated Surplus Equipment

*CS/AK motion to approve the agenda with the addition of 7.6 Designated Surplus Equipment. Motion passed 4-0.*

#### 3. INTRODUCTIONS, PRESENTATIONS, PROCLAMATIONS, AWARDS, AND PUBLIC COMMENT - none

#### 4. CONSENT AGENDA

4.1. Approve minutes of October 23, 2023, City Council Workshop

4.2. Approve minutes of October 23, 2023, City Council Meeting

4.3. Approve Payment of Claims

4.4. Personnel Committee Recommendation—City Clerk-Treasurer/Finance Director

4.5. Personnel Committee Recommendation—Part-time Bus Driver

*CS/BA motion to approve the consent agenda. Motion passed 5-0.*

#### 5. PUBLIC HEARING

##### 5.1 Merger Street Special Assessment Public Hearing

##### 5.1.1 Mayor Lagergren opens the Public Hearing

- Mayor Lagergren opened the Public Hearing at 6:02pm.
- Josh Eckstein presented a power point outlining the completed project components, feasibility study comparison and final costs.
- Finishing of the final lift and restorations will be completed in spring 2024.
- City Assessment Benefit Evaluation Process was completed and adjustments to assessments were lowered based on appraisal by a third party.
- Assessments will be installation payments with taxes being collected beginning in 2024 for 10 years at bond interest rate of 6.5%.

##### 5.1.2 Public Comment

- James and Leslie Robertson confirmed payment can be made within the next 30 days before the assessment is certified with the county.

5.1.3 Motion to Close the Public Hearing

*CS/MM motion to close the public hearing. Motion passed 4-0.*

5.1.4 Council Discussion

- The Post Office property is privately owned, so it can be assessed. It was noted that the property is two separate parcels.

6. OLD BUSINESS

7. NEW BUSINESS

7.1. Resolution 2023-34 A Resolution Adopting Merger Street Improvement Project Assessment—Josh Eckstein, Bolton & Menk, Inc.

- Total amount of assessment to the eight property owners is \$139,700.36.
- Proper notification of the assessed amount and public hearing was sent to each of the property owners.
- Property owners have 30 days from today to pay the assessment in full before being certified with the county.

*CS/BA motion to approve 2023-34 Resolution Adopting Merger Street Improvement Project Assessment. Motion passed 4-0.*

7.2. Resolution 2023-35 A Resolution Receiving Feasibility Report and Calling Hearing on Improvement: Railroad Street—Josh Eckstein, Bolton & Menk, Inc.

- Railroad Street project will include new water/sanitary sewer/storm water infrastructure, curb and gutter.
- Property owners have given positive feedback for the street project, however, not the addition of a sidewalk.
- Timeline for starting the project would be driven by the LRIP bond request with potential funding assistance of \$1.5 million. Total project improvement costs are \$3.55 million.

*MM/BA motion to approve 2023-35 Resolution Receiving Feasibility Report and Calling Hearing on Improvement: Railroad Street. Motion passed 4-0.*

7.3. Call for Public Hearing WHPP—Administrator Aukrust and Josh Eckstein, Bolton & Menk, Inc.

- Wellhead Protection Plan reviews the impact of wells in town and how to protect from potential contaminates.
- Plan does not include additional needs for industrial park expansion.

*MM/CS motion to call for a public hearing on the WHPP on Monday, November 27, 2023 at 6:00pm. Motion passed 4-0.*

7.4. Snow hauling quotes—Mark Streich, PS Director

- Curfman Trucking and Repair Inc. was the only quote received.

*BA/CC motion to approve hiring Curfman Trucking & Repair Inc. for snow hauling during the 2023-2024 snow season for \$95 per hour per truck. Motion passed 4-0.*

7.5. Demolition of Hazardous Building Quote—Administrator Aukrust

- City of NYA received judgment for Summary Enforcement through District Court on September 21, 2023, to raze the building at 10 3<sup>rd</sup> Ave SE.
- All costs associated with razing of the building, including attorney's fees, will be assessed against the property.
- It was noted that the dated emblem on the building will be saved.
- Timeline for demolition is prior to winter season.
- Only one quote was received by Henning Excavating.



CS/BA motion to approve the quote received from Henning Excavating for \$24,400.00 for the demolition of 10 3<sup>rd</sup> Ave SE in the City of Norwood Young America. Motion passed 4-0.

7.6. Designated surplus equipment -Administrator Aukrust

- All equipment to be sold at the auction on December 5, 2023, has been replaced.
  - 2004 Sterling single-axle dump truck with plow equipment and sander
  - 2005 Ford F450 with dump box
  - 2000 single=axle enclosed trailer
  - 2018 Bobcat 3400 utility vehicle

CS/BA motion to designate the identified equipment as surplus to be sold at auction. Motion passed 4-0.

8. COUNCIL MEMBER / MAYOR AND STAFF REPORTS

BA – No Parks meeting last month.

CS – Planning Commission held a public hearing on November 7<sup>th</sup> for multiple ordinance amendments. Recommendations will come to the Council on November 27, 2023.

MM – EDC will be meeting in December.

CL – NYA Mfg Today event was a success with Representative's Harder and Gruenhagen in attendance.

9. ADDITIONAL INFORMATION

AA – Holiday decorations are being put up, street sweeping is occurring, and staff is working on year-end tasks.

10. ADJOURNMENT

BA/CS motion to adjourn at 6:43 p.m. Motion passed 4-0.

Respectfully submitted,

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Carol Lagergren, Mayor

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Karen Hallquist, Community & Economic Development Director



**more than a place, it's home.**

**VOUCHER LIST / CLAIMS ROSTER  
and CHECK SEQUENCE**

To Be Approved: November 27, 2023

**Payroll EFT**

Check # -  
Check # -  
Check # -

**Prepays**

Check # -  
Check # -  
Check # -  
Check # -  
Check # -  
Check # -

**Claims Pending Payment**

Check #	34809 -	34813	\$	9,796.94
Check #	34831 -	34859	\$	28,681.16
Check #	34860 -	34867	\$	40,126.79

**Voided Checks**

Check # 34823 - 34830  
Check # -  
Check # -

Grand Total (excluding voided checks) \$ 78,604.89

NORWOOD YOUNG AMERICA

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**\*Check Detail Register©**

Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
<b>10100 CHECKING</b>					
<b>1494 e</b>	11/16/23	<b>CARDMEMBER SERVICE</b>			
E 101-43100-207		Training Instructional	\$60.00		MINNESOTA FALL MAINTENANCE EXPO - GENERAL REGISTRATION
E 101-49800-330		Transportation Expense	\$38.10	000-04200-4	UNIFIED CARRIER REGISTRATION - BRACKET 1
E 101-46500-344		Marketing	\$593.87	015260	SUBWAY - MANUFACTURING DAY
E 101-41400-200		Office Supplies	\$1,299.99	11111234889	AMAZON - ERIN'S COMPUTER
E 101-41400-200		Office Supplies	\$19.97	11114425190	AMAZON - LABEL MAKER LABELS
E 101-43100-221		Repair/Maintenance Equip	\$193.00	11218761017	AMAZON - HYDRAULIC FLOOR JACK
E 101-41400-200		Office Supplies	\$117.94	11221933900	AMAZON - KITCHEN SUPPLIES
E 101-45200-210		Operating Supplies	\$44.77	11223280346	AMAZON - PET WASTE ROLL BAGS
E 101-43100-210		Operating Supplies	\$28.74	11296548061	AMAZON - PAINT BRUSHES
E 101-41400-200		Office Supplies	\$50.19	11358021487	AMAZON - WEBCAM
E 101-43100-221		Repair/Maintenance Equip	\$607.98	11400987844	AMAZON - SUPER-LED BEACON LOW DOME FLAT PERMANENT MOUNT AMBER
E 601-49400-350		Print/Publishing/Postage	\$5.40	116161	USPS - GROUND ADVANTAGE - ST. PAUL
E 101-41320-350		Print/Publishing/Postage	\$467.28	218111	USPS - EVERY DOOR DIRECT
E 101-41400-350		Print/Publishing/Postage	\$28.75	411001	USPS - PM EXPRESS 1-DAY - FLAT RATE - ST. MICHAEL
E 101-41110-433		Dues and Subscriptions	\$72.00	4836805449	GOOGLE - GOOGLE WORKSPACE BUSINESS STANDARD SUBSCRIPTION
E 101-46500-344		Marketing	\$84.75	804225	FAMILY DOLLAR - CHIPS/WATER - MANUFACTURING DAY
E 601-49400-223		Repair/Maintenance Bldg/	\$206.19	904203	NORTHERN TOOL + EQUIPMENT - GARAGE HEATER
E 101-49860-223		Repair/Maintenance Bldg/	\$269.99	FE1501	BULBS.COM - PORTABLE CONTRACTOR HEATER
E 101-41400-200		Office Supplies	\$111.06	VP_N6F6QP	VISTAPRINT - BUSINESS CARDS AND ADDRESS STAMP
		Total	\$4,299.97		
<b>34809</b>	11/27/23	<b>BLEICHNER, DAVID</b>			
E 230-49015-223		Repair/Maintenance Bldg/	\$900.00	529342	Mow & Trim - Cemeteries
E 230-49015-223		Repair/Maintenance Bldg/	\$200.00	529343	Mow & Trim Sept/Oct - Oak Grove
		Total	\$1,100.00		
<b>34810</b>	11/27/23	<b>BREMER BANK</b>			
G 101-21718		HSA ACCOUNT	\$191.68		HSA - NOVEMBER - ACCT# 912474026
		Total	\$191.68		
<b>34811</b>	11/27/23	<b>CARQUEST AUTO PARTS</b>			
E 101-43100-221		Repair/Maintenance Equip	\$40.28	5927-279937	14 GAL WIRE & PREMIUM WIRE
E 602-49450-221		Repair/Maintenance Equip	\$40.02	5927-279938	CFI-88200 AIR FOR BLOWERS
E 101-43100-221		Repair/Maintenance Equip	\$68.52	5927-279978	BACK-UP ALARM, ELEC CONNECT, ADH HANGERS, WIRE LOOM
E 101-43100-221		Repair/Maintenance Equip	\$19.49	5927-279997	DRILL BIT & COB. BIT
E 101-43100-221		Repair/Maintenance Equip	\$44.90	5927-280114	HYD HOSE, HOSE END, HOSE END 2BRAID
E 101-43100-221		Repair/Maintenance Equip	\$9.18	5927-280115	GRDNG WHL4
E 101-43100-221		Repair/Maintenance Equip	\$12.95	5927-280116	CTNG WHL3 & CTNG WHL4
E 101-43100-221		Repair/Maintenance Equip	\$55.94	5927-280124	HYD HOSE, HOSE END, HOSE END 2BRAID, BRAKE CLEAN

NORWOOD YOUNG AMERICA

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**\*Check Detail Register©**

Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
Total			\$291.28		
<b>34812</b>	11/27/23	<b>CARVER COUNTY</b>			
E 101-43100-310		Other Professional Servic	\$1,900.99	INTINV-400	2023 3RD QUARTER GIS SHARED POSITION COST AND MLEAGE
E 101-45200-310		Other Professional Servic	\$1,140.59	INTINV-400	2023 3RD QUARTER GIS SHARED POSITION COST AND MLEAGE
E 601-49400-310		Other Professional Servic	\$2,281.20	INTINV-400	2023 3RD QUARTER GIS SHARED POSITION COST AND MLEAGE
E 602-49450-310		Other Professional Servic	\$2,281.20	INTINV-400	2023 3RD QUARTER GIS SHARED POSITION COST AND MLEAGE
Total			\$7,603.98		
<b>34813</b>	11/27/23	<b>CARVERLINK - CARVER CO BROADBA</b>			
E 101-41940-321		Telephone	\$25.00	3400	INTERNET - AUG
E 601-49400-321		Telephone	\$80.00	3400	INTERNET - AUG
E 602-49450-321		Telephone	\$40.00	3400	INTERNET - AUG
E 101-42200-321		Telephone	\$80.00	3400	INTERNET - AUG
E 101-41940-321		Telephone	\$40.00	3400	INTERNET - AUG
E 101-41300-321		Telephone	\$6.00	3400	INTERNET - AUG
E 101-41320-321		Telephone	\$6.00	3400	INTERNET - AUG
E 101-41400-321		Telephone	\$6.00	3400	INTERNET - AUG
E 101-46500-321		Telephone	\$2.00	3400	INTERNET - AUG
E 101-42100-321		Telephone	\$10.00	3400	INTERNET - AUG
E 101-45500-321		Telephone	\$10.00	3400	INTERNET - AUG
E 101-41940-321		Telephone	\$25.00	3421	INTERNET - SEPT
E 601-49400-321		Telephone	\$80.00	3421	INTERNET - SEPT
E 602-49450-321		Telephone	\$40.00	3421	INTERNET - SEPT
E 101-42200-321		Telephone	\$80.00	3421	INTERNET - SEPT
E 101-41940-321		Telephone	\$40.00	3421	INTERNET - SEPT
E 101-41300-321		Telephone	\$6.00	3421	INTERNET - SEPT
E 101-41320-321		Telephone	\$6.00	3421	INTERNET - SEPT
E 101-41400-321		Telephone	\$6.00	3421	INTERNET - SEPT
E 101-46500-321		Telephone	\$2.00	3421	INTERNET - SEPT
E 101-42100-321		Telephone	\$10.00	3421	INTERNET - SEPT
E 101-45500-321		Telephone	\$10.00	3421	INTERNET - SEPT
Total			\$610.00		
<b>34814</b>	11/27/23	<b>CENTERPOINT ENERGY</b>			
E 602-49450-383		Gas Utilities	\$65.61		GAS UTILITIES
Total			\$65.61		
<b>34815</b>	11/27/23	<b>CENTRAL FIRE PROTECTION, INC</b>			
E 101-43100-223		Repair/Maintenance Bldg/	\$103.20	47433	ANNUAL FIRE EXTINGUISHERS CERTIFICATION
E 601-49400-223		Repair/Maintenance Bldg/	\$239.67	47433	ANNUAL FIRE EXTINGUISHERS CERTIFICATION
E 602-49450-223		Repair/Maintenance Bldg/	\$239.68	47433	ANNUAL FIRE EXTINGUISHERS CERTIFICATION
E 101-43100-223		Repair/Maintenance Bldg/	\$451.65	47433	ANNUAL FIRE EXTINGUISHERS CERTIFICATION
Total			\$1,034.20		

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Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
<b>34816</b>	11/27/23	<b>CITIZENS BANK MN</b>			
G 101-21718		HSA ACCOUNT	\$375.00		HSA - NOVEMBER - ACCT# 68474611
		Total	\$375.00		
<b>34817</b>	11/27/23	<b>CITIZENS STATE BANK HSA ACCTS</b>			
G 101-21718		HSA ACCOUNT	\$525.00		HSA - NOVEMBER - ACCT# 8702891
		Total	\$525.00		
<b>34818</b>	11/27/23	<b>CITY OF WACONIA</b>			
E 101-43100-437		Maintenance Contract	\$35,129.92	896	SWEEPER LEASE PAYMENT YEAR 2 OF 6
		Total	\$35,129.92		
<b>34819</b>	11/27/23	<b>DELTA DENTAL</b>			
G 101-21714		Dental Insurance	\$1,038.76	CNS0001403	PREMIUM
		Total	\$1,038.76		
<b>34820</b>	11/27/23	<b>DIETEL, DELORES</b>			
E 601-49400-432		Refund	\$44.15		UTILITY BILLING REIMBURSEMENT
E 602-49450-432		Refund	\$44.15		UTILITY BILLING REIMBURSEMENT
		Total	\$88.30		
<b>34821</b>	11/27/23	<b>DOOR POWER INC</b>			
E 601-49400-223		Repair/Maintenance Bldg/	\$1,870.00	24686	COMMERCIAL TROLLEY TYPE GARAGE DOOR OPENER INSTALLED
		Total	\$1,870.00		
<b>34831</b>	11/27/23	<b>GOPHER STATE ONE-CALL</b>			
E 601-49400-223		Repair/Maintenance Bldg/	\$31.72	3070646-IN	LOCATES
E 602-49450-223		Repair/Maintenance Bldg/	\$31.73	3070646-IN	LOCATES
E 601-49400-223		Repair/Maintenance Bldg/	\$43.87	3100647-IN	LOCATES
E 602-49450-223		Repair/Maintenance Bldg/	\$43.88	3100647-IN	LOCATES
E 601-49400-223		Repair/Maintenance Bldg/	(\$16.20)	OVRPYMT-P	LOCATES
E 602-49450-223		Repair/Maintenance Bldg/	(\$16.20)	OVRPYMT-P	LOCATES
		Total	\$118.80		
<b>34832</b>	11/27/23	<b>HAWKINS INC</b>			
E 101-49860-216		Chemicals and Chem Pro	\$30.00	6625191	CHLORINE CYLINDER
E 601-49400-216		Chemicals and Chem Pro	\$40.00	6625646	CHLORINE CYLINDER
E 602-49450-216		Chemicals and Chem Pro	\$30.00	6625697	CHLORINE CYLINDER & SULFUR DIOXIDE CYLINDER
		Total	\$100.00		
<b>34833</b>	11/27/23	<b>KNIFE RIVER CORPORATION</b>			
E 101-43100-223		Repair/Maintenance Bldg/	\$956.50	1040154	120 SW 4TH ST NYA
		Total	\$956.50		
<b>34834</b>	11/27/23	<b>KROELLS, LAVONNE</b>			
E 830-45250-470		Donation Expense	\$32.64	00461B	SENIOR CENTER EXPENSES - FRESH MARKET
E 830-45250-470		Donation Expense	\$136.74	012048	SENIOR CENTER EXPENSES - SUBWAY
E 830-45250-470		Donation Expense	\$11.61	8950887	SENIOR CENTER EXPENSES - KWIK TRIP
		Total	\$180.99		

NORWOOD YOUNG AMERICA

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**\*Check Detail Register©**

Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
<b>34835</b>	11/27/23	<b>LANO EQUIPMENT OF NORWOOD, INC</b>			
E 101-43100-221		Repair/Maintenance Equip	\$6.20	92374	SCREW SET, CONN LINK, JAM
		Total	\$6.20		
<b>34836</b>	11/27/23	<b>MAYER LUMBER CO. INC.</b>			
E 101-45200-223		Repair/Maintenance Bldg/	\$17.52	238373	SHIFTUNGSFEST SHED - TREATED 2X4
E 101-45200-223		Repair/Maintenance Bldg/	\$1,003.34	238374	SHIFTUNGSFEST SHED - TREATED 2X4, SMAR FINISH 4X8, BOX NAILS, SPRUCE 2X4, TEXT SIDING, SFL ADHESIVE
		Total	\$1,020.86		
<b>34837</b>	11/27/23	<b>CHAD BUESGENS</b>			
E 101-45500-223		Repair/Maintenance Bldg/	\$5,960.00	293	COOLING CHANGE OUT
E 601-49400-223		Repair/Maintenance Bldg/	\$600.00	294	REZNOR CIRCUIT BOARD
		Total	\$6,560.00		
<b>34838</b>	11/27/23	<b>METRO FIBERNET LLC</b>			
E 101-41940-321		Telephone	\$151.76		PHONE
E 601-49400-321		Telephone	\$60.70		PHONE
E 602-49450-321		Telephone	\$60.70		PHONE
E 101-42200-321		Telephone	\$60.70		PHONE
E 101-43100-321		Telephone	\$42.49		PHONE
E 101-45200-321		Telephone	\$18.21		PHONE
E 101-49860-321		Telephone	\$30.35		PHONE
E 101-41940-321		Telephone	\$91.05		PHONE
E 101-41300-321		Telephone	\$32.56		PHONE
E 101-41320-321		Telephone	\$32.56		PHONE
E 101-41400-321		Telephone	\$32.56		PHONE
E 101-41940-321		Telephone	\$36.24		PHONE
E 101-46500-321		Telephone	\$10.85		PHONE
E 101-42100-321		Telephone	\$54.26		PHONE
E 101-45500-321		Telephone	\$54.26		PHONE
		Total	\$769.25		
<b>34839</b>	11/27/23	<b>MID-COUNTY CO-OP OIL ASSN</b>			
E 101-43100-212		Motor Fuels	\$1,739.20	58918	WINTER DIESEL DYED W/ST
		Total	\$1,739.20		
<b>34840</b>	11/27/23	<b>MINI BIFF</b>			
E 101-45200-418		Other Rentals (Biffs)	\$147.90	A-145461	RENT-SEASONAL-LIBERTY BLUE-HC - LEGION PARK
		Total	\$147.90		
<b>34841</b>	11/27/23	<b>MN VALLEY ELECTRIC COOPERATIVE</b>			
E 603-49500-381		Electric Utilities	\$123.20		13150 TACOMA AVE PUMP - ACCT# 337411311
E 602-49450-381		Electric Utilities	\$42.48		LIFT STATION - ACCT# 778260400
		Total	\$165.68		
<b>34842</b>	11/27/23	<b>NAPA - STAR Group, LLC</b>			
E 101-43100-221		Repair/Maintenance Equip	\$55.57	361872	REDUCER SLEEVE & SOLENOID
E 101-43100-221		Repair/Maintenance Equip	\$40.26	361912	SPIN-ON FLUID FILTER & RAGS IN A BOX

NORWOOD YOUNG AMERICA

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Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
Total			\$95.83		
<b>34843</b>	11/27/23	<b>NORTHWOODS BANK</b>			
G 101-21718		HSA ACCOUNT	\$241.68		HSA - NOVEMBER - ACCT# 202861
Total			\$241.68		
<b>34844</b>	11/27/23	<b>NORWOOD ELECTRIC INC</b>			
E 101-49860-223		Repair/Maintenance Bldg/	\$654.00	17845	WIRE HEATER - BA350 BREAKER
Total			\$654.00		
<b>34845</b>	11/27/23	<b>OPTUM BANK</b>			
G 101-21718		HSA ACCOUNT	\$289.34		HSA - NOVEMBER - ACCT# 30200095600
Total			\$289.34		
<b>34846</b>	11/27/23	<b>SECURITY BANK &amp; TRUST</b>			
G 101-21718		HSA ACCOUNT	\$319.68		HSA - NOVEMBER - ACCT# 40020
G 101-21718		HSA ACCOUNT	\$575.00		HSA - NOVEMBER - ACCT# 109049
Total			\$894.68		
<b>34847</b>	11/27/23	<b>Security Bank &amp; Trust-Cologne</b>			
G 101-21718		HSA ACCOUNT	\$475.00		HSA - NOVEMBER - ACCT# 112483
G 101-21718		HSA ACCOUNT	\$375.00		HSA - NOVEMBER - ACCT# 00112475
Total			\$850.00		
<b>34848</b>	11/27/23	<b>R.E. SMITH OIL &amp; TIRE CO., INC</b>			
E 101-42200-212		Motor Fuels	\$66.00	168156	GAS - FIRE COMMAND 1 RED TAHOE
E 101-42200-212		Motor Fuels	\$76.70	168199	GAS - FIRE COMMAND 1
E 101-42200-430		Miscellaneous	\$78.00	168284	PIZZA - FIRE DEPT.
E 101-49800-212		Motor Fuels	\$113.70	168295	GAS - BUS
E 101-43100-212		Motor Fuels	\$95.83	168341	GAS
E 101-42200-212		Motor Fuels	\$70.00	168417	GAS - FIRE
E 101-42200-212		Motor Fuels	\$143.23	168443	GAS - FIRE RESCUE 11
E 101-42200-212		Motor Fuels	\$37.49	168448	GAS - FIRE
E 101-42200-212		Motor Fuels	\$45.00	168466	GAS - FIRE T-21
E 101-42200-212		Motor Fuels	\$56.20	168526	GAS - FIRE COMMAND 1
Total			\$782.15		
<b>34849</b>	11/27/23	<b>SOUTH POINT FINANCIAL</b>			
G 101-21718		HSA ACCOUNT	\$375.00		HSA - NOVEMBER - ACCT# 1002132627
Total			\$375.00		
<b>34850</b>	11/27/23	<b>Squires, Waldspurger, &amp; Mace, P.A.</b>			
E 101-41500-304		Legal Fees	\$916.50	18710	MISCELLANEOUS
E 101-41500-304		Legal Fees	\$2,690.50	18710	MASONIC LODGE HAZARDOUS BUILDING
E 101-41500-304		Legal Fees	\$585.00	18710	2023 PUBLIC WORKS NEGOTIATIONS
E 101-41500-304		Legal Fees	\$175.50	18710	522 FAXON ROAD CODE ISSUE
Total			\$4,367.50		
<b>34851</b>	11/27/23	<b>SUN LIFE ASSURANCE COMPANY</b>			
G 101-21707		Disability Insurance	\$1,468.60		STD/LTD INSURANCE
Total			\$1,468.60		

NORWOOD YOUNG AMERICA

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Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
<b>34852</b>	11/27/23	<b>UNITED FARMERS CO-OP</b>			
E 101-45200-221		Repair/Maintenance Equip	\$55.00	1-578491	TANK RENTAL
		Total	\$55.00		
<b>34853</b>	11/27/23	<b>ULINE</b>			
E 101-43100-211		Personal Protection Equip	\$384.84	168074906	ORANGE GLOVES & FIRST AID KITS
		Total	\$384.84		
<b>34854</b>	11/27/23	<b>UMB Bank</b>			
G 101-21718		HSA ACCOUNT	\$375.00		HSA - NOVEMBER - ACCT# 9812389523
		Total	\$375.00		
<b>34855</b>	11/27/23	<b>UNUM LIFE INSURANCE CO</b>			
G 101-21715		Life Ins	\$206.19		LIFE INSURANCE
		Total	\$206.19		
<b>34856</b>	11/27/23	<b>VICKERMAN COMPANY</b>			
E 101-45200-223		Repair/Maintenance Bldg/	\$105.75	SI-7906013	PAVILION - RED LED ROPE LIGHT
E 101-45200-223		Repair/Maintenance Bldg/	\$531.65	SO-353177	SOCKET WIRE, FACETED LED WARM WHITE BULBS, & RED NYLON OUTDOOR BOWS
		Total	\$637.40		
<b>34857</b>	11/27/23	<b>WEX BANK</b>			
E 601-49400-212		Motor Fuels	\$48.50	183930	FUEL
E 602-49450-212		Motor Fuels	\$48.50	183930	FUEL
E 601-49400-212		Motor Fuels	\$62.11	191663	FUEL
E 602-49450-212		Motor Fuels	\$62.11	191663	FUEL
E 601-49400-212		Motor Fuels	\$64.50	210545	FUEL
E 602-49450-212		Motor Fuels	\$64.50	210545	FUEL
E 601-49400-212		Motor Fuels	\$41.50	216237	FUEL
E 602-49450-212		Motor Fuels	\$41.50	216237	FUEL
E 601-49400-212		Motor Fuels	\$71.00	92426082	FUEL
E 602-49450-212		Motor Fuels	\$71.00	92426082	FUEL
		Total	\$575.22		
<b>34858</b>	11/27/23	<b>WSB</b>			
E 101-41320-305		Other Professional Fees	\$2,066.00	R-021231-00	2023 PLANNING SERVICES
		Total	\$2,066.00		
<b>34859</b>	11/27/23	<b>XCEL ENERGY</b>			
E 601-49400-381		Electric Utilities	\$2,597.35	851971331	ELECTRICAL UTILITIES
		Total	\$2,597.35		
		<b>10100</b>	<b>\$82,904.86</b>		



NORWOOD YOUNG AMERICA

**\*Check Detail Register©**

Batch: 112723PAY

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
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**Fund Summary**

**10100 CHECKING**

101 GENERAL FUND			\$69,818.15		
230 FOREST HILL CEMETERY			\$1,100.00		
601 WATER FUND			\$8,451.66		
602 SEWER FUND			\$3,230.86		
603 STORM WATER UTILITY			\$123.20		
830 DONATIONS			\$180.99		
			\$82,904.86		



DATE: October 23, 2023  
TO: Honorable Mayor Lagergren and Members of the City Council  
FROM: Andrea Aukrust, City Administrator  
RE: Personnel Committee Recommendation

---

Paul Dhoore submitted his two-week notice on November 17, 2023. It is the recommendation of the personnel committee to accept his resignation. His last day will be on December 1, 2023. Upon their departure, an employee in good standing is eligible to receive payment for any remaining PTO accrued.

**RECOMMENDATION:**

**Consent Agenda Item:**

A motion to approve the resignation of Paul Dhoore effective December 1, 2023.

*Norwood Young America*



TO: Honorable Mayor Lagergren and City Council Members  
FROM: Andrea Aukrust, City Administrator  
DATE: November 27, 2023  
RE: Public Utilities Lead Job Posting

---

The Personnel Committee requests approval to post for the open Public Utilities Lead job posting.

- The position will be posted for two weeks or until the desired candidate is selected and the position is filled
- The Personnel Committee recommendation will come before the council for approval

**Recommendation:**

**Consent Agenda Item**

**Motion to approve the posting of the Public Utilities Lead position.**

*Norwood Young America*



**TO:** Honorable Mayor Lagergren and City Council Members  
**FROM:** Andrea Aukrust, City Administrator  
**DATE:** November 27, 2023  
**RE:** Resolution 2023-36 Wellhead Protection Policy and Approval of Plan (Part 2)

---

Enclosed for your review are the memo and presentation for the public hearing from Bolton & Menk and Resolution 2023-36 Wellhead Protection Policy and Approval of Plan (Part 2).

This Part 2 WHPP addresses information from the MN Rules 4720 but does not require all sections due to the DWSMA's low vulnerability. The following information is included in the Part 2 WHPP:

- Data elements and assessments;
- Delineation and vulnerability;
- Potential contaminant sources;
- Impacts of changes on the public water supply well;
- Issues, problems and opportunities, including potential contaminant sources;
- Wellhead protection goals, objectives and action plans;
- Program evaluation; and
- Alternative water supply/contingency strategy.

**Recommended Motion:**

**Motion to approve Resolution 2023-36 Wellhead Protection Policy and Approval of Plan (Part 2).**

*Norwood Young America*



**BOLTON  
& MENK**

Real People. Real Solutions.

7533 Sunwood Drive NW  
Suite 206  
Ramsey, MN 55303-5119

Ph: (763) 433-2851  
Fax: (763) 427-0833  
Bolton-Menk.com

## MEMORANDUM

November 20, 2023

To: Norwood Young America City Council  
From: Angie Smith, Senior Environmental Planner  
RE: NYA Part 2 Wellhead Protection Plan Public Hearing

The City of Norwood Young America (NYA) Wellhead Protection Plan (WHPP) addresses the two municipal water supply wells' vulnerability and strategies to mitigate potential contaminants that could impact the public water supply. This WHPP was prepared in accordance with the applicable portions of the State of Minnesota Wellhead Protection Rules: Minnesota Rules 4720. The overall goal of NYA's Wellhead Protection Plan is to promote public health, economic development and community infrastructure by maintaining a safe drinking water supply for the community, now and into the future.

In the Part 1 WHPP, the confirmation of the Wellhead Protection Area (WHPA), the Drinking Water Supply Management Area (DWSMA), vulnerability of the wells, and vulnerability status of the aquifer in which the city's well is located was completed by LRE Water and approved by the Minnesota Department of Health (MDH).

The total DWSMA area is approximately 254 acres, with the majority of the land-based area within the city limits. The two lakes, Braunworth and Young America, are located in Young America Township, Carver County, MN. The DWSMA was delineated in 2023 and this is the city's first WHPP.

The NYA groundwater supply is obtained from one primary well, Well #2 (Unique No. 132256), with Well #3 (Unique No. 482765) available for emergency purposes. Well #2, which reaches 943 feet, is in the Wonewoc-Mt. Simon sandstone aquifer. The low vulnerability of the city's DWSMA is based on geologic sensitivity ratings and available chemistry data for the primary Well #2. While the emergency well, Well #3, is also addressed as part of this WHPP it was not technically included in the vulnerability assessment.

As a result of the low vulnerability status, the city's DWSMA is not highly susceptible to contaminant threats, although protecting the wells will be addressed in the Part 2 WHPP.

Management strategies to protect the city's public wells focus on actions the city, along with the wellhead protection team, can facilitate during the next 10 years. These strategies incorporate the following areas of concern: Inner Wellhead Management Zone; Transportation Corridors; Surface Water Discharges; and Wells.

This Part 2 WHPP addresses information from the MN Rules 4720 but does not require all sections due to the DWSMA's low vulnerability. The following information is included in the Part 2 WHPP:

- Data elements and assessments;
- Delineation and vulnerability;
- Potential contaminant sources;
- Impacts of changes on the public water supply well;
- Issues, problems and opportunities, including potential contaminant sources;

- Wellhead protection goals, objectives and action plans;
- Program evaluation; and
- Alternative water supply/contingency strategy.

The Wellhead Protection Team intends to coordinate with Carver County and other local and state agencies to manage land use within the DWSMA to the extent practicable. Through increased public awareness, the city of NYA can establish habits to decrease the potential for future water issues and the community can continue to enjoy the current quality of water it has come to expect.

The following Public Hearing presentation will provide an overview of the Part 2 WHPP and provide an opportunity for the City Council and public constituents to ask questions regarding the WHPP information and the proposed implementation actions.

Following the Public Hearing, final document updates will be completed, and the city can anticipate submitting the final Part 2 WHPP to the Minnesota Department of Health (MDH) no later than December 1, 2023. MDH will then have 90 days to complete its review process and will provide either an approval or a disapproval notification no later than March 1, 2024. Should a disapproval notice be received, Bolton & Menk will make any necessary updates or corrections and provide this for the city to resubmit in a timely manner.

Thank you for your attention to this Part 2 WHPP and the city's wellhead protection program.

**CITY OF NORWOOD YOUNG AMERICA  
of Carver County, Minnesota  
RESOLUTION 2023-36**

**WELLHEAD PROTECTION POLICY AND  
APPROVAL OF PLAN (PART 2)**

**PREAMBLE:**

**Statement of Purpose**

The purpose of this resolution is to approve the Wellhead Protection Plan amendment for Norwood Young America's drinking water wells, which has been presented to the City of Norwood Young America.

**Background**

Groundwater is an essential source of fresh water for the public water supply system of the City of Norwood Young America.

Virtually any activity on the surface of the ground which involves hazardous substances may contaminate the groundwater. Once polluted, groundwater is difficult, and sometimes impossible, to clean. The natural microorganisms that help break down some pollutants on the surface of the ground and in the topsoil layers are not present (or not present in sufficient quantities) in groundwater. The slow rates of groundwater flow, ranging from one foot per day to one foot in fifty years, limit dilution or dispersal of contaminants. Groundwater contaminated by today's land uses and activities may remain contaminated for hundreds of years.

The State Of Minnesota Department of Health Wellhead Protection Program is requiring all public water suppliers to develop local wellhead protection programs. A complete program submission includes the following key elements:

1. Identification of roles and responsibilities
2. Assessment of data elements
3. Delineation of Wellhead Protection Area(s)
4. Vulnerability assessment
5. Identification of potential sources of contamination
6. Establishment of management strategies for the Wellhead Protection Area
7. Evaluation program
8. Water supply contingency strategy
9. Review and comment by the public
10. Implementation of the Wellhead Protection Plan
11. Resolution of disputes
12. Enforcement

As defined by the Federal Safe Drinking Water Act, the wellhead protection area is "the surface and subsurface area surrounding a water well or wellfield, supplying a public water system, through which contaminants are reasonably likely to move toward and reach such water well or well field." In order to develop a wellhead protection plan, each of the twelve (12) above-mentioned elements must be addressed. The City has addressed all twelve elements.

**RESOLUTION:**

- WHEREAS,** the City of Norwood Young America recognizes the importance of its groundwater supply as a natural resource used for drinking; and
- WHEREAS,** it is within the responsibility of the City of Norwood Young America, as a public water supplier, to consider the health, safety, and welfare of its customers; and
- WHEREAS,** the protection of current and potential future sources of groundwater used for drinking water is worthwhile from the standpoint of resource protection; and
- WHEREAS,** the City of Norwood Young America has been presented and has reviewed a plan from the Norwood Young America wellhead protection team which details the locations of the potential contaminant sources within the wellhead protection area, identifies goals, opportunities, and action measures to address potential risks to groundwater quality, a plan to evaluate WHP plan implementation efforts by the City of Norwood Young America, and an Emergency/Contingency Plan in the event of a water system disruption.

**NOW THEREFORE BE IT RESOLVED** that the City of Norwood Young America does hereby agree to take action to protect their drinking water supply wells, and this has been determined in compliance with the State of Minnesota Wellhead Protection Program; and

**BE IT ALSO RESOLVED** that the City of Norwood Young America does hereby agree that the Wellhead Protection Plan developed for the aforementioned Wellhead Protection Area, Drinking Water Supply Management Area for the Norwood Young America wells, and water supply aquifer is correct and accurate according to the best available information and will be submitted to the Minnesota Department of Health as the governing authority for review and approval; and

**BE IT FURTHER RESOLVED** that the City of Norwood Young America does hereby agree to continue the wellhead protection planning process by implementing the plan which focuses resources on reaching the goals, objectives, and management actions to address contaminants of concern in addition to maintaining an effective Plan Evaluation Program and Emergency/Contingency Plan.

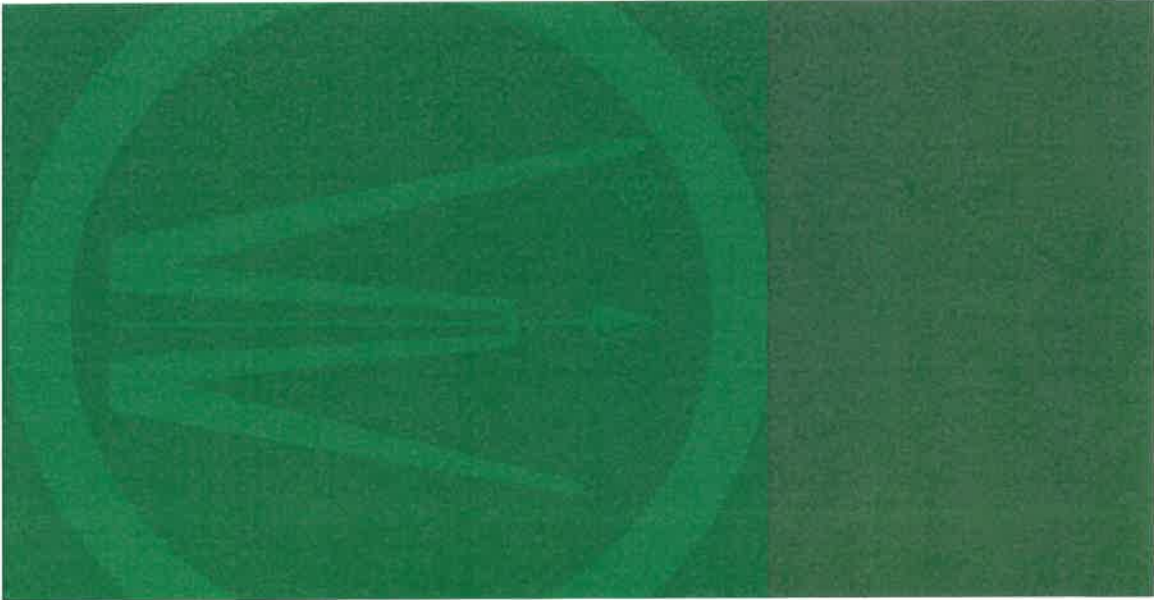
Adopted this 27th day of NOVEMBER, 2023

\_\_\_\_\_  
Mayor Lagergren

Attest:

\_\_\_\_\_  
Andrea Aukrust, City Administrator





more than a place. it's home.

# Wellhead Protection Plan – Part 2

Public Hearing

November 27, 2023

Angie Smith, Senior Environmental Planner

Josh Eckstein, Principal Engineer



Bolton-Menk.com

# Agenda

---

- WHPP Process
- WHP Overview
- DWSMA
- Data Elements and Assessment
- PCSI
- IWMZ
- Land & Water Use Changes
- Issues & Opportunities
- Goals & Objectives
- Action Plan
- WHP Partners

## Acronyms

- DWSMA – Drinking Water Supply Management Area
- IWMZ – Inner Wellhead Management Zone
- LGU – Local Government Unit(s)
- MDH – Minnesota Department of Health
- MRWA – Minnesota Rural Water Association
- PCSI – Potential Contaminant Source Inventory
- SWCD – Soil and Water Conservation District
- WHPA – Wellhead Protection Area
- WHPP – Wellhead Protection Plan
- WHP Team – Wellhead Protection Team
- WMO – Watershed Management Organization

# WHPP Process

Follow MN Rules 4720.5340, 5350, 5360

- Review Part 1 and Updated DWSMA
- Assess Data Elements
- Identify PCSI based on vulnerability
- Review Issues and Opportunities
- Confirm WHP Goals
- Develop Objectives, Priorities and Action Plan
- Submit for LGU 60-Day Review Period
- Hold Public Hearing
- Update WHPP Part 2
- Submit to MDH for 90-Day Review
- Implement Action Plan



Timeline: **WHPP DUE May 1, 2024**

Action Item	Date
Scoping 2 Meeting	March 27, 2023
Scoping 2 Letter Received	March 28, 2023
Part 2 Plan Submitted to LGUs	September 15, 2023
Part 2 Comments Due	November 15, 2023
Public Hearing	November 27, 2023
Part 2 Submitted to MDH	December 1, 2023
Final WHP Plan Approval	March 1, 2024 (Anticipated)

# Wellhead Protection Overview



## WELLHEAD PROTECTION MANAGER

**NAME** Paul Dhoore  
City of Norwood Young America Utilities Lead  
**ADDRESS** 310 Elm Street West – PO Box 59 Norwood  
Young America, MN 55368

## GENERAL INFORMATION

**UNIQUE WELL NUMBERS:** Primary - Well #2 (Unique Number: 132256)  
Emergency - Well #3 (Unique Number: 482765)  
**COUNTY:** Carver  
**POPULATION SERVED:** 4,008  
**SERVICE CONNECTIONS:** 1,379



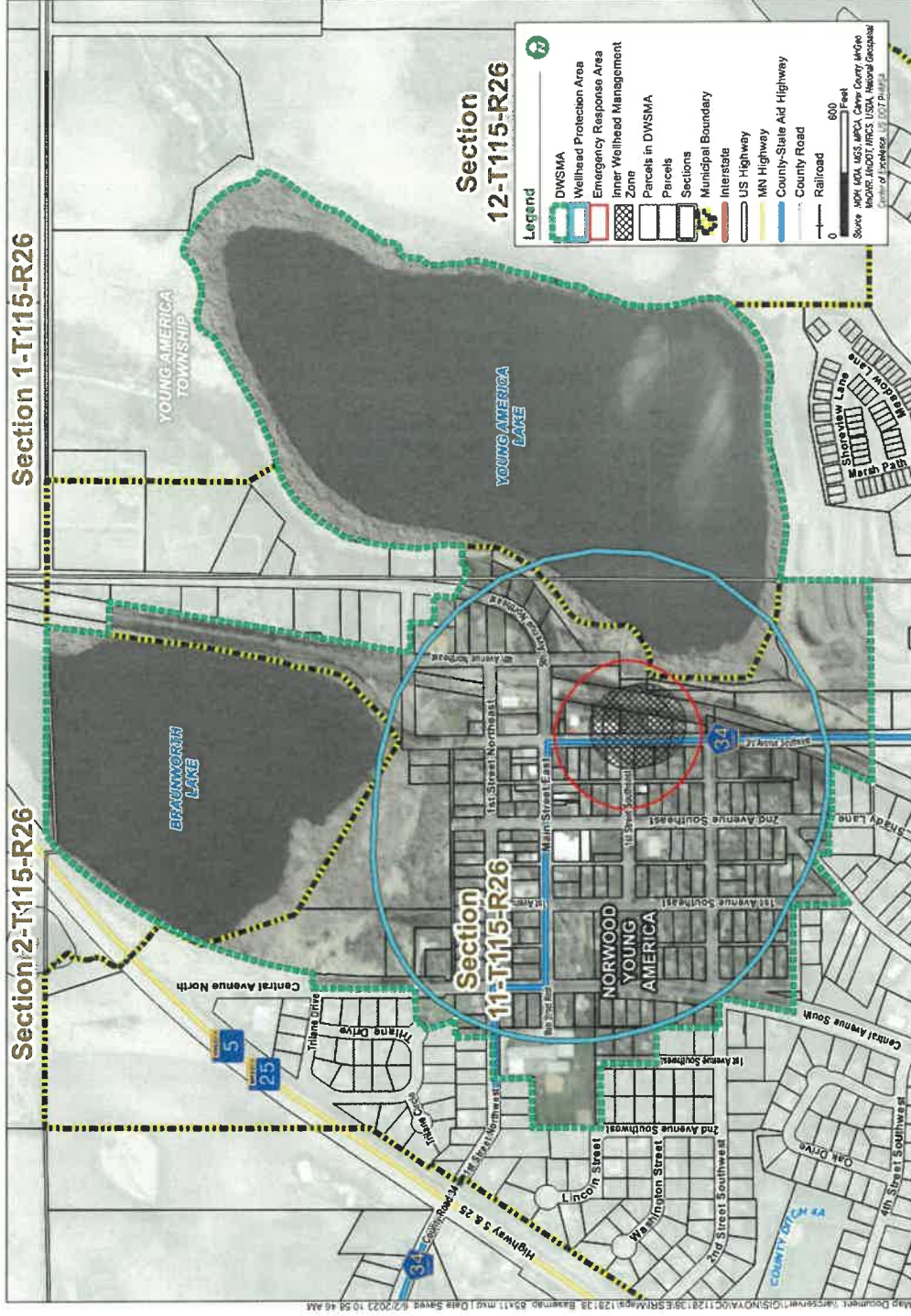
Bolton-Menk.com

# Drinking Water Supply Management Area



Wellhead Protection Plan  
City of Norwood Young America

Basemap  
June 2023



# Data Elements and Assessment

## Water Resources

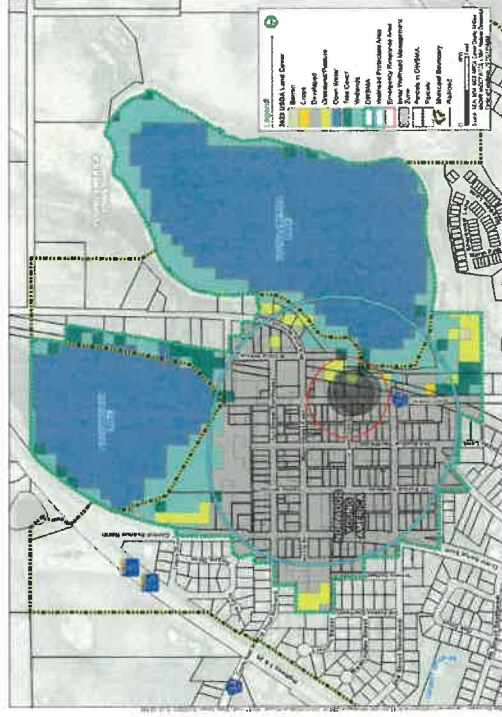
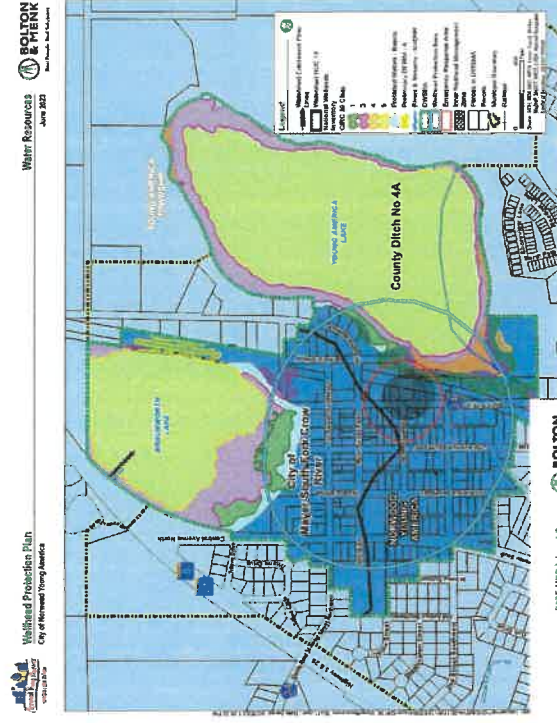
- Watersheds: South Fork Crow River, County Ditch Number Four A
- Young America and Braunworth Lakes
- Carver County Water Management Organization

## Land Use and Zoning within DWSMA

- Land Cover: Mostly Developed and Open Water Areas
- Zoning: Mostly Agriculture and Residential
- Future Land Use: Mostly Residential, Park and Open Water

## Geology and Groundwater

- Wonewoc-Mt Simon Aquifer
- Groundwater Quantity
  - Primary Well #2 5-Year Average = 90,568,200 GPY
  - Emergency Well #3 5-Year Average = 4,608,800 GPY
  - Appropriations = 135 MGY
- Groundwater Quality
  - Not vulnerable



# Potential Contaminant Sources

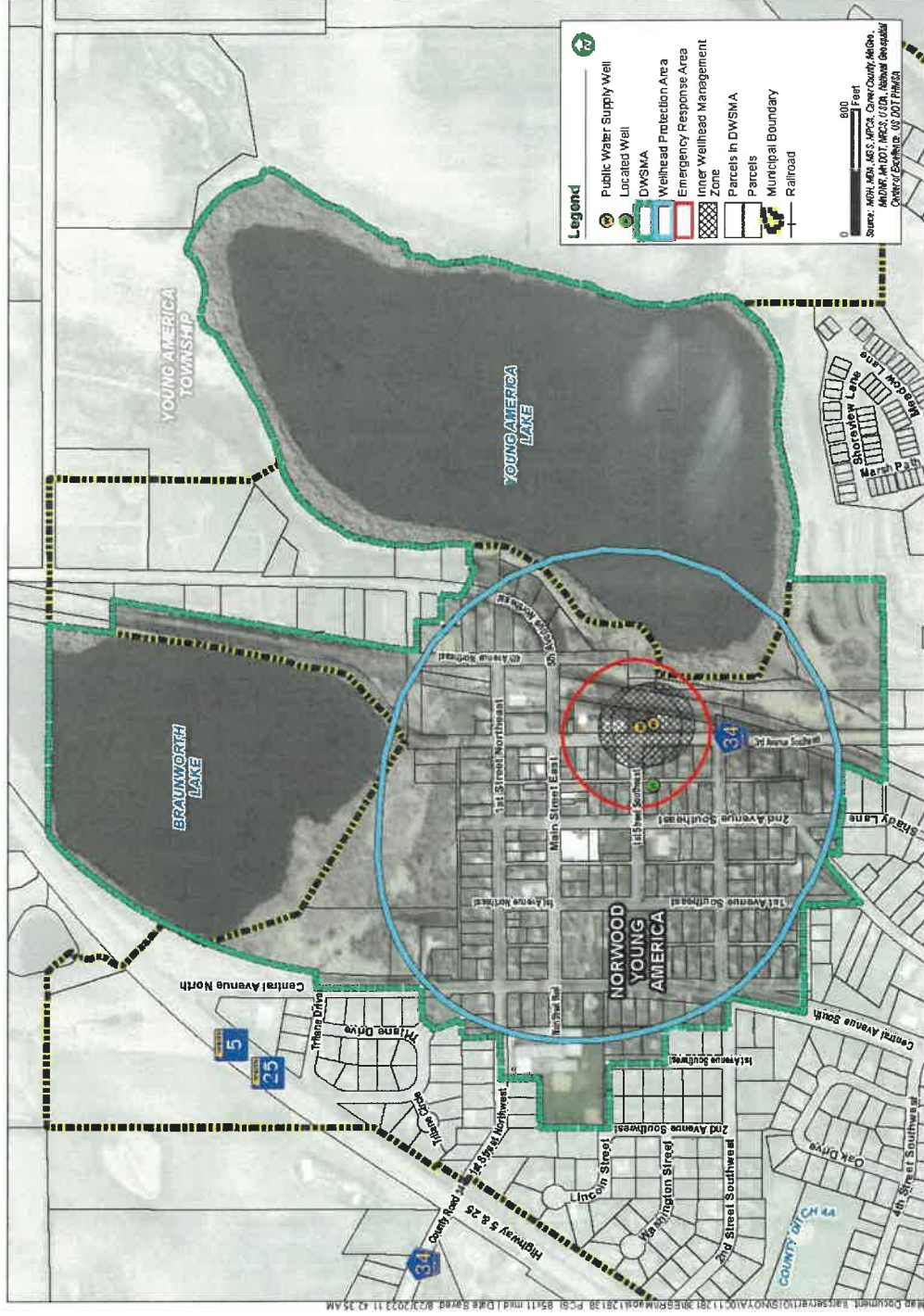
Public Water Supply Wells = 2

Unlocated Well = 1



Wellhead Protection Plan  
City of Norwood Young America

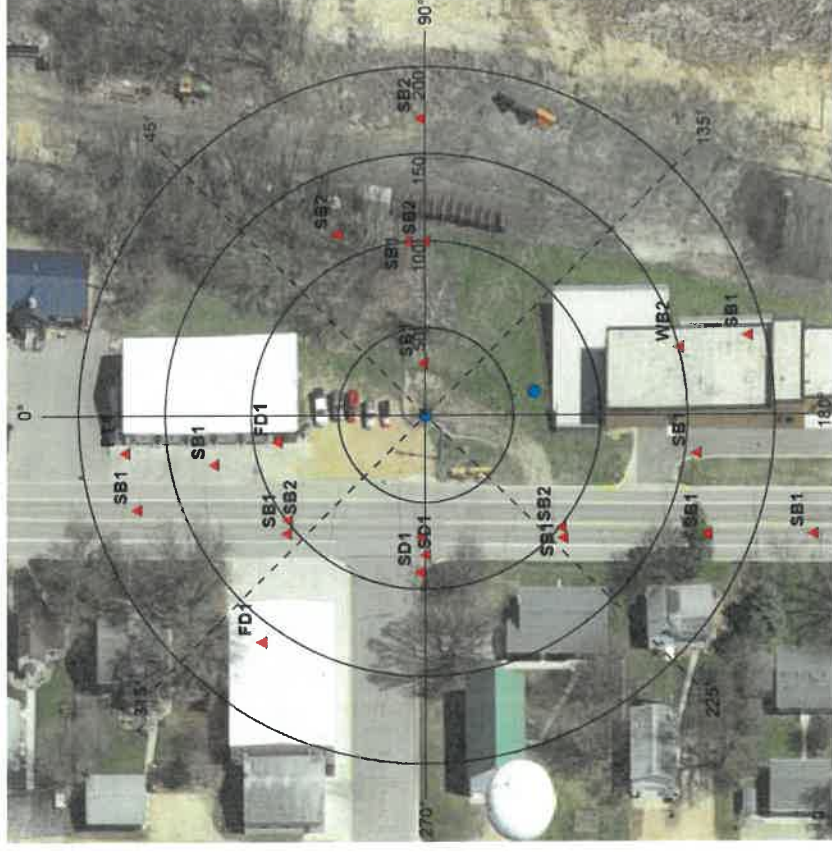
PCSI Map  
August 2023



# Inner Wellhead Management Zone

Survey of potential contaminant sources within 200' of a public water supply well

- FD1 – Floor drain, grate, or trough connected to buried sewer
- SB1- Sewer, buried, approved materials, tested, serving 1-bldg, or 2 or less SF residences
- SB2- Sewer, buried, approved materials, tested, serving a facility handling infections pr pathological wastes open jointed or unapproved
- WB2 – Water treatment backwash holding basin, reclaim basin, or surge tank with a direct sewer connection
- SD1 – Storm water drain pipe, 8 inches or greater in diameter
- WEL – Operating well
- PT4 – Petroleum tank or container not buried between 56 and 1100 gal





# Anticipated Land and Water Use Changes



Future Land Use  
June 2023



## Physical Environment

- No anticipated changes

## Land Use

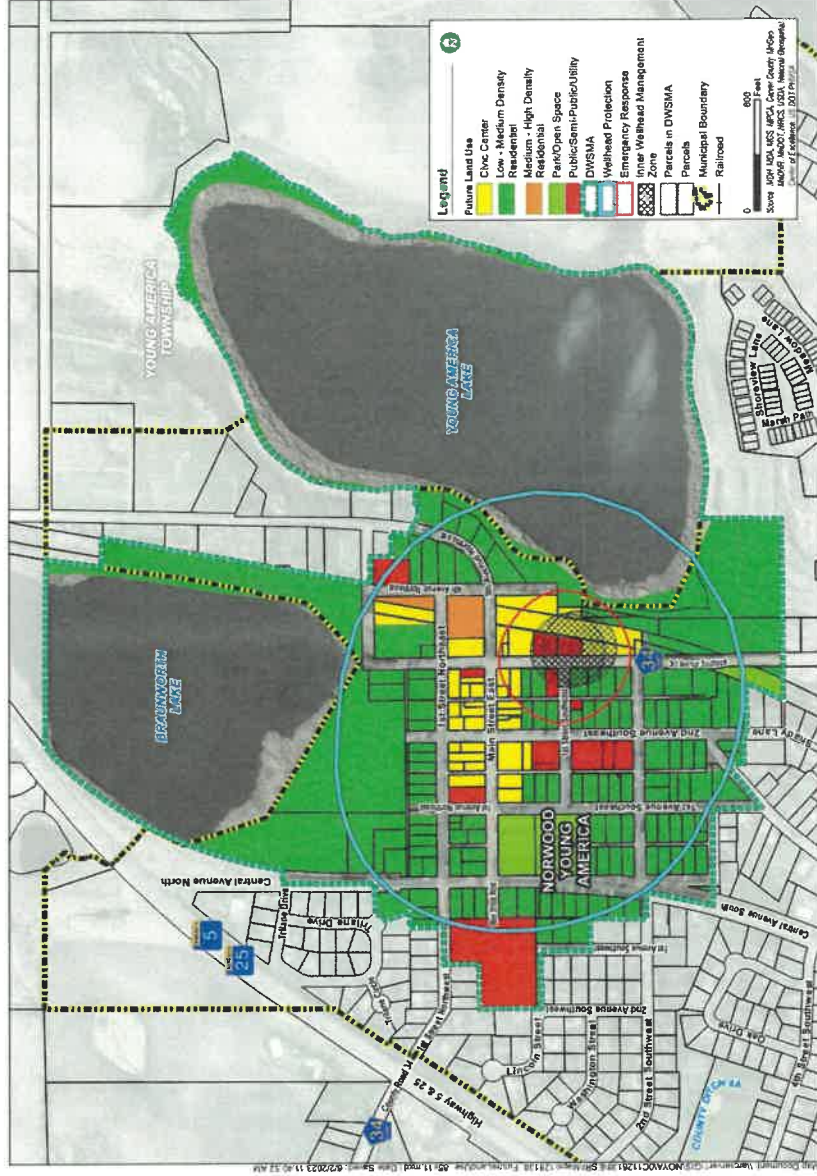
- Agriculture to Residential

## Surface Water

- No anticipated changes

## Groundwater

- Increased residential and commercial water use
- Possible need for a new well



# Issues & Opportunities



Issue	Opportunity
Location and reporting of new wells	City can coordinate with MDH to locate and verify new wells
Water quality monitoring	City can work with MDH to sample city wells
Old municipal wells	City will identify opportunities to abandon old municipal wells
Improve educational materials	City can apply for grant funds to develop website and other educational materials
Inadequate protection ordinances	City can apply for grant funding to assess and update ordinances
Aquifer and water conservations measures	City can coordinate with Carver County WMO to improve water conservation
Final WHP Plan Approval	March 1, 2024 (Anticipated)



# WHPP Goals & Objectives



## Goals

- Maintain a safe and adequate drinking water supply for community residents
- Create public awareness and general knowledge about the importance of WHP for maintaining an adequate and safe drinking water supply
- Collect data to support future WHP area delineations to improve DWSMA and PCSI accuracy



## Objectives

1. Maintain an adequate and safe drinking water supply.
2. Collect additional data, manage potential contaminants, and substantiate information for future WHPP amendments.
3. Improve public awareness and general understanding about the importance of wellhead protection measures.
4. Ensure emergency preparedness to protect the city's public water supply.
5. Maintain communications with LGUs, MDH, and other agencies to assist with continued aquifer protection and WHPP implementation.
6. Conduct regular evaluations of the WHPP implementation and effectiveness.



# Action Plan Items



Category	Action Item	Implementation Timeline 2024-2033
Monitoring, Data Collection, and Assessment	Groundwater Quality & Quantity Monitoring	Year 6 (2029)
	Public Water Supply Well	If Needed
	Aquifer Testing: Log Measurements, Pump Test	Year 4 (2027), Year 6 (2029)
Well and Contaminant Source Management	Well Inventory and Prioritization	Ongoing
	Inner Wellhead Management Zone	Ongoing
	Well Management	As Needed
Education and Outreach	Class V Wells	As Needed
	WHP and Drinking Water Protection Education	Continuous
Land Use and Planning	Update local ordinances and plans	As Needed
	WHP Coordination with partners	Every 2.5 Years
WHP Coordination, Reporting, and Evaluations	Implementation Tracking and Reporting Activities	Continuous
	WHP Program Evaluation Plan Reporting	Year 8 (2031)



# Action Plan – LGU Partners



## Carver County

- Board of Commissioners
  - John Fahey, Chairperson
- Land Management Department
  - Jason Mielke, Land Use Manager
- Planning and Water Management Department
  - Paul Moline, Carver County WMO Manager
  - Adriana Atcheson, Carver County Water Plan Coordinator
- Soil & Water Conservation District
  - Mark Zabel, Chairperson
  - Mike Wanous, District Manager

## Metropolitan Council

- Water Supply Planning
  - Lanya Ross, Water Resources Planner

## Minnesota Department of Health

- Mark Wettlaufer, Planning Supervisor
- Trudi Witkowski

## Minnesota Rural Water Association

- Robyn Hoerr, Sourcewater Specialist



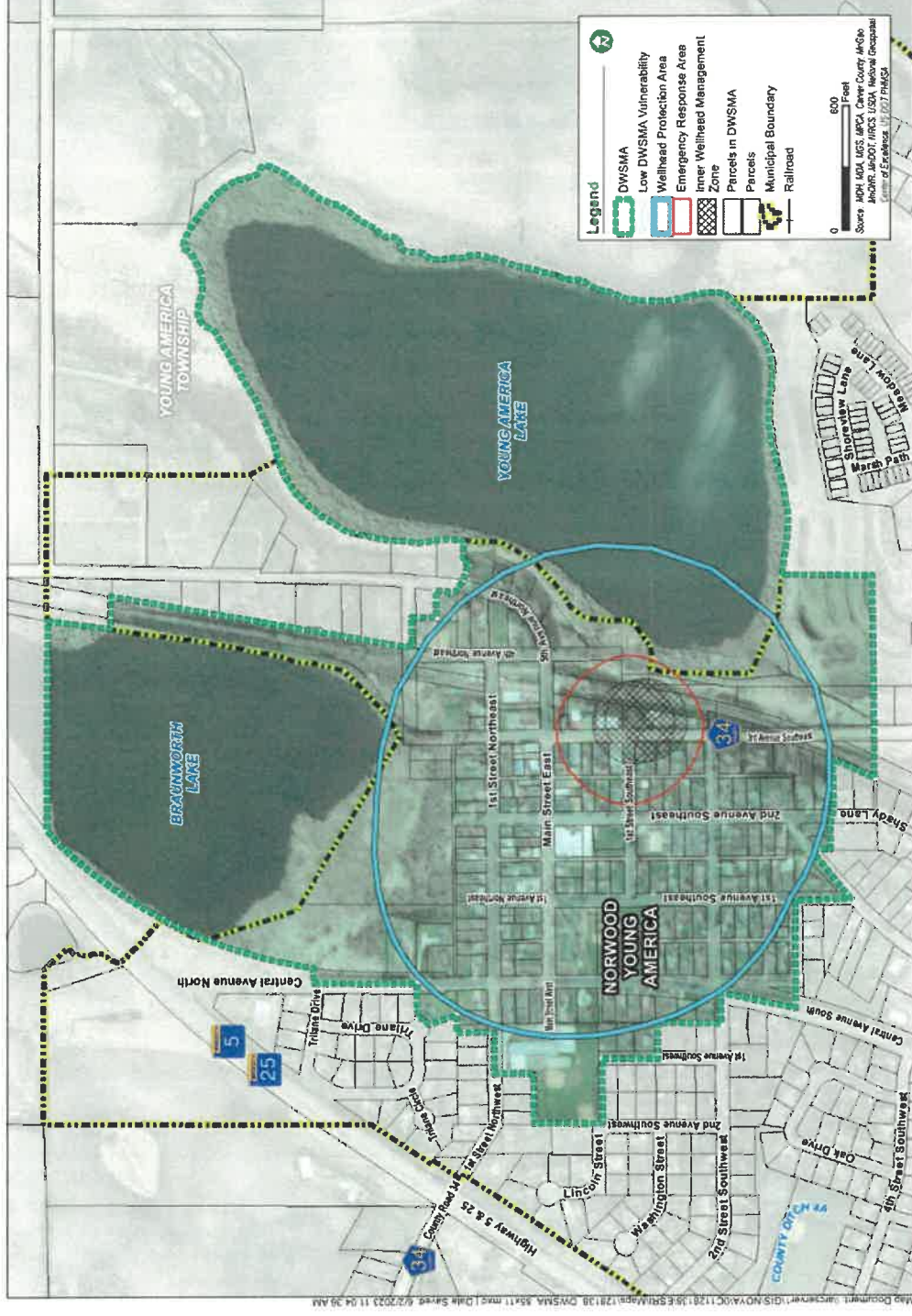
# Next Steps

- Update WHPP Part 2
  - 12/1/23
- Submit to MDH
  - 3/1/24
- WHPP Approval
  - 2024-2033



Wellhead Protection Plan  
City of Norwood Young America

DWSMA  
June 2023



# Thank you!

## Questions and Comments?

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Angie Smith, Senior Environmental Planner  
Josh Eckstein, Principal Engineer



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**TO:** Honorable Mayor Lagergren and City Council Members  
**FROM:** Andrea Aukrust, City Administrator  
**DATE:** November 27, 2023  
**RE:** Abdo Presentation: LRP and Rate Study

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Enclosed, you will find the Long-Range Plan "LRP" and presentation prepared by Abdo for your review.

Tyler See will be present and will then be available for discussion. Please have your questions ready.

**Recommended Motion:**

Motion to approve the LRP and implement the rate study recommendations conducted by Abdo.

*Norwood Young America*





*Lighting the path forward*

# City of Norwood Young America

Long Range Plan and Rate Study



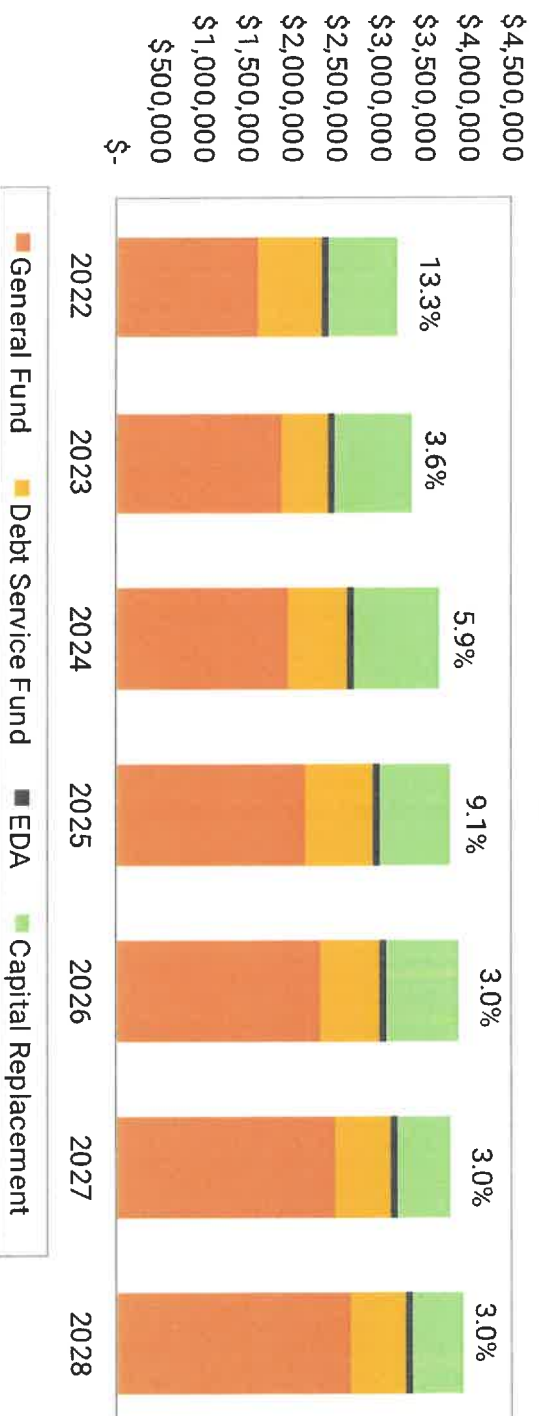
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# Assumptions

- 5% Increase in Expenditures
- 3% Revenue Inflation
- 1% Return on Investments
- Projected no Growth in Population or Tax Capacity
- CIP taken from City CIP Plan
- Enterprise Fund Target Balance = 50% Operating Cost + Next Year Debt Service Obligation

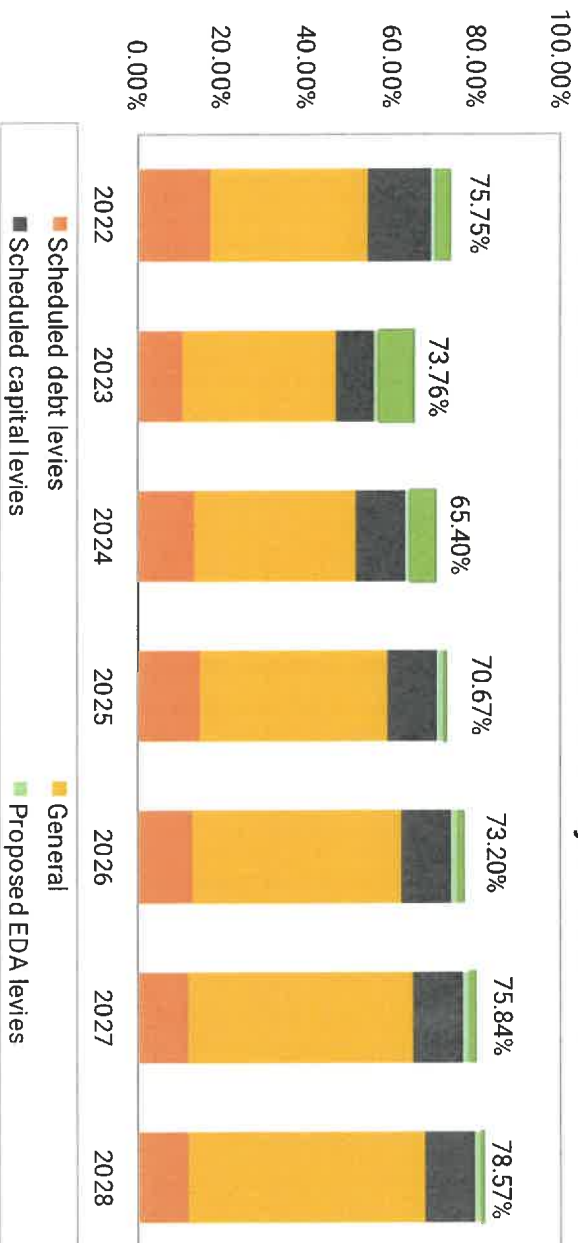
# Schedule of Property Taxes Levied

Property Taxes - General Levy, Bonds and Potential Levies to Balance Projects

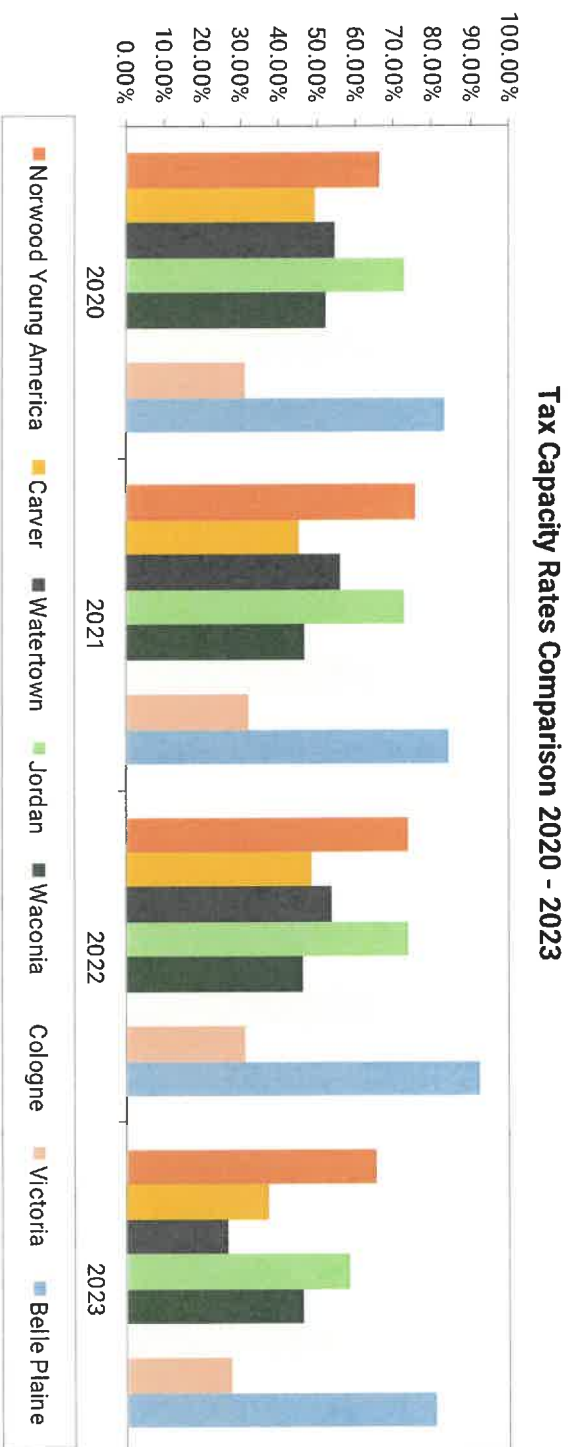


# Schedule of Property Tax Rates

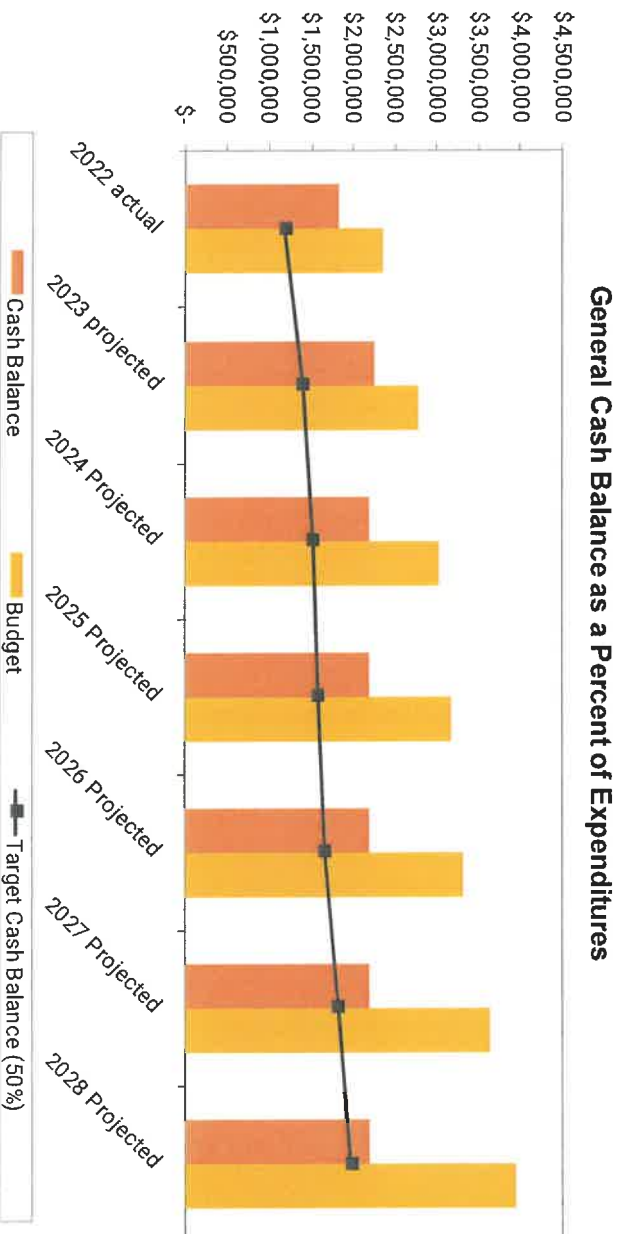
Tax Rates - 2022 and 2023 Actual and Projected 2024 - 2028



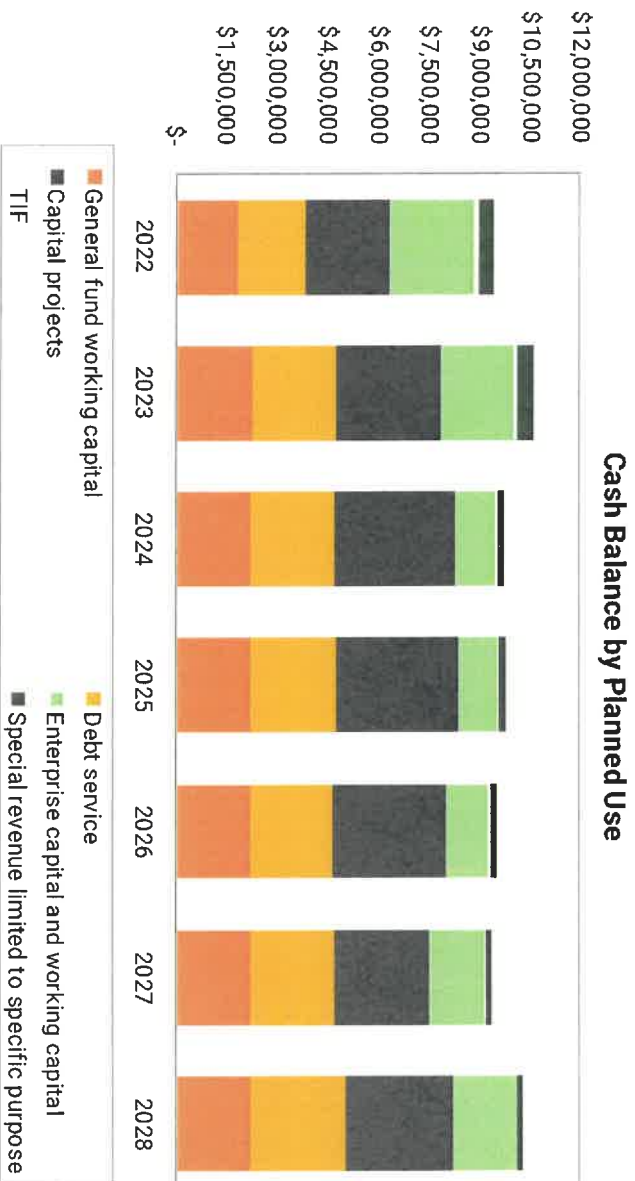
# Schedule of Tax Capacity Rate Comparison



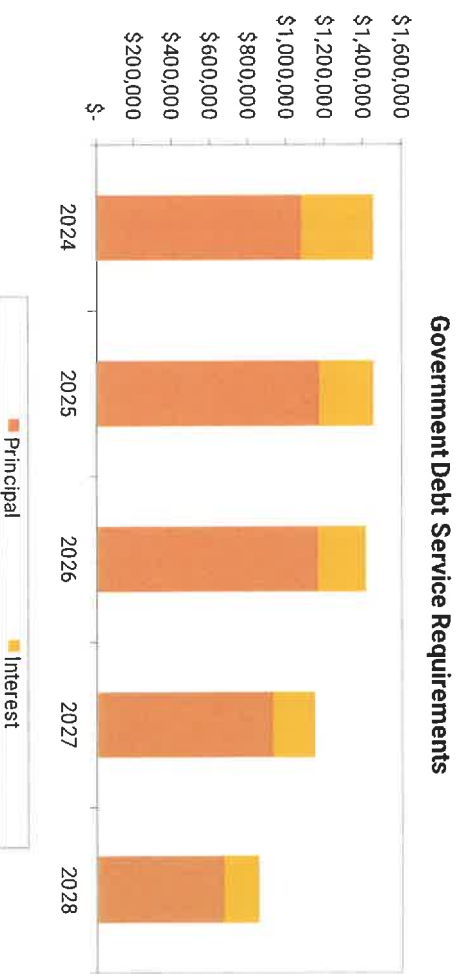
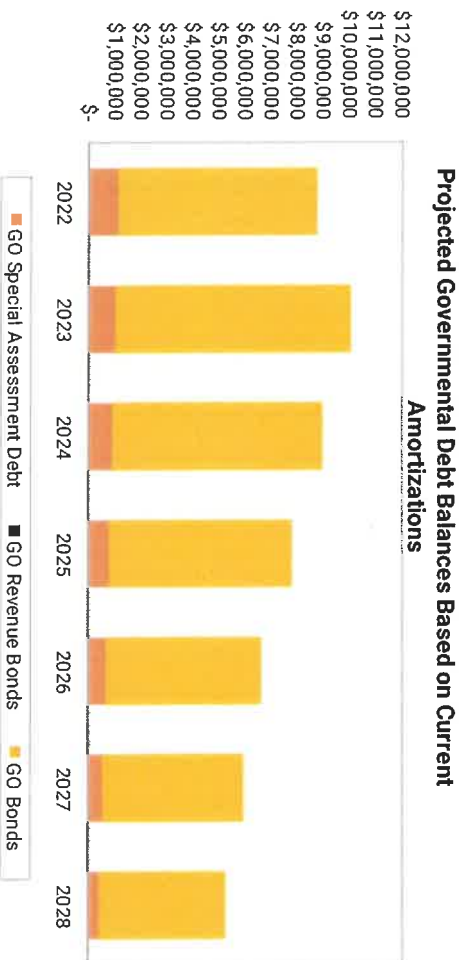
# Schedule General Fund Cash Balance as a Percent of Expenditures



# Schedule of Total Cash by Planned Use



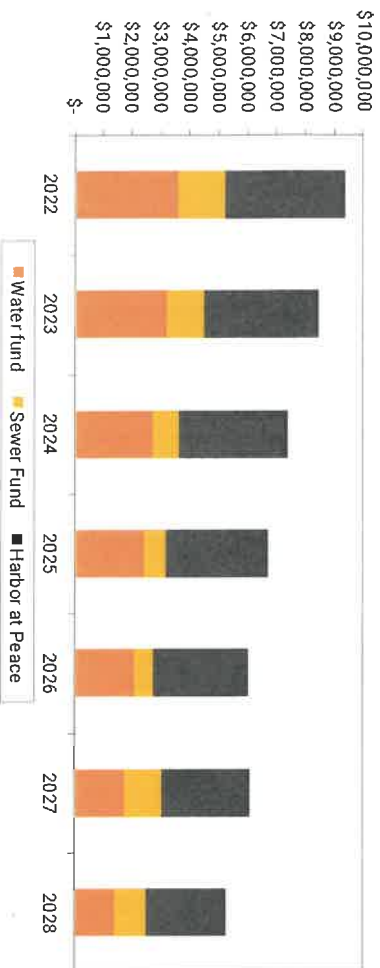
# Governmental Debt Service Balances and Requirements



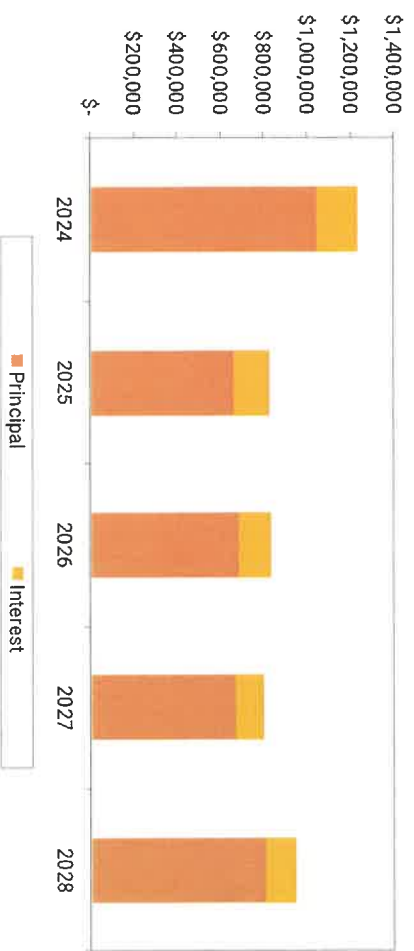


# Enterprise Funds Debt Service Balances and Requirements

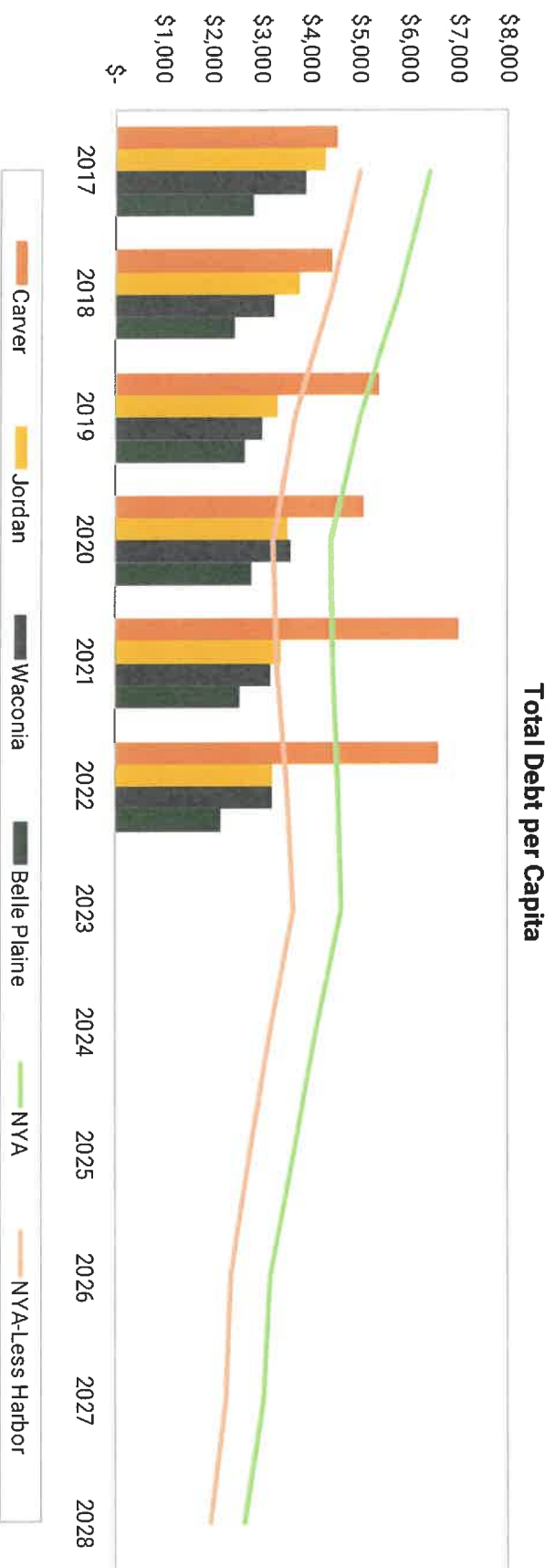
Enterprise Funds Outstanding Debt Balances



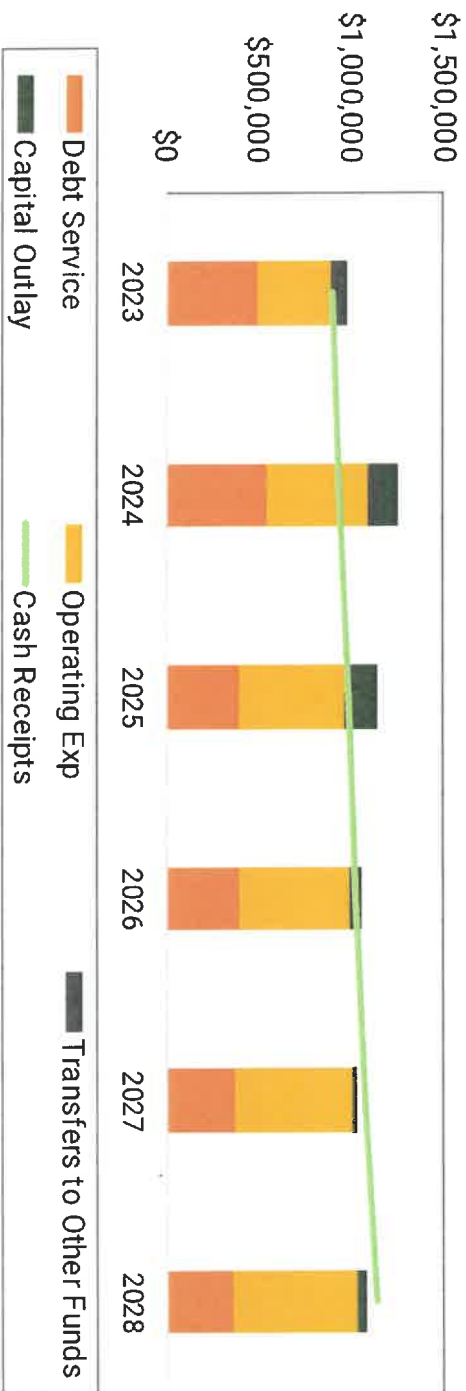
Enterprise Debt Service Requirements



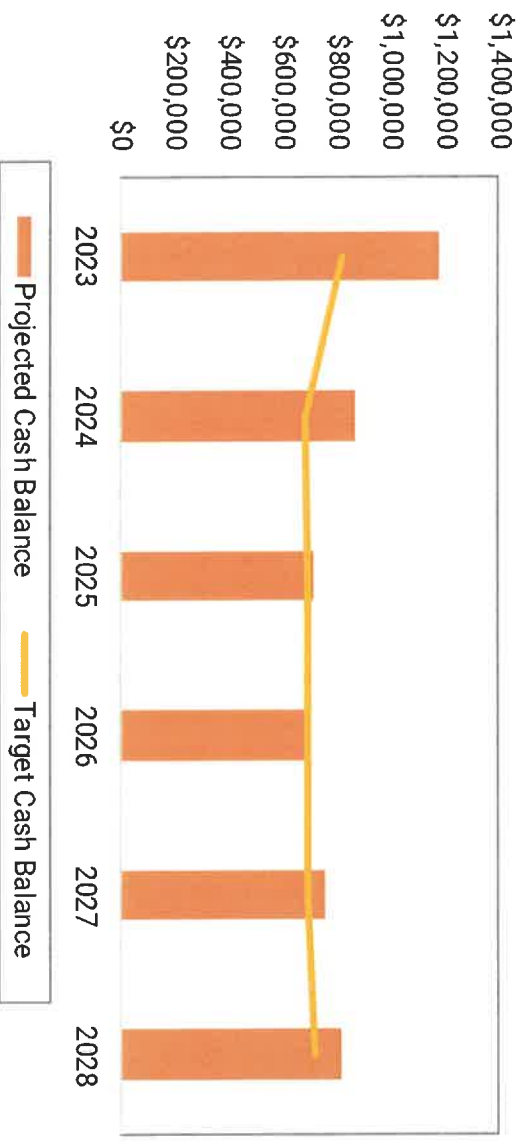
# Total Debt per Capita Comparison



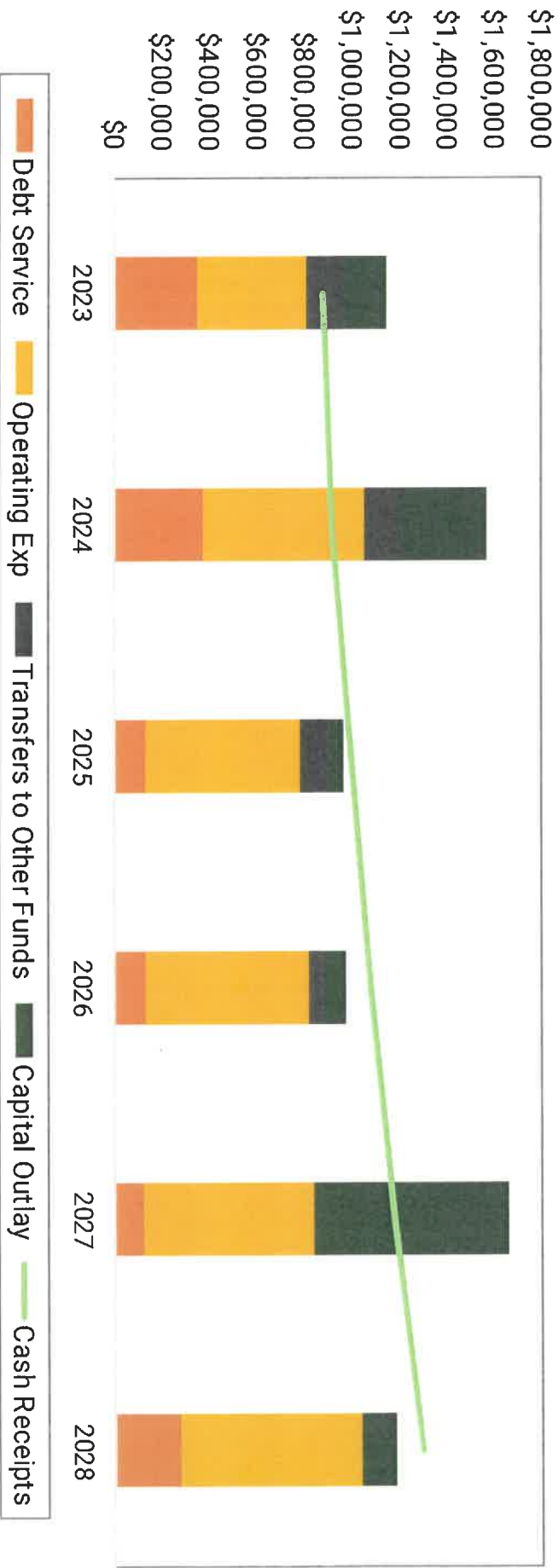
### Water Revenue with Projected Rate Increase Compared with Cash Uses



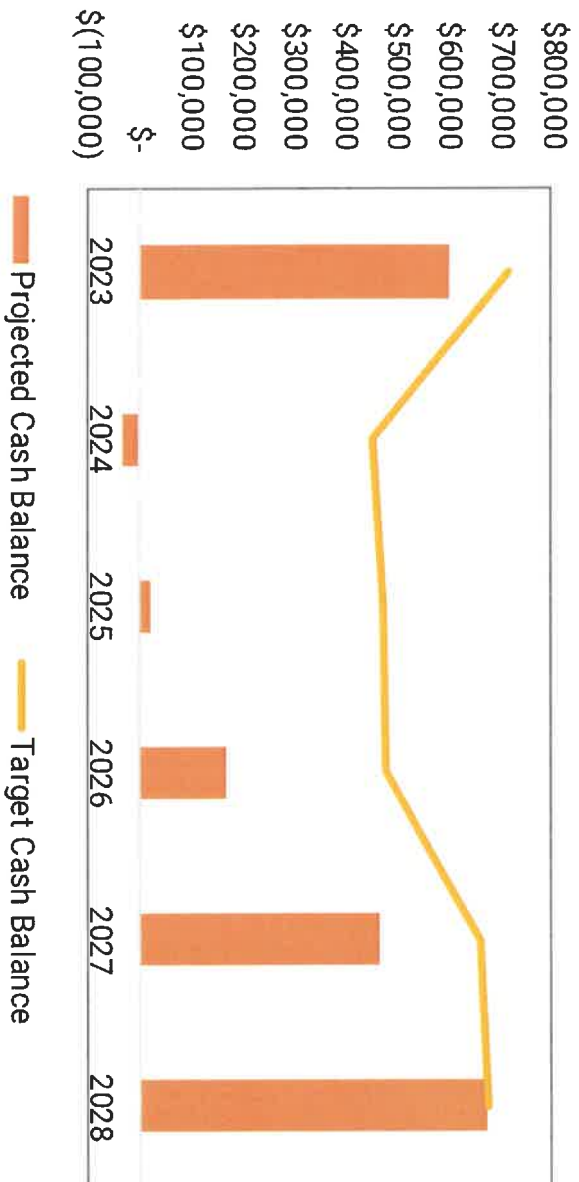
### Water Projected Ending Cash Balance Compared to Targeted Cash Reserve



### Sewer Revenue with Projected Rate Increase Compared with Cash Uses

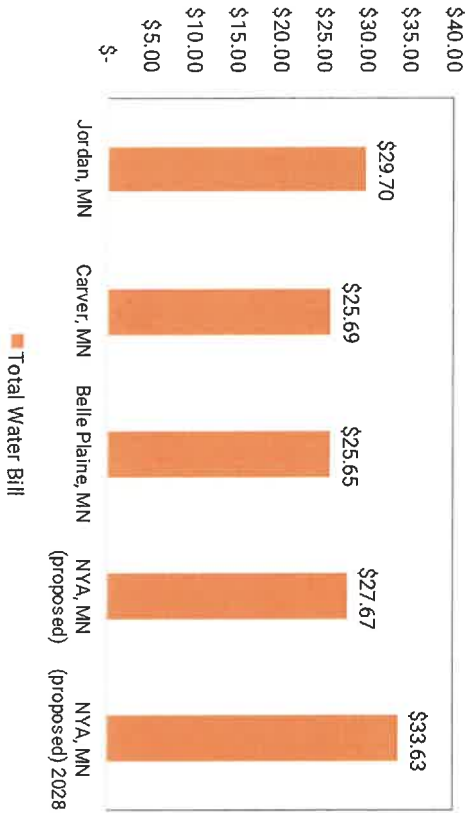


## Sewer Projected Ending Cash Balance Compared to Targeted Cash Reserve

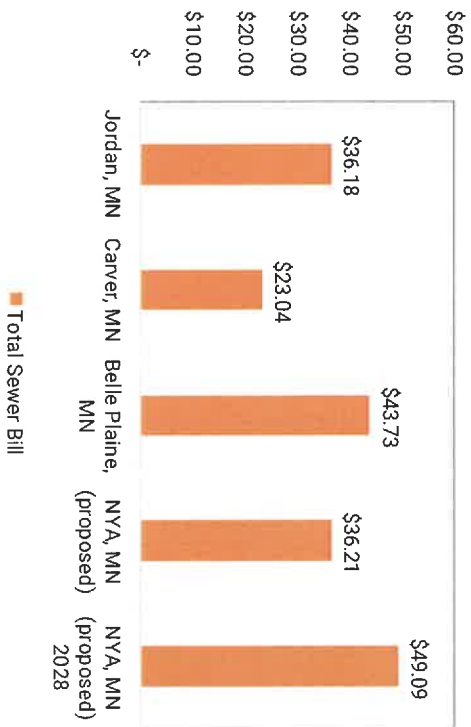




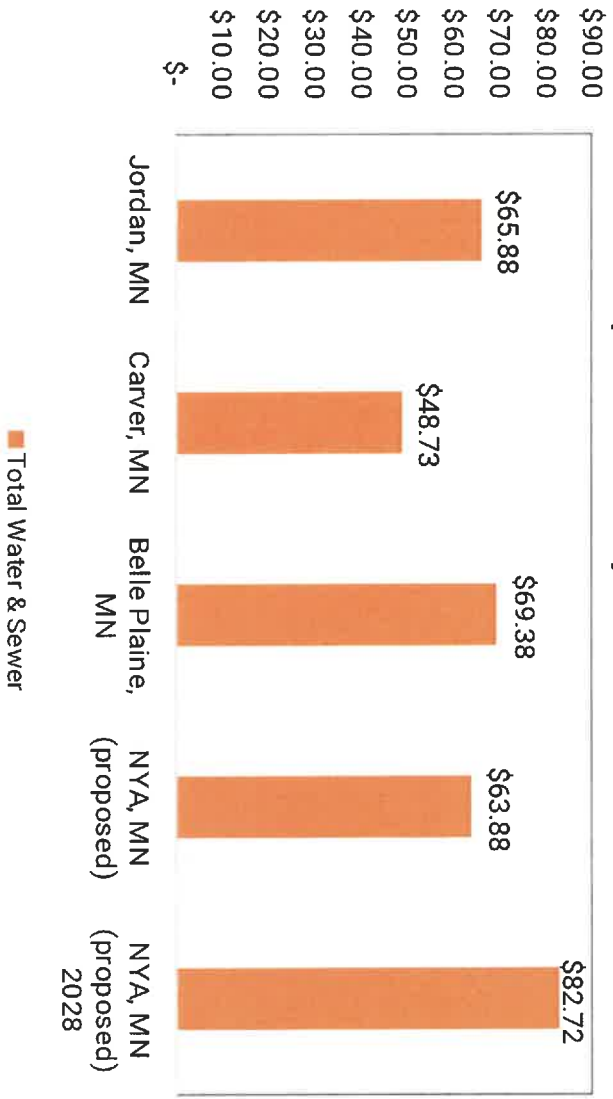
**Comparison Monthly Water Bill**



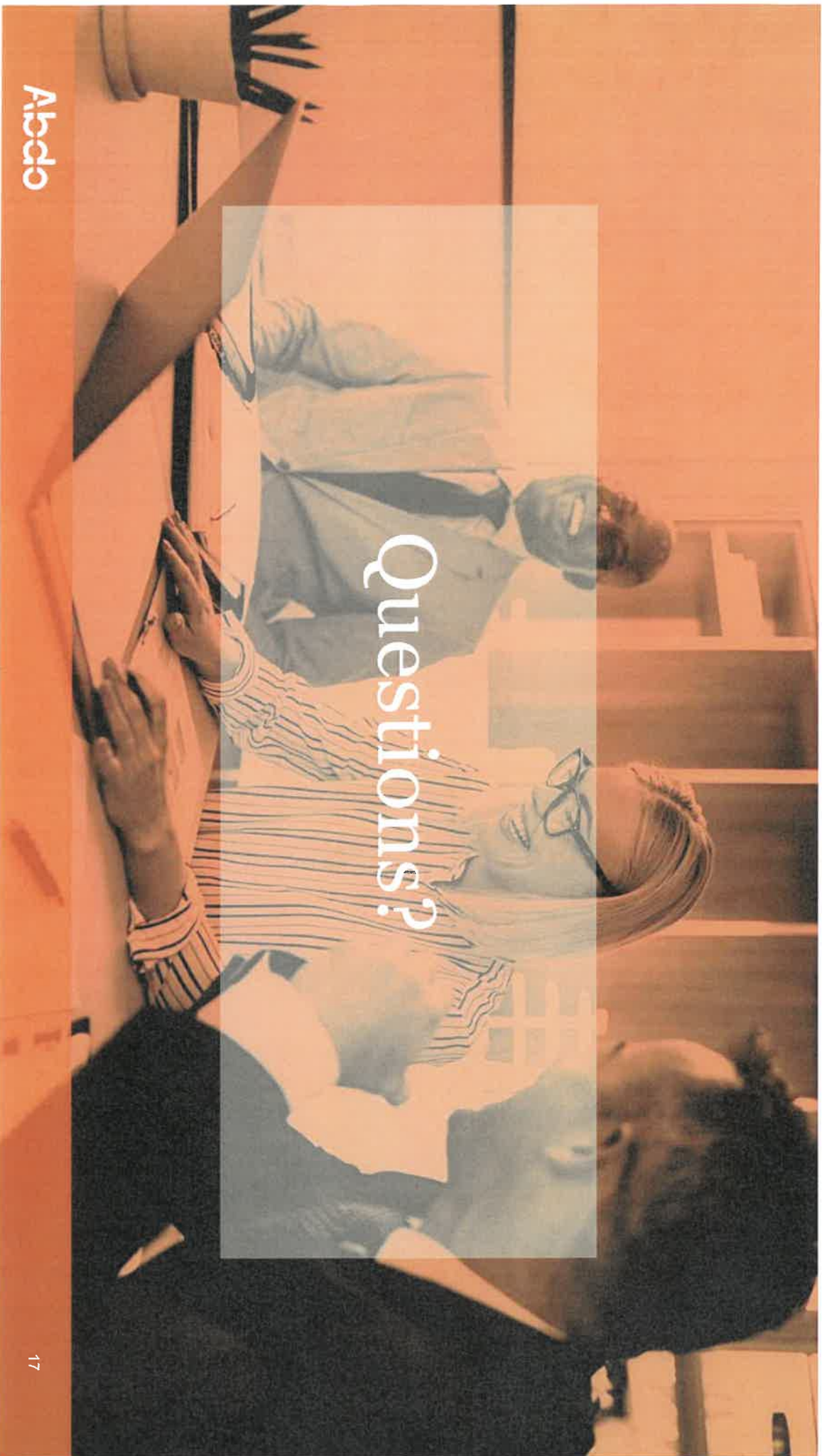
**Comparison Monthly Sewer Bill**



### Comparison Monthly Total Water & Sewer Bill







# Questions?

Abdo



TO: Honorable Mayor and City Council Members

FROM: Hannah Rybak, Planning Consultant - WSB

DATE: November 27, 2023

SUBJECT: Consider Adoption of Proposed Ordinance Amendments

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## **OVERVIEW**

Staff and the Planning Commission have been working on the proposed package of Ordinance Amendments over much of 2023. The majority of the amendments are to Chapter 12, the Zoning Ordinance. There are also several amendments proposed to other Ordinance chapters.

Below is a brief overview of the amendments, and draft ordinances are attached to the report. This item is being placed on the November 27<sup>th</sup> Work Session agenda so that staff can go over the amendments and answer any questions.

## **ORDINANCES TO BE AMENDED**

### 500.02 Definitions (related to animals)

- Remove “rooster” and “run”

### 550.03 Keeping of Back Yard Chickens.

- Prohibit keeping of back yard chickens

*Currently, the city has only one valid chicken keeping permit, which is set to expire on December 31, 2023. The keeping of chickens can lead to nuisance characteristics. Due to extremely low participation in the chicken licensing program and the negative impacts that the keeping of chickens on residential lots can cause, staff recommends that the keeping of chickens be prohibited, outside of as allowed on agricultural properties.*

### 820.20 Curbs.

- Codify requirement that abutting property owners are responsible for the repair and maintenance of curbs and curb cuts

## **PLANNING COMMISSION RECOMMENDATION**

At their November 7<sup>th</sup> 2023 regular meeting, the Planning Commission held the public hearing on all proposed amendments to Chapter 12 Zoning, and recommended that the City Council adopt the attached ordinances.

### 1200.04 Definitions

- Defined “auto condo”

### 1210.06 Conditional Use Permits, Subd. 3 Standards for Granting a Conditional Use Permit, (B) Specific Conditional Use Provisions:

- Added standards for auto condos
  - Auto condos are primarily for private storage and leisure
  - Provides standards for certain units that may be eligible for commercial use
- Outdoor Storage
  - Clarified screening
  - Outdoor storage not permitted in front yard

### 1230.11 B-1 Business Industrial District:

- Removal of B-1 Business Industrial District, due to consolidation with I-1 Light Industrial District

### 1230.12 I-1 Light Industrial District:

- Minor amendments related to permitted/conditional uses to facilitate the combination of the B-1 & I-1 Districts
- Minor amendments to setbacks
- Addition of architectural standards to apply to all industrial properties

### 1245.03 Architectural Standards for Commercial and Business Industrial

- Amended this section to pertain to commercial, Office/Institutional and Multifamily
- Removed references to industrial or business industrial

### 1245.04 Accessory Structures, Subd. 2 General Provisions:

- Amend building permit exclusion from 120 SF to 200 SF, per building code

### 1245.05 Fences:

- Remove requirement for 1-foot setback for fences
- Clarify permitting requirements
- Allow solid fencing up to 6 feet in height in corner side yards – must be no closer to front property line than the home and must be outside of the required clear sight triangle

### 1250.07 Access:

- Add driveway width requirements
- Clarify that only one driveway is permitted per street frontage

Section 1255 Landscaping:

- Updated landscaping requirements and standards for non-residential uses

**ACTION**

- Review draft ordinances ahead of the Work Session and City Council Meeting on November 27, 2023
- Opportunity for questions and discussion during the Work Session
- First reading and formal action during the City Council Meeting

**RECOMMENDED MOTION LANGUAGE**

- Motion to adopt Ordinances 361-371

**Attachments**

Draft Ordinances

- 361 related to the keeping of chickens
- 362 related to curbs
- 363 related to zoning ordinance definitions
- 364 related to specific CUP provisions for auto condos and outdoor storage
- 365 related to the B-1 District
- 366 related to the I-1 District
- 367 related to architectural standards and guidelines for commercial, office/institutional and multifamily residential
- 368 related to accessory structures
- 369 related to fences
- 370 related to access
- 371 related to landscaping

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 361**

**AN ORDINANCE AMENDING SECTION 500 OF THE CITY CODE RELATING TO ANIMALS. THE ~~STRUCK OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 500.02, RELATING TO ANIMAL DEFINITIONS SHALL BE AMENDED AS FOLLOWS:**

~~Rooster. "Rooster" shall mean a male chicken. (Adopted 6/9/14; Ord. 250)~~

~~Run. "Run" shall mean an area attached to a coop where backyard chickens can roam unsupervised. (Adopted 6/9/14; Ord. 250)~~

**II. BE IT FURTHER ORDAINED SECTION 550.03, RELATING TO THE KEEPING OF BACKYARD CHICKENS SHALL BE AMENDED AS FOLLOWS:**

550.03 Keeping of Backyard Chickens Prohibited. No person shall keep chickens in the City on any property, except as permitted by Subsection 550.01.

~~A. Purpose. It is recognized that the ability to cultivate one's own food is a sustainable activity that can also be a rewarding past time. It is further recognized that the keeping of backyard chickens, if left unregulated, may interfere with the residential character of certain neighborhoods. Therefore, it is the purpose and intent of this Section to permit but strictly limit the keeping of backyard chickens for egg and meat sources in a clean and sanitary manner that is not a nuisance to or detrimental to the public health, safety, and welfare of the community.~~

~~B. Keeping of Backyard Chickens Allowed. A person may keep up to four (4) backyard chickens on a residential property that is not in the Transitional/Agricultural District of the City as provided for in Chapter 12-Zoning of the Norwood Young America City Code, provided:~~

~~1. The parcel where the backyard chickens are kept is within a Residential District as provided for in Chapter 12 (Zoning) of the Norwood Young America City Code;~~

- ~~2. The keeper of the backyard chickens resides in a detached dwelling at the parcel at which the backyard chickens are kept;~~
- ~~3. The subject parcel is a minimum of 10,000 square feet; and,~~
- ~~4. The owner of the subject parcel obtains a backyard chicken permit from the City, issued in compliance with this Chapter.~~

~~C. Permit Required: A permit is required for the keeping of backyard chickens.~~

- ~~1. Those desiring to keep backyard chickens shall file a written application with the City Administrator on a form provided by the City and pay an application fee. Fees to be charged for the permit to keep backyard chickens shall be set by City Council on the fee schedule.~~
- ~~2. The application shall include:
  - ~~a. The breed and number of chickens to be maintained on the premises;~~
  - ~~b. A site plan of the property showing the location and size of the proposed coop and run, setbacks from the coop to property lines and surrounding buildings (including houses on adjacent lots), and the location, style, and height of fencing proposed to contain the backyard chickens in a run; and,~~
  - ~~c. Written statements that the Applicant will at all times keep the backyard chickens in accordance with all of the conditions prescribed by the City Administrator, or modifications thereof, and that failure to obey such conditions will constitute a violation of the provisions of this Chapter and will be grounds for cancellation of the permit;~~
  - ~~d. Such other and further information as may be required by the City Administrator; and~~
  - ~~e. The required fee.~~~~
- ~~3. The City Administrator and/or designee shall process the application.~~
- ~~4. All initial permits will expire on December 31<sup>st</sup> of the following year after their issuance unless sooner revoked. Renewal permits shall expire on December 31<sup>st</sup> of the second year following their issuance unless sooner revoked.~~
- ~~5. The City, upon written notice, may revoke a permit for failure to comply with provisions of this Section or any of the permit's conditions.~~
- ~~6. The City may inspect the premises for which a permit has been granted in order to ensure compliance with this Section. If the City is not able to obtain the Occupant's consent to enter the property, it may seek an administrative search warrant or revoke the permit.~~

~~D. General Standards and Limitations for the Keeping of Backyard Chickens:~~

- ~~1. The keeping of roosters as a backyard chicken is prohibited.~~
- ~~2. Backyard chickens shall not be raised or kept for the purpose of fighting.~~
- ~~3. Backyard chickens shall not be kept in a dwelling, garage, or accessory structure other than those meeting the requirements of an enclosed coop.~~
- ~~4. All backyard chickens must have access to an enclosed coop~~

meeting the following minimum standards:

- a. ~~The enclosed coop may not occupy a front or side yard.~~
- b. ~~The enclosed coop must have a minimum size of four (4) square feet per animal and shall not exceed a maximum of forty (40) square feet in total area.~~
- c. ~~The enclosed coop shall be setback a minimum of twenty five (25) feet from any principal structure on the subject parcel and any property line. The enclosed coop shall not exceed ten (10) feet in height.~~
- d. ~~The enclosed coop shall have a roof type and pitch that is similar to the principal structure on the lot.~~
- e. ~~The enclosed coop shall be similar in color to the principal structure on the lot.~~
- f. ~~The enclosed coop shall employ exterior building materials that are similar in type and quality to those employed on the principal structure.~~
- g. ~~The enclosed coop shall be constructed of permanent residential dwelling building materials. Coop components that are not designed or intended for use as permanent residential dwelling building materials, including but not limited to, garage doors, tires, pallets, employment of interior residential structural components on the exterior (drywall, particle board, plywood), sheet metal, fiberglass panels, plastics, corrosive metal, household items (appliances, fixtures, furniture), canvas, flimsy materials, tarps, non-permanent items (eages, portable kennels), wire panels, and the like are prohibited.~~
- h. ~~The floor of the enclosed coop shall be comprised of impervious surface such as vinyl, tile, concrete, or treated wood.~~
- i. ~~The enclosed coop must be built to protect the backyard chickens from extreme heat or cold.~~
- j. ~~The enclosed coop shall be at all times maintained in a good condition.~~
- k. ~~The enclosed coop shall meet all applicable building, electrical, HVAC, plumbing, and fire code requirements.~~

5. ~~All backyard chickens shall have access to a run meeting the following minimum standards:~~

- a. ~~The run shall be a fully enclosed and covered area attached to a coop where backyard chickens can roam unsupervised.~~
- b. ~~The run shall adhere to setbacks required for enclosed coops to which they are attached.~~
- c. ~~The enclosed run shall be well drained so there is no accumulation of moisture.~~
- d. ~~Run components shall feature fencing materials approved for use in the R-1 Single Family Low Density Residential District as provided for in Chapter 12 Zoning of the Norwood Young America City Code~~
- e. ~~Run components not designed or intended for use as fence material, including, but not limited to, garage doors, tires, pallets, sheet metal, ribbed steel, metal siding, corrosive metal, solid (i.e. more than ninety percent~~

(90%) opaque) metal, galvanized ribbed steel, household items (appliances, fixtures, furniture), makeshift or flimsy materials (plastic, paper, twine, rope, tin, webbing), farm animal fencing (barbed wire, chicken wire, high tensile, electric wire, woven wire, or other livestock fencing), canvas, tarps, non-exterior grade residential construction materials, and the like are prohibited.

- f. Landscaping shall be employed on the perimeter of the run to shield views of the run from adjacent properties.
- g. The run shall be at all times maintained in a good condition.

6. The following minimum sanitation standards shall be observed at all times:

- a. Slaughtering of backyard chickens on the property is prohibited.
- b. Leg banding of all backyard chickens is required. The band must identify the owner, the owner's address, and the owner's telephone number.
- c. The owner shall keep a written record from a Doctor of Veterinary Medicine licensed to practice in the State of Minnesota. The written record shall certify the health of each backyard chicken before obtaining the chicken and annually thereafter.
- d. All premises on which backyard chickens are kept or maintained shall be kept clean from filth, garbage, and any substances which attract rodents. The coop and its surrounding area must be cleaned frequently enough to control odor. Manure shall not be allowed to accumulate in a way that causes an unsanitary condition or causes odors detectible on another property. Failure to comply with these conditions may result in the City Administrator and/or Enforcement Officer removing backyard chickens from the premises or revoking the backyard chicken permit.
- e. All grain and food stored for backyard chickens permit shall be kept indoors in a rodent proof container.
- f. Backyard chickens shall not be kept in such a manner as to constitute a Nuisance as provided for under Chapter Six of the Norwood Young America City Code.
- g. Persons no longer intending to keep backyard chickens on the subject property shall notify the City in writing and remove the enclosed coop and run.
- h. The enclosed coop and run shall be removed from the property upon permit expiration and/or permit revocation. *(Adopted 6/9/14; Ord. 250)*

### **III. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor



---

Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 362**

**AN ORDINANCE AMENDING SECTION 820.20 OF THE CITY CODE RELATING TO CURBS. THE ~~STRUCK-OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 820.20, RELATING TO CURBS SHALL BE AMENDED AS FOLLOWS:**

820.20 Curbs ~~Cuts~~.

- A. Curb Cuts. Curb replacements for driveway purposes shall follow Minnesota Department of Transportation standard plate number 7035J, except that 6 inch driveway pavement shall not be required. Where curb cuts have not been provided the existing curb shall be removed and a curb return installed.
- B. Curb Repairs. It shall be the duty of the owner of property abutting a public right-of-way to maintain and repair curbs in the right-of-way to standards approved by the City Administrator. In the event of failure by the property owner to perform this duty, the City may, in the case of maintenance or repair deemed by the City to be of an emergency nature, undertake such maintenance or repair without notice to the property owner and the property owner shall then promptly reimburse the City for the cost of such work; if the maintenance or repair is not deemed to be of an emergency nature, the City may notify the property owner that the maintenance or repair needs to be performed at the property owner's expense within the time period specified by the notice, which shall be not less than 30 days. For good cause shown, the City may extend the time period for performance of maintenance or repair, but such extension is not deemed to be given unless in writing by the City Administrator or the designee of the City Administrator. Failure by the property owner to perform the required maintenance or repair within the time period specified (plus extensions, if any) shall be a petty misdemeanor. In addition to that sanction, the City may undertake such maintenance or repair following the expiration of the time period specified (plus extensions, if any), and the property owner shall then promptly reimburse the City of the cost of such work. If any payment required to be paid to the City under this section is not made within 30 days of the billing date therefor, the City may assess the property to recover its cost and/or may utilize any appropriate collection methods or legal proceedings to recover the money owed. The property owner may request that the City undertake repairs of a curb and specially assess the associated costs of the repair to the property. If the City agrees to undertake the repairs, it shall then specially assess said costs on terms for a duration and interest rate as determined by the City. The agreement shall be set forth in writing.

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS**

**ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 363**

**AN ORDINANCE AMENDING SECTION 1200.04 OF THE CITY CODE RELATING TO DEFINITIONS. THE ~~STRUCK-OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1200.04, RELATING TO DEFINITIONS SHALL BE AMENDED AS FOLLOWS:**

Auto Condo. A facility comprised of condominium garage units that serve as storage or a workshop. Auto condos may also include shared facilities such as a lounge, washbay, workshop or restrooms. Auto condos may not be residentially occupied at any time.

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 364**

**AN ORDINANCE AMENDING SECTION 1210.06 OF THE CITY CODE RELATING TO CONDITIONAL USE PERMITS. THE ~~STRUCK-OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1210.06, SUBD 3(B)(2), RELATING TO SPECIFIC CONDITIONAL USE PROVISIONS FOR AUTO CONDOS SHALL BE AMENDED AS FOLLOWS:**

Subd. 3 Standards for Granting a Conditional Use Permit. No conditional use permit shall be granted, unless the City Council determines that all of the following standards, along with standards for a specific use and any other conditions the City Council deems necessary to protect the health, safety and general welfare of the public, will be met:

B. Specific Conditional Use Provisions. In addition to the general standards specified in Subd. 3.A. of this Section, no conditional use permit shall be granted unless the City Council determined that each of the following specific standards have been met for the following uses.

2. ~~Reserved. (Ord 298; 3-26-18)~~

Auto Condos. Auto condos shall conform to the following standards:

- a. Auto condos shall be for the private storage and private leisure by the owner(s) of such space. No commercial activities shall be permitted in the auto condo, nor shall any auto condo ever be occupied for residential purposes.
- b. The City may permit specifically designated auto condo units for manufacturing and commercial uses already permitted within the I-1 Light Industrial District, if designated on the approved site plan. If units are approved for manufacturing and commercial uses, the following additional conditions shall apply:
  - i. One wall sign per unit shall be permitted. The sign size shall not exceed 15% of the area of the front face of the unit.
  - ii. No outdoor storage will be permitted.
  - iii. Parking shall be permitted only in the designated parking spaces.

**II. BE IT FURTHER ORDAINED SECTION 1210.06, SUBD. 3(B)(18),**

**RELATING TO SPECIFIC CONDITIONAL USE PROVISIONS FOR  
OUTDOOR STORAGE SHALL BE AMENDED AS FOLLOWS:**

18. Outdoor Storage. Outdoor storage shall conform to the following standards:
- a. All outdoor storage yards shall be completely screened from roads or developed areas with a solid fence or wall 6 feet or more in height, maintained in good condition, and screened with suitable planting. A chain link fence with plastic or vinyl screening slats shall be considered a solid fence.
  - b. Outdoor storage shall not be located in front of the principal structure or within the front yard as required by the applicable zoning district, whichever is more restrictive.
  - c. No un-screened outdoor storage yards established after the effective date of this Chapter shall be located closer than 500 feet to existing State and Federal roads, nor closer than 100 feet to any other City streets.

**III. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS  
ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 365**

**AN ORDINANCE AMENDING SECTION 1230.11 OF THE CITY CODE RELATING TO THE B-1 BUSINESS INDUSTRIAL DISTRICT. THE STRUCK-OUT TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1230.11, RELATING TO THE B-1 BUSINESS INDUSTRIAL DISTRICT SHALL BE AMENDED AS FOLLOWS:**

1230.11 Reserved. ~~B-1 Business Industrial District~~

~~Subd. 1 Intent. The B-1, Business Industrial District is intended to provide an area identified for light industrial and large scale office park development. This District is suitable for areas planned for Mixed Use Commercial Industrial or Industrial Use in the Future Land Use Map as contained in the Comprehensive Plan. (Amended by Ord No. 338, 06-28-2021)~~

~~Subd. 2 Permitted Uses. The following uses are permitted in the Business Industrial District:~~

- ~~A. Automobile repair, major~~
- ~~B. Contractor Yards~~
- ~~C. Light Industrial~~
- ~~D. Office Complexes~~
- ~~E. Garden and landscaping services~~
- ~~F. Mini-storage facilities~~
- ~~G. Retail in association with a contractor yard or wholesale trade business~~
- ~~H. Vocational and Technical Schools~~
- ~~I. Warehouses~~
- ~~J. Wholesale Trade and Showrooms~~

~~Subd. 3 Permitted Accessory Uses. The following accessory uses are permitted in the Business Industrial District.~~

- ~~A. Commercial or business buildings and structures for a use accessory to the principal use;~~
- ~~B. Fences, subject to Section 1245.05;~~
- ~~C. Lighting, subject to Section 1245.08;~~
- ~~D. Signs, subject to Section 1260.~~

~~Subd. 4 Conditional Uses. The following uses are permitted, subject to the provisions of Section 1210.06:~~

~~*Principle Uses:*~~

- ~~A. Veterinary clinic, animal care, animal shelter, pet daycare, pet training, or animal hospital.~~

~~*Accessory Uses:*~~

- ~~A. Outdoor Auto, Truck, Recreational Vehicle and Equipment Sales and Display;~~
- ~~B. Outdoor Storage;~~
- ~~C. Barbed wire Fencing~~

~~Subd. 5 Interim Uses. The following uses are permitted as an interim use, subject to the provisions of Section 1210.07:~~

- ~~A. Outdoor Storage~~

~~Subd. 6 Lot Requirements and Setbacks. The following requirements and setbacks are the minimum amount allowed in the B-1 District, with the exception of "Lot Coverage" which shall be the maximum amount allowed:~~

- ~~A. Lot Area: — 30,000 square feet~~
- ~~B. Lot Width: — 200 feet~~
- ~~C. Lot Coverage: — 80%~~
- ~~D. Building Height: — 40 feet (principal structure)~~

~~Two-thirds of the height of the principal structure  
(accessory structure) (*Amended Ord. 344, 04/11/2022*)~~

- ~~E. Setbacks:~~

~~*Principal Structures:*~~

- ~~Front yard: — 25 feet~~
- ~~Side yard: — 5 feet~~
- ~~Side yard: — 30 feet (if~~



adjacent to a residential district) Street

side yard: \_\_\_\_\_ 25 feet

Rear yard: \_\_\_\_\_ 20 feet

Rear yard: \_\_\_\_\_ 30 feet (if adjacent to a residential district)

*Accessory Structures:*

Front yard: \_\_\_\_\_ not permitted in front yards

Side yard: \_\_\_\_\_ 5 feet

Street side yard: \_\_\_\_\_ 25 feet

Rear yard: \_\_\_\_\_ 5 feet

Alley rear yard: \_\_\_\_\_ 10 feet

~~Subd. 7 Architectural Standards and Guidelines. Architectural standards and guidelines shall follow the provisions of Section 1245.03 of this Chapter.~~

## **II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 366**

**AN ORDINANCE AMENDING SECTION 1230.12 OF THE CITY CODE RELATING TO THE I-1 LIGHT INDUSTRIAL DISTRICT. THE STRUCK-OUT TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1230.12, RELATING TO THE I-1 LIGHT INDUSTRIAL DISTRICT SHALL BE AMENDED AS FOLLOWS:**

1230.12 I-1 Light Industrial District

Subd. 1 Intent. The purpose of the I-1, Light Industrial District, is to create industrial areas within the City that will be acceptable and will not adversely affect adjacent business or residential neighborhoods. The overall character of the I-1 District is intended to have low-impact manufacturing/warehouse character. Industrial uses allowed within the District shall be either:

- A. Those whose operations are relatively free from objectionable influences; or
- B. Those whose objectionable features will be mitigated by design or appropriate devices.

This District is suitable for areas planned for Industrial Use in the Future Land Use Map as contained in the Comprehensive Plan. *(Amended by Ord No. 338, 06-28-2021)*

Subd. 2 Permitted Uses. The following uses are permitted in the Light Industrial District:

- A. Contractor Operations;
- B. Laboratories;
- ~~C. Light Industry;~~
- C. Utilities (public sewer, water);
- D. Warehousing;
- E. Wholesale Trade and Showrooms
- F. Manufacturing
- G. Office Complexes
- H. Garden and Landscaping Services
- I. Vocational and Technical Schools
- J. Retail – in association with a contractor yard or wholesale trade business

Subd. 3 Permitted Accessory Uses. The following accessory uses are permitted in the Light Industrial District.

- A. Commercial or business buildings and structures for a use accessory to the principal use.
- B. Fences, subject to Section 1245.05
- C. Lighting, subject to Section 1245.08

Subd. 4 Conditional Uses. The following uses are permitted, subject to the provisions of Section 1210.06:

*Principal Uses:*

- A. Antennas, satellite dishes, communication and radio towers;
- ~~B. Vocational and Technical Schools;~~
- B. Adult Uses providing they are located on lots which do not abut U.S. Highway 212.
- C. Minor Auto Repair, subject to standards contained in Section 1230.12, Subd. 4 pertaining to accessory outdoor storage, as may be amended, provided:
  - i. Fencing and screening. When abutting a property used for residential purposes a landscaped buffer sufficient to screen the use from the adjacent residence at all times of the year shall be provided.
  - ii. No vehicle or equipment shall be parked on the premises other than those utilized by employees, used by the business, or awaiting service. No vehicle or equipment shall be parked or be waiting service longer than fifteen (15) days. Vehicles and equipment, if required to be licensed, shall display current licenses.
  - iii. Junk yards and/or auto salvage is prohibited.
  - iv. Exterior storage other than vehicles and equipment being repaired shall be limited to service equipment and incidental, seasonal, and occasional items offered for sale.
  - v. The storage of new tires, batteries and other such items for sale outside the building is allowed during hours of business operation.
  - vi. Business activities such as automatic car and truck wash, rental of vehicles, equipment or trailers, and general retail sales may be allowed.
  - vii. Outdoor storage of used tires may be allowed, provided tires are stored in a completely enclosed structure approved by the City and a written plan to regularly dispose of used tires is filed with the application for conditional use permit required under this Section.
- D. Major Auto Repair, subject to standards contained in Section 1230.12, Subd. 4 pertaining to accessory outdoor storage, as may be amended, provided:
  - i. Fencing and screening. When abutting a property used for residential purposes a landscaped buffer sufficient to screen the use from the adjacent residence at all times of the year shall be provided. When abutting a commercial property a fence is required.
  - ii. No vehicle or equipment shall be parked on the premises other than those utilized by employees, used by the business, or awaiting service. Vehicles and equipment, if required to be licensed, shall display current licenses.
  - iii. Junk yards and/or auto salvage is prohibited.

- iv. Exterior storage other than vehicles and equipment being repaired shall be limited to service equipment and incidental, seasonal, and occasional items offered for sale.
  - v. Business activities such as automatic car and truck wash, rental of vehicles, equipment or trailers, and general retail sales may be allowed. Outdoor storage of used tires may be allowed, provided tires are stored in a completely enclosed structure approved by the City and a written plan to regularly dispose of used tires is filed with the application for conditional use permit required under this Section.
- E. Non-Passenger Auto Repair such as semi-truck repair, large equipment repair, agricultural equipment repair, boat repair, and marine equipment repair, provided:
- i. Fencing and screening. When abutting a property used for residential purposes a landscaped buffer sufficient to screen the use from the adjacent residence at all times of the year shall be provided. When abutting a commercial property a fence is required.
  - ii. No vehicle or equipment shall be parked on the premises other than those utilized by employees, used by the business, or awaiting service. No vehicle or equipment shall be parked or be waiting service longer than fifteen (15) days. Vehicles and equipment, if required to be licensed, shall display current licenses.
  - iii. Junk yards and/or auto salvage is prohibited.
  - iv. Exterior storage other than vehicles and equipment being repaired shall be limited to service equipment and incidental, seasonal, and occasional items offered for sale.
  - v. The storage of new tires, batteries and other such items for sale outside the building is allowed only during hours of business operation.
  - vi. Business activities such as automatic car and truck wash, rental of vehicles, equipment or trailers, and general retail sales may be allowed. Outdoor storage of used tires may be allowed, provided tires are stored in a completely enclosed structure approved by the City and a written plan to regularly dispose of used tires is filed with the application for conditional use permit required under this Section.
- F. Veterinary clinic, animal care, animal shelter, pet daycare, pet training, or animal hospital.
- G. Mini Storage / Auto Condos

*Accessory Uses:*

- A. Freight and yard equipment;
- B. Outdoor Auto, Truck, Recreational Vehicle and Equipment Sales and Display;
- C. Outdoor Storage;
- D. Barbed-wire Fencing

Subd. 5 Lot Requirements and Setbacks. The following requirements and setbacks are the minimum amount allowed in the I-1 District, with the exception of "Lot Coverage" which shall

be the maximum amount allowed:

- |                     |   |
|---------------------|---|
| A. Lot Area:        | 87,120 square feet (2 acres)  |
| B. Lot Width:       | 200 feet  |
| C. Lot Coverage:    | 80%   |
| D. Building Height: | 40 feet (principal structure)<br>Two-thirds of the height of the principal structure<br>(accessory structure) |

E. Setbacks:

Principal Structures:

- |                   |  |
|-------------------|--|
| Front yard:       | 30 feet  |
| Side yard:        | <u>10</u> <del>15</del> -feet  |
| Street side yard: | 30 feet  |
| Rear yard:        | <u>30</u> <del>50</del> feet   |
|                   | <u>50</u> <del>75</del> feet (if adjacent to a residential district) |

Accessory Structures:

- |                   |                              |
|-------------------|------------------------------|
| Front yard:       | Not permitted in front yards |
| Side yard:        | 10 feet                      |
| Street side yard: | 30 feet                      |
| Rear yard:        | 10 feet                      |
| Alley rear yard:  | 10 feet                      |

Subd. 6 Architectural Standards and Guidelines for the I-1 District.

A. Exterior Wall Finish.

1. Required Materials. All exterior wall finishes on any building structure shall be constructed of the following materials or combination of materials:

- a. Brick
- b. Stone
- c. Glass
- d. Textured masonry units
- e. Wood, consisting of lap siding and painted
- f. Stucco
- g. Tilt up concrete panels
- h. Prefabricated steel or sheet metal panels or pre-engineered buildings, subject to the accent materials requirements in subsection (2) below. The lot shall be landscaped as required by the City which solely reserves the right to require additional landscaping in exchange for allowing the pre-engineered or prefabricated application.
- i. Fiber cement or cement/concrete board lapsiding
- j. Metal subject to the accent materials requirements in subsection (2) below, and the following limitations:
  - Aluminum is prohibited in any form.
  - Minimum metal gauge of 24.
  - Metal roofing shall feature standing seams, concealed fasteners, and guards above building openings to prevent snow from accumulating in entrances.

2. Accent Materials. When required based on subsection (1) above, accent material must occupy up to 25 percent of a building's street-facing façade(s). These may include:

- a. Brick
- b. Stone
- c. Textured masonry units
- d. Stucco
- e. Windows
- f. Doors
- g. Canopy, portico, overhang or arch over the main entry
- h. Similar materials as approved by the City

3. Prohibited Materials. The following materials may not be used in any visible exterior application except when specifically permitted by the City in areas with limited public view or accent areas:

- a. Unadorned plain or painted concrete block
- b. Painted brick
- c. Unfinished, corrugated, or galvanized metal panels.
- d. Reflective glass
- e. Aluminum, vinyl, fiberglass, asphalt or fiberboard siding

B. Color. Colors shall be harmonious and consist of muted colors with low reflectance. Recommended colors include browns, grays, tans, beiges and dark or muted greens, blues and reds. Bright or brilliant colors and sharply contrasting colors may be used only for accent purposes.

C. Entries. The main entrance should always face the primary street and shall be placed at grade. Main entries must be designed with one or more of the following:

1. Canopy, portico, overhang or arch above the entrance. If used, these projections shall be permitted to encroach up to ten (10) feet into the required front yard setback.
2. Recesses or projections in the building façade surrounding the entrance
3. Peaked roof or raised parapet over the door
4. Display windows surrounding the entrance
5. Architectural detailing such as tile work or ornamental moldings

## **II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 367**

**AN ORDINANCE AMENDING SECTION 1245.03 OF THE CITY CODE RELATING TO ARCHITECTURAL STANDARDS FOR COMMERCIAL DISTRICTS. THE STRUCK-OUT TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1245.03, RELATING TO ARCHITECTURAL STANDARDS FOR COMMERCIAL DISTRICTS, SHALL BE AMENDED AS FOLLOWS:**

1245.03 Architectural Standards and Guidelines for Commercial, Office/Institutional and Multifamily Development. and ~~Business Industrial.~~

Subd. 1 Purpose and Intent. The City of Norwood Young America recognizes that the visual character of the City is an important attribute of its quality of life. The City intends that all commercial, ~~and business industrial~~ development within the City should strive towards the highest level of quality in both design and construction. The architectural standards and design guidelines have been established to guide the quality, character and compatibility of new development and redevelopment within the City.

Subd. 2 Applicability. The provisions of this Section shall apply to all new construction of commercial, ~~business industrial~~, office/institutional and multifamily development. Within each zoning district, the standards shall be in addition to the underlying requirements. The following activities are exempt from design review unless staff determines that the project creates a significant change in the design characteristics of the development:

- A. Internal alteration to buildings that do not result in a change to the building height, roof line or footprint.
- B. Replacement or repair of existing materials
- C. The standards shall apply only to the building or site elements being developed or altered.

Subd. 3 Building Material and Detail.

- A. *Exterior Wall Finish.* All exterior wall finishes on any building structure shall be constructed of the following materials or combination of



materials:

1. Brick
2. Stone
3. Glass
4. Textured masonry units
5. Wood, consisting of lap siding and painted
6. Stucco
7. Tilt up concrete panels
8. ~~Prefabricated steel or sheet metal panels or pre-engineered buildings for Permitted Industrial Uses in the B-1 District only, assuming that permitted materials listed in 1-7 above shall occupy 100% of the street-facing side(s) of the building and the lot shall be landscaped as required by the City which solely reserves the right to require additional landscaping in exchange for allowing the pre-engineered or prefabricated application. Commercial uses (retail or service occupying fifty percent or more of the site) are specifically excluded from this clause (1245.03, A, 10) as may be amended.~~
8. Fiber cement or cement/concrete board lapsiding
9. Metal subject to the following limitations:
  - a. Aluminum is prohibited in any form.
  - b. Minimum metal gauge of 24.
  - c. Concealed fasteners required.
  - d. Horizontal application is required, that is lapsiding versus vertical steel panel.
  - e. When façade of the building faces a public right of way; a minimum of twenty-seven percent (27%) of the façade must be transparent (e.g. window, door openings) and twenty-five percent (25) must be an accent material consisting of brick, stone, textured masonry units, or stucco.
  - f. Portions of facades not facing public streets are exempt from subsection (e) relating to transparency and accent material.
  - g. Metal roofing shall feature standing seams, concealed fasteners, and guards above building openings to prevent snow from accumulating in entrances.

Accent material may occupy up to 25 percent of the building's façade. These may include:

1. Metal
2. Glass Block
3. Spandrel glass
4. Similar materials as approved by the City

The following materials may not be used in any visible exterior application except when specifically permitted by the City in areas with limited public view or accent areas:

1. Unadorned plain or painted concrete block
2. Painted brick
3. Unfinished, corrugated, or galvanized metal panels.

4. Reflective glass
5. Aluminum, vinyl, fiberglass, asphalt or fiberboard siding

- B. *Color.* Colors shall be harmonious and consist of muted colors with low reflectance. Recommended colors include browns, grays, tans, beiges and dark or muted greens, blues and reds. Bright or brilliant colors and sharply contrasting colors may be used only for accent purposes.
- C. *Horizontal Articulation.* To avoid long unbroken expanses, building of more than 40 feet in width shall be divided into smaller increments through articulation of the façade. This can be achieved through combinations of the following techniques:
  1. Façade modulation- stepping back or forward or extending a portion of the façade.
  2. Vertical divisions using different textures or materials.
  3. Variation in the rooflines by alternating dormers and stepped roofs, gables or other roof elements to reinforce the modulation or articulation intervals.
- D. *Ground-level Articulation.* The ground level of any multi-story structure shall be visually distinct from the upper stories. This can be achieved through the use of one or more of the following techniques. Others that may meet the objective shall be reviewed and approved by the Planning Commission:
  1. An intermediate cornice line
  2. A sign band
  3. An awning arcade or portico
  4. A change in the building materials, texture or detailing
  5. A change in window shape or treatment
- E. *Entries.* The main entrance should always face the primary street and shall be placed at grade. Main entries shall be designed with one or more of the following:
  1. Canopy, portico, overhang or arch above the entrance
  2. Recesses or projections in the building façade surrounding the entrance
  3. Peaked roof or raised parapet over the door
  4. Display windows surrounding the entrance
  5. Architectural detailing such as tile work or ornamental moldings
- F. *Building Placement.* All buildings in the General Commercial District shall be located as close as possible to the front yard setback line and building entrances shall be as close as possible to abutting streets. Parking shall be to the rear or side of the building to the greatest extent possible.
- G. ~~Pre-fabricated and/or pre-engineered buildings are prohibited in the C-2 and B-I Districts, except as provided under 1245.03, Subd. 3, A, 10. Pre-fabricated buildings are those primarily built in a factory off-site and then shipped to and assembled on site. Pre-engineered buildings are products generally designed by manufacturers according to standard design models as opposed to buildings designed by a stand-alone architect and project engineer who select/employ materials from a variety of independent sources for the specific needs of the property and building.~~

Subd. 4 Loading and Refuse Areas. Screening of service yards, refuse, and waste-removal areas,

loading docks, truck parking areas, and other areas which tend to be unsightly shall be accomplished by use of walls, privacy fencing, dense planting, or any combination of these elements. Screening shall block views from public right-of-way.

Subd. 5 Lot Frontage and Parking Location.

- A. *Highway 212 and Highway 5 Corridor.*
  - 1. In any lot that abuts Highway 212 or Highway 5, directly, the lot line abutting the highway shall be considered the front lot line.
  - 2. In any lot that abuts either an access boulevard parallel to Highway 212 or Highway 5, the lot line abutting the boulevard shall be considered the front lot line.
  - 3. The majority of parking shall be located to the side or rear yards of the building.
- B. *All other non-commercial districts listed under the provisions of this section.* Parking areas should be distributed around large buildings in order to shorten the distance to the entrance and to other buildings and reduce the overall scale of the paved surface. No more than 50 percent of the parking area for the site shall be located between the front façade of the principal building and the primary abutting street.

Subd. 6 Franchise Architecture. Franchise architecture (building design that is trademarked or identified with a particular chain or corporation and is generic in nature) shall be incorporated in such a manner to comply with the design standards of this Section.

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 368**

**AN ORDINANCE AMENDING SECTION 1245.04 OF THE CITY CODE RELATING TO ACCESSORY STRUCTURES. THE STRUCK OUT TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1245.04, SUBD. 2, RELATING TO ACCESSORY STRUCTURES, SHALL BE AMENDED AS FOLLOWS:**

1245.04 Accessory Structures

Subd. 2 General Provisions.

- A. *Structures ~~120-200 Square Feet or Less.~~ Structures sized ~~120~~ 200 square feet or less shall be subject to an administrative permit, and are exempt from this Section, except those standards relating to required setbacks and number of total detached structures allowed.*

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 369**

**AN ORDINANCE AMENDING SECTION 1245.05 OF THE CITY CODE RELATING TO FENCES. THE ~~STRUCK OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1245.05, RELATING TO FENCES, SHALL BE AMENDED AS FOLLOWS:**

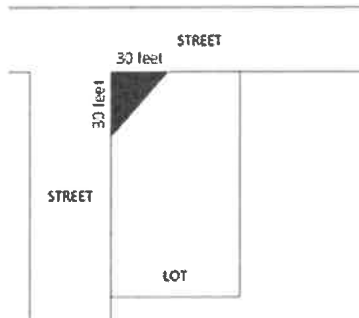
**1245.05 Fences**

Subd. 1 ~~Building~~ Administrative Permit Required. No fence, except temporary fencing, shall be constructed without ~~an administrative building~~ an administrative permit. A fence that is eight (8) feet in height or greater shall require a building permit. ~~The A permit~~ application shall be accompanied by a plot plan clearly describing the type, location, and method of anchoring the fence.

Subd. 2 Setbacks. Boundary line fences shall may be ~~at least one (1) foot from constructed up to the property line, but no component of any fence may exceed the property line.~~ at least one (1) foot from the property line. ~~except as provided for in Subd. 4 and 5 of this Section. The persons, firms or corporations constructing or causing the construction of such fence shall be responsible for maintaining that part of their property between fence and property line.~~ City staff shall require any applicant for a fence permit to establish the boundary lines of his property by a certificate of survey thereof to be made by any registered land surveyor or by showing the accurate stake markers of the surveyed lot.

Subd. 3 Fencing Conformity. Fencing in all districts shall conform to the following:

- A. Fences in all districts shall be maintained so that the exposed outer/inner surface shall be uniformly painted or stained in a neat and aesthetically acceptable condition.
- B. The side of the fence considered to be the face (finished side as opposed to structural supports) shall face abutting property.
- C. No fence shall be permitted on a public right-of-way or boulevard area.
- D. No fence shall be erected on a corner lot that will obstruct or impede the clear view of an intersection by approaching traffic within a sight triangle defined by measuring thirty (30) feet from intersecting streets.



- E. All snow-stop fencing may be used from November 1 to April 1. No permit shall be required for temporary fencing.
- F. All fencing shall be constructed straight, true, and plum.
- G. Fences which are in need of repair or maintenance through type of construction or otherwise, or are otherwise dangerous to the public safety or general welfare and health are considered a public nuisance and the City may commence proceedings for the abatement thereof under Chapter 6, Nuisance Abatement of the City Ordinance. Electric fences may not be used. Material such as chicken, sheep, or hog wire fencing, barbed wire fencing, or snow fencing will not be allowed as permanent fencing, except as stated in paragraph E in this section.
- H. All fences shall have a gate or opening to allow access from the exterior of the lot.
- I. All fences shall be constructed of durable materials such as treated or painted wood, cedar, chain link, aluminum, wrought iron, and similar materials intended to be used for fencing in urban areas. Agricultural fences, woven wire, electric wire, plastic, and fences made of flimsy or non-traditional materials/items are prohibited. Barbed wire is prohibited in residential districts but may be allowed on the top of fences in commercial and industrial districts as provided under Subd. 5 "Fencing in Commercial, Business, and Industrial Districts".

Subd. 4 Fencing in All Residential and Agricultural Districts.

- A. *Setback and design.* A fence may be located within the rear yard and side yard to a maximum height of six (6) feet up to the point where it is parallel with the front edge of the building. Fences located in front of a dwelling shall not exceed three and one half feet in height, ~~and shall not be placed within two (2) feet of a property line.~~ Fences may be placed in street side corner yards provided the fence is not closer to the front property line than the principal structure at least fifty (50) percent opaque and not more than ~~four (4)~~ six (6) feet in height. A clear sight triangle as defined in Section 1245.05, Subd. 3(D) is required. Fence height shall be measured from grade.
- B. Fences around dog kennels not exceeding one hundred (100) square feet in size, fences around garden fences will not require ~~building a~~ building a permits, but shall adhere to the other regulations of this subdivision.

- C. All garbage can areas in multi-family developments shall be protected by a privacy fence not less than six (6) feet in height. The privacy fence shall be constructed of wood, vinyl or similar, but shall not include chain link with slats. All gates shall have a self-closing and self-latching latch installed on the outside of the fence.

Subd. 5 Fencing in Commercial, Business and Industrial Districts.

- A. Business and industrial fences may be erected up to eight (8) feet in height as measured from grade. Fences in excess of eight (8) feet shall require a conditional use permit.
- B. Business and industrial fences with barbed or razor wire security arms shall be erected a minimum of six (6) feet in height as measured from grade (measured without the security arm) and shall require a conditional use permit. The security arm shall be angled in such a manner that it extends only over the property of the permit holder and does not endanger the public.
- C. ~~Single family residential properties located in the Civic (C), Central Business District (CBD), and Commercial/Industrial (C-I) districts shall conform to the provisions of Subd. 3 of this Section.~~

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 370**

**AN ORDINANCE AMENDING SECTION 1250.07 OF THE CITY CODE RELATING TO ACCESSES. THE ~~STRUCK-OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1250.07, RELATING TO ACCESSES, SHALL BE AMENDED AS FOLLOWS:**

1250.07 Access.

- A. Parking and loading space shall have adequate access from a public right-of-way.
- B. Access drives shall be so located as to minimize traffic and congestion and abnormal traffic hazards. No driveway shall be closer than fifty (50) feet to any right-of-way line of a street intersection.
- C. Access drives shall be located a minimum of five (5) feet from a side property line.
- D. The maximum width for a driveway serving a single-family home shall be twenty-four (24) feet at the property line, and thirty-six (36 feet) within the lot.
- E. Single family properties shall have no more than one (1) driveway per street frontage.
- F. Access drive widths shall not exceed forty (40) feet for multiple family, commercial, or industrial uses. The established width for multiple family, commercial, or industrial uses may be exceeded if the City Engineer finds traffic circulation purposes warrant increased width.
- G. Residential, commercial, and industrial driveways shall be hard-surfaced with materials such as concrete, asphalt, or brick/paver, except that driveways accessed from non-hard-surfaced alleys may be non-hard-surfaced.
- H. Residential parking pads shall be setback a minimum of five (5) feet from side property lines.

**II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor



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Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:

**CITY OF NORWOOD YOUNG  
AMERICA ORDINANCE NO. 371**

**AN ORDINANCE AMENDING SECTION 1255 OF THE CITY CODE RELATING TO LANDSCAPING. THE ~~STRUCK OUT~~ TEXT SHOWS THE DELETED WORDING AND THE UNDERLINED TEXT SHOWS LANGUAGE ADDED TO THE CODE.**

**I. THE CITY COUNCIL OF THE CITY OF NORWOOD YOUNG AMERICA, MINNESOTA TO PROMOTE THE PUBLIC SAFETY, HEALTH, AND WELFARE, HEREBY ORDAINS SECTION 1255, RELATING TO LANDSCAPING, SHALL BE AMENDED AS FOLLOWS:**

1255.01 Intent. The primary purpose of these regulations is to establish minimum standards for landscaping and ground cover to provide an aesthetic environment. These standards shall be implemented concurrently with site plan approval by the city.

1255.02 Landscaping Area. All areas designated to be landscaped and street boulevards that are not devoted to drives, sidewalks, patios or other such uses shall be landscaped. All landscaped areas shall be kept neat, clean and uncluttered. No landscaped area shall be used for the parking of vehicles or the storage or display of materials, supplies or merchandise.

1255.03 Landscape Requirements for All Uses. Ground cover shall be established within one year of issuance of Certificate of Occupancy.

1255.04 Landscape Requirements for New Non-Residential Uses.

- A. Tree planting ~~at the rate of a minimum of eight trees or one tree per 3,000 SF of suitable site area, whichever is greater. Tree spacing must include trees planted at the boulevard, at fifty-foot intervals. Suitable site area shall include all area of the site unoccupied by structures and parking lot, and shall exclude wetlands or other land not suitable for disturbance or tree planting. one (1) tree per 1000 square feet of gross building area;~~ at a rate of one tree per 3,000 SF of suitable site area, whichever is greater. Tree spacing must include trees planted at the boulevard, at fifty-foot intervals. Suitable site area shall include all area of the site unoccupied by structures and parking lot, and shall exclude wetlands or other land not suitable for disturbance or tree planting.
- B. ~~A combination of berming, shrub and tree planting~~ Foundation plantings at a rate of one shrub per ten feet of building frontage and parking lot perimeter. Plantings may be grouped rather than dispersed at ten-foot intervals. Permitted gravel parking areas are exempt from this requirement; and
- C. Berming with low ground cover (slopes shall be no greater than one foot in elevation per three horizontal feet).

1255.05 Landscape Requirements for Expansion of Non-Residential Uses.

- A. Tree planting of a minimum of one (1), ~~or one (1) tree per 1000 square feet of gross expanded building area~~ tree per fifty feet of boulevard. Existing trees

may count toward this requirement if they are in the front or corner side yard; and

- B. Foundation plantings at a rate of one shrub per ten feet of added building and parking lot perimeter. Plantings may be grouped rather than dispersed at ten-foot intervals. Permitted gravel parking areas are exempt from this requirement.

1255.06 Landscape requirements for Multi-Family Residential Uses. Townhomes, manufactured home parks and apartment dwelling structures shall require as a minimum: one (1) new tree per dwelling unit, unless otherwise approved by the City Council.

1255.07 Size Standards. The minimum size of planted trees shall be a minimum two and one half (2 ½) caliper inches for deciduous trees and six feet in height for coniferous trees. Shrubs shall be planted at a minimum of 1/3 of the mature spread and height of typical growth habits.

1255.08 Species. Types of trees allowed shall be species listed on the city landscaping list. Plant species must be tolerant to snow storage, exposure to salt and sun scald in parking areas.

1255.09 Landscape Warranty. All required landscape plants shall be alive and in satisfactory growth for a minimum of two (2) years after planting, or be replaced at the owners expense.

1255.10. Compliance Time Frame. All planting and sodding shall be completed, and all seeding established within one (1) year of issuance of Certificate of Occupancy.

## **II. EFFECTIVE DATE: THIS ORDINANCE IS EFFECTIVE UPON ITS ADOPTION AND PUBLICATION AS PRESCRIBED BY LAW.**

Adopted by the City of Norwood Young America on the 27<sup>th</sup> day of November 2023.

Attest:

\_\_\_\_\_  
Carol Lagergren, Mayor

\_\_\_\_\_  
Andrea Aukrust, City Administrator

Adopted: December 11, 2023

Published:



TO: Mayor Lagergren and City Council

FROM: Karen Hallquist, Community & Economic Development Director

DATE: November 27, 2023

SUBJECT: NYA Planning & Zoning Commission 2024 Goals

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Attached are the 2024 Goals for the Norwood Young America Planning & Zoning Commission.

Information Only



## Norwood Young America Planning & Zoning Commission 2024 Goals

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In 2024, the Planning Commission will continue to conduct public hearings regarding all planning related activities, including but not limited to, amendments to the zoning ordinance, plat approval, variances, conditional use permits, etc. as requested.

Specific proposed projects for 2024 will include:

### **1. Update of the Zoning and Subdivision ordinances**

This project is necessary to help with the clarity and flexibility of code with existing and future development. Staff will be researching options to expedite the process of updating the zoning districts (in particular) by contracting out the entire review rather than piecing out each zone. Specific items to be reviewed in preparation for an overall update include:

- a. Permitted uses in the C-3 Downtown District
- b. Evaluate residential densities by zoning district
- c. Explore potential Subdivision Ordinance updates
- d. Potential updates related to cannabis (if directed to by the City Attorney)

### **2. Identify land to re-guide Medium Density Residential in the Comprehensive Plan**

To accommodate the industrial park expansion, approximately 80 acres of land was reguided from medium density residential to industrial. The Met Council requires the City to have a certain percentage of land designated for housing, to ensure that the City can meet its housing requirement. The Planning Commission will be reviewing the 2040 Comprehensive Plan Future Land Use Map to identify land to re-guide to Medium Density Residential to replace the land that was reguided.

### **3. Rezone PID 586520890**

A large parcel near Young America Lake was given to the City of NYA by the State of MN. The City must make this property a nature park by 2029. The first step is to rezone the property from R-1 to P-1.

### **4. Platting of Tacoma West Industrial Park Expansion**

The Planning Commission will work through the platting process of the Tacoma West Industrial Park Expansion when plans are completed.



**TO:** Honorable Mayor Lagergren and City Council Members  
**FROM:** Mark Streich, PS Director  
**DATE:** November 27, 2023  
**RE:** Quotes for mold remediation

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Enclosed you will find the quotes received for mold remediation at 102 E. Main St. (public facility). Quotes were solicited and two were received.

- Advanta Clean \$13,179.21
- Puro Clean \$28,418.95

**Recommended Motion:**

Motion to approve the quote from Advanta Clean for \$13,179.21 for mold remediation at 102 E. Main Street.

*Norwood Young America*



P R O P O S A L

AdvantaClean of Southwest Minneapolis  
6585 Edenvale Blvd  
Suite 170  
Eden Prairie, MN 55346  
(952) 270-6690  
<https://www.advantaclean.com/>  
Contractor License # BC789655



**Billing/Service Address**

Mark Streich  
102 E Main St  
Norwood Young America, MN  
55368  
(612) 214-7684 (Mobile)  
mstreich@cityofnya.com

Job #	JOB ID 3165864
Date	November 10, 2023
Total	\$13,179.21

This proposal expires on 2/8/2024

Prepared by Scott Dack (scott.dack@advantaclean.com)

**This proposal contains 6 options. Be sure to click the checkboxes below for the options you want to include.**

Item	Description	Qty	Rate	Amount
<input checked="" type="checkbox"/>	LION'S ROOM REMEDIATION			\$2,850.95
	LION'S ROOM REMEDIATION	1		
	Framed or Pole-set 6 Mil Poly Plastic for Containment - per square foot	240		



	Debris Disposal Bags, Rags, Tape, Anti-Microbial Solution, Etc	1		
	Personal Protective Equipment per set	5		
	Equipment Decontamination Fee - Per Piece of Equipment	5		
	600 CFM HEPA Air Scrubber Usage Fees - Includes Pre and Secondary Filter - 1 Unit, 4 Days.	4		
	HEPA Vacuum Usage, Including Bags & Brush Heads - 1 Unit, 1 Day.	1		
	Remediation Supervisor - Full PPE - 8	1		
	Remediation Technician - Full PPE - 8	1		
	Removal & Diposal of Wall Sheetrock along exterior wall floor to ceiling approx. 240 sq.ft.	240		
	Removal & Disposal of Carpet 4' out from exterior wall approx. 120 Sq.Ft.	120		
	<p>LION'S ROOM REMEDIATION</p> <ul style="list-style-type: none"> <li>• Set 6mil. Containment Area with Negative Pressure.</li> <li>• Removal &amp; Diposal of Wall Sheetrock along exterior wall floor to ceiling approx. 240 sq.ft.</li> <li>• Removal &amp; Disposal of Carpet 4' out from exterior wall approx. 120 Sq.Ft.</li> <li>• AdvantaCleaning of all surfaces within Containment Area.</li> <li>• Cleaning includes HEPA Vacuum, Anti-Microbial Solution wipe down &amp; HEPA Vacuum of all surfaces within containment area.</li> </ul> <p>NOTE: All contents must be removed from Remediation Area prior to the start of</p>	1		

	Remediation. AdvantaClean is not responsible for the removal of contents.			
<input type="checkbox"/> ELEVATOR ROOM REMEDIATION				<b>\$2,542.55</b>
	ELEVATOR ROOM REMEDIATION	1		
	Framed or Pole-set 6 Mil Poly Plastic for Containment - per square foot	112		
	Debris Disposal Bags, Rags, Tape, Anti-Microbial Solution, Etc	1		
	Personal Protective Equipment per set	6		
	Equipment Decontamination Fee - Per Piece of Equipment	5		
	600 CFM HEPA Air Scrubber Usage Fees - Includes Pre and Secondary Filter - 2 Units, 4 Days.	8		
	HEPA Vacuum Usage, Including Bags & Brush Heads - 1 Unit, 1 Day.	1		
	Remediation Supervisor - Full PPE - 8	1		
	Remediation Technician - Full PPE - 8	1		
	Removal & Diposal of Wall Sheetrock along exterior wall floor to ceiling on both sides of elevator approx. 112 sq.ft.	112		
	Removal & Disposal of Carpet 4' out from exterior wall approx. 56 Sq.Ft.	56		
	ELEVATOR ROOM REMEDIATION <ul style="list-style-type: none"> <li>• Set 6mil. Containment Area with Negative Pressure.</li> <li>• Removal &amp; Diposal of Wall Sheetrock along exterior wall floor to ceiling on both sides of</li> </ul>	1		

	<p>elevator approx. 112 sq.ft.</p> <ul style="list-style-type: none"> <li>• Removal &amp; Disposal of Carpet 4' out from exterior wall approx. 56 Sq.Ft.</li> <li>• AdvantaCleaning of all surfaces within Containment Area.</li> <li>• Cleaning includes HEPA Vacuum, Anti-Microbial Solution wipe down &amp; HEPA Vacuum of all surfaces within containment area.</li> </ul> <p>NOTE: All contents must be removed from Remediation Area prior to the start of Remediation. AdvantaClean is not responsible for the removal of contents.</p>			
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<input type="checkbox"/> WOMEN'S RESTROOM REMEDIATION			<b>\$944.95</b>	
	WOMEN'S RESTROOM REMEDIATION	1		
	Framed or Pole-set 6 Mil Poly Plastic for Containment - per square foot	40		
	Debris Disposal Bags, Rags, Tape, Anti-Microbial Solution, Etc	1		
	Personal Protective Equipment per set	2		
	Equipment Decontamination Fee - Per Piece of Equipment	2		
	600 CFM HEPA Air Scrubber Usage Fees - Includes Pre and Secondary Filter - 1 Unit, 4 Days.	4		
	HEPA Vacuum Usage, Including Bags & Brush Heads - 1 Unit, 1 Day	1		
	Remediation Supervisor - Full PPE - 5	1		
	<p>WOMEN'S RESTROOM REMEDIATION</p> <ul style="list-style-type: none"> <li>• Set 6mil. Containment Area with Negative Pressure.</li> </ul>	1		

	<ul style="list-style-type: none"> <li>• AdvantaCleaning of all surfaces within Women's Restroom.</li> <li>• Cleaning includes HEPA Vacuum, Anti-Microbial Solution wipe down &amp; HEPA Vacuum of all surfaces within containment area.</li> </ul> <p>NOTE: All contents must be removed from Remediation Area prior to the start of Remediation. AdvantaClean is not responsible for the removal of contents.</p>			
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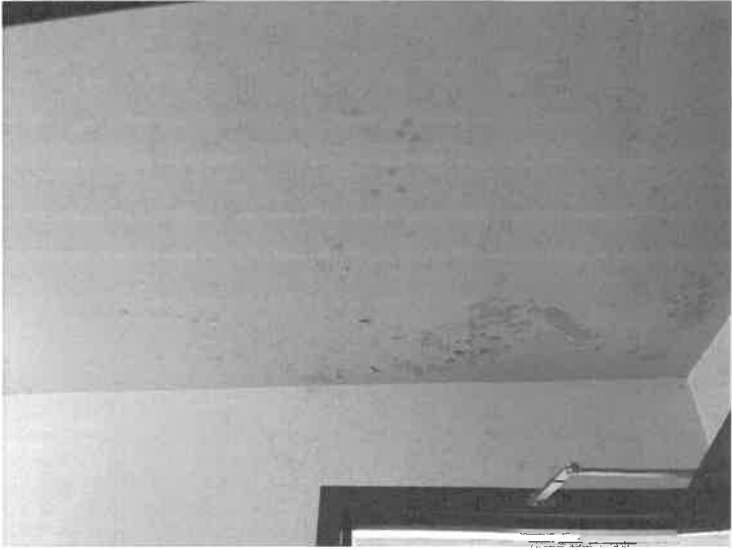
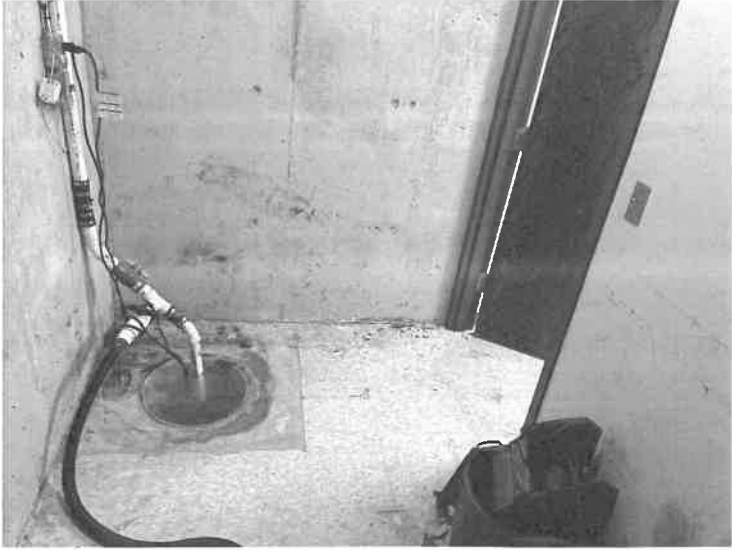
<input type="checkbox"/> MEN'S RESTROOM REMEDIATION				<b>\$3,094.75</b>
	MEN'S RESTROOM REMEDIATION	1		
	Framed or Pole-set Containment System 6 Mil Poly Plastic for Containment - per square foot	40		
	Debris Disposal Bags, Rags, Tape, Anti-Microbial Solution, Etc	1		
	Personal Protective Equipment per set	8		
	Equipment Decontamination Fee - Per Piece of Equipment	5		
	600 CFM HEPA Air Scrubber Usage Fees - Includes Pre and Secondary Filter - 1 Unit, 4 Days.	4		
	HEPA Vacuum Usage, Including Bags & Brush Heads - 1 Unit, 1 Day.	1		
	Remediation Supervisor - Full PPE - 12	1		
	Remediation Technician - Full PPE - 12	1		
	Removal & Disposal of All Wall Sheetrock above Wall Tile approx. 215 Sq.Ft.	215		

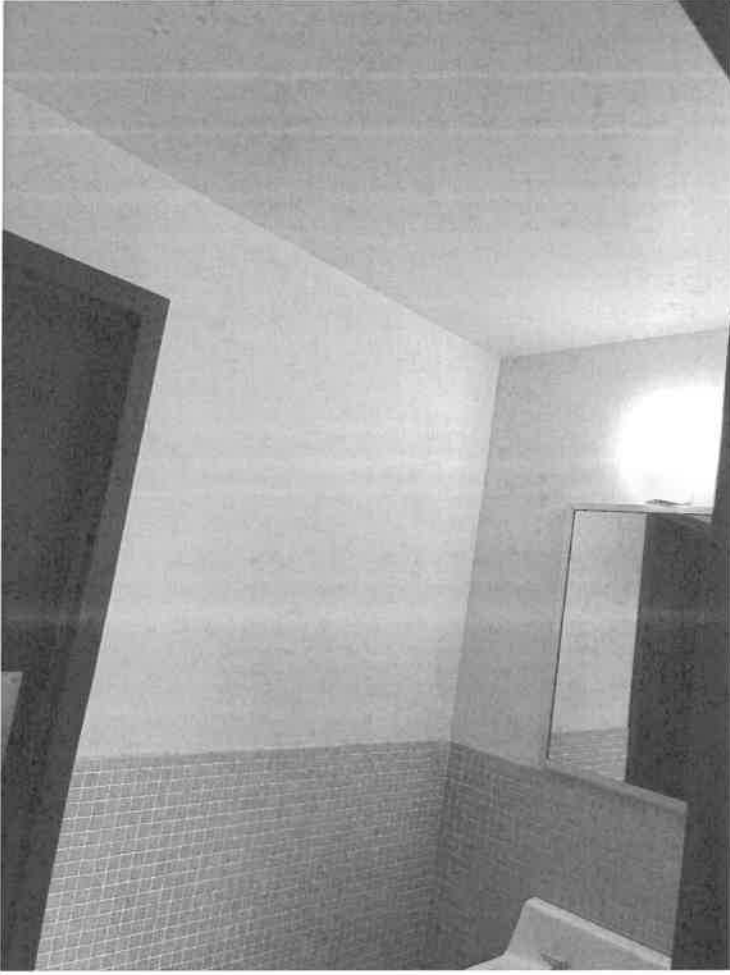
	Removal & Disposal of All Ceiling Sheetrock approx. 58 Sq.Ft.	58		
	<p>MEN'S RESTROOM REMEDIATION</p> <ul style="list-style-type: none"> <li>• Set 6mil. Containment Area with Negative Pressure.</li> <li>• Removal &amp; Disposal of All Wall Sheetrock above Wall Tile approx. 215 Sq.Ft.</li> <li>• Removal &amp; Disposal of All Ceiling Sheetrock approx. 58 Sq.Ft.</li> <li>• AdvantaCleaning of all surfaces within Men's Restroom.</li> <li>• Cleaning includes HEPA Vacuum, Anti-Microbial Solution wipe down &amp; HEPA Vacuum of all surfaces within containment area.</li> </ul> <p>NOTE: All contents must be removed from Remediation Area prior to the start of Remediation. AdvantaClean is not responsible for the removal of contents.</p>	1		
<input type="checkbox"/> PUMP ROOM REMEDIATION				<b>\$2,027.55</b>
	PUMP ROOM REMEDIATION	1		
	Framed or Pole-set 6 Mil Poly Plastic for Containment - per square foot	40		
	Debris Disposal Bags, Rags, Tape, Anti-Microbial Solution, Etc	1		
	Personal Protective Equipment per set	6		
	Equipment Decontamination Fee - Per Piece of Equipment	5		
	600 CFM HEPA Air Scrubber Usage Fees - Includes Pre and Secondary Filter - 1 Unit, 4 Days.	4		

	HEPA Vacuum Usage, Including Bags & Brush Heads - 1 Unit, 1 Day.	1		
	Remediation Supervisor - Full PPE - 8	1		
	Remediation Technician - Full PPE - 8	1		
	Removal & Disposal of Wall Sheetrock on Sink wall up 4' from floor approx. 28 Sq.Ft. NOTE: Sink must be removal prior to the start of Remediation by Authorized Agent. AdvantaClean is not responsible to detach sink.	28		
<input type="checkbox"/> 30 YARD DUMPSTER				<b>\$700.00</b>
	30 YARD DUMPSTER	1		
	Debris Removal / Disposal - Per 30 Yard Dumpster or Dump Trailer	1		
			LION'S ROOM REMEDIATION	\$2,850.95
			ELEVATOR ROOM REMEDIATION	\$2,542.55
			WOMEN'S RESTROOM REMEDIATION	\$944.95
			MEN'S RESTROOM REMEDIATION	\$3,094.75
			PUMP ROOM REMEDIATION	\$2,027.55
			30 YARD DUMPSTER	\$700.00
			Subtotal	\$12,160.75

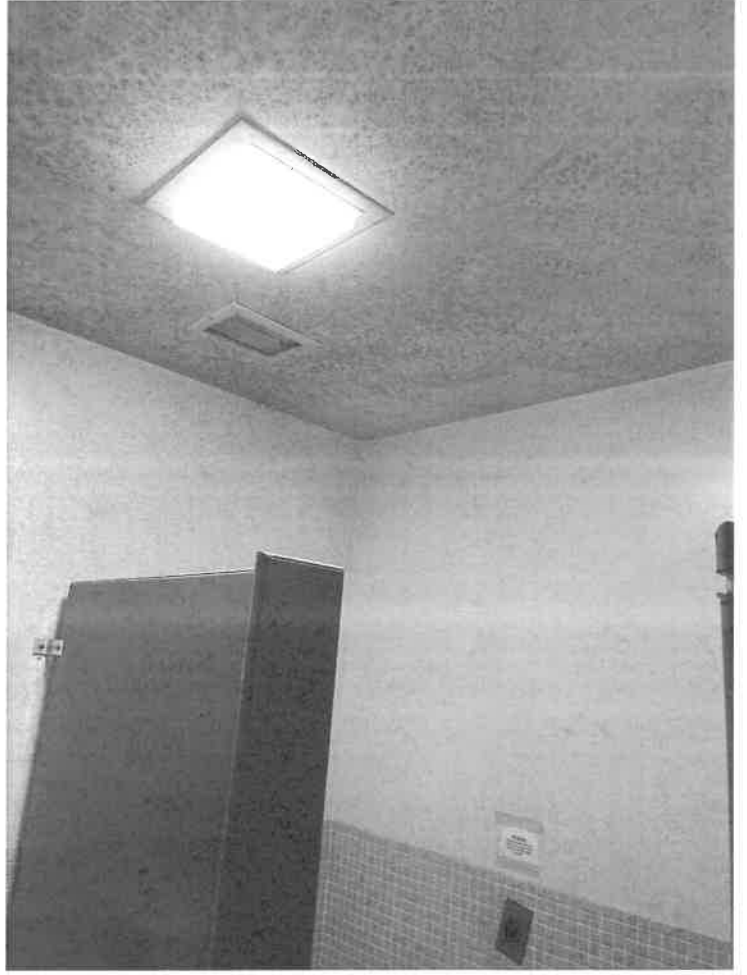
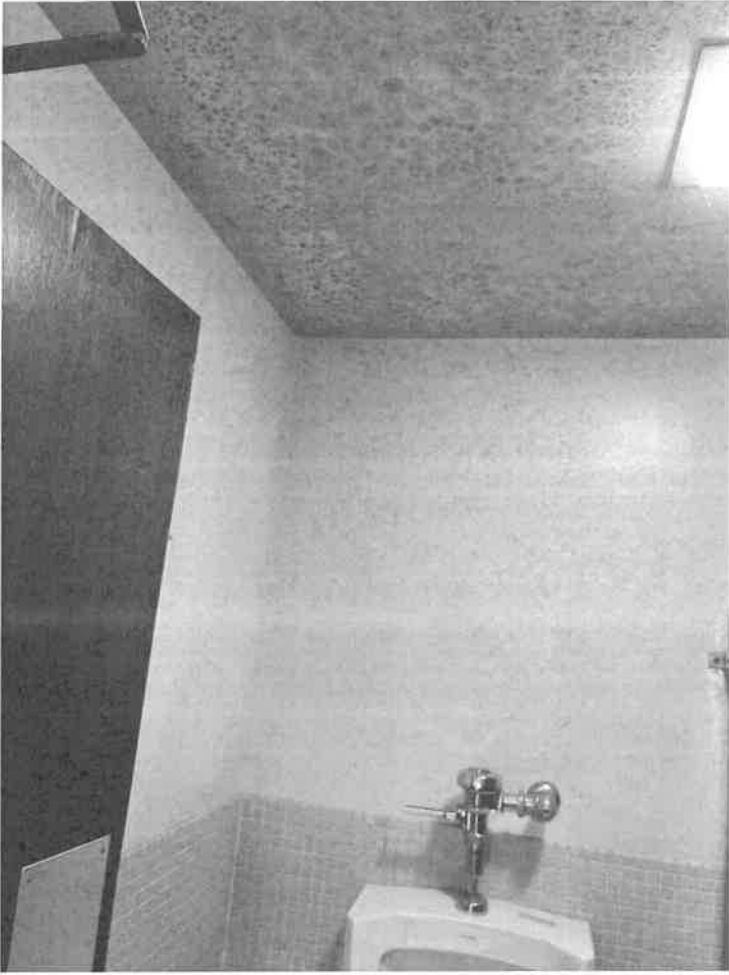
Tax	\$1,018.46
Total	\$13,179.21

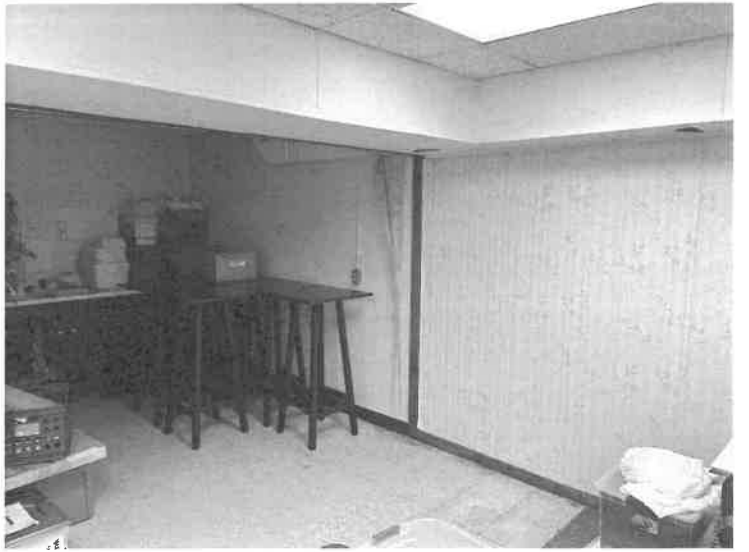
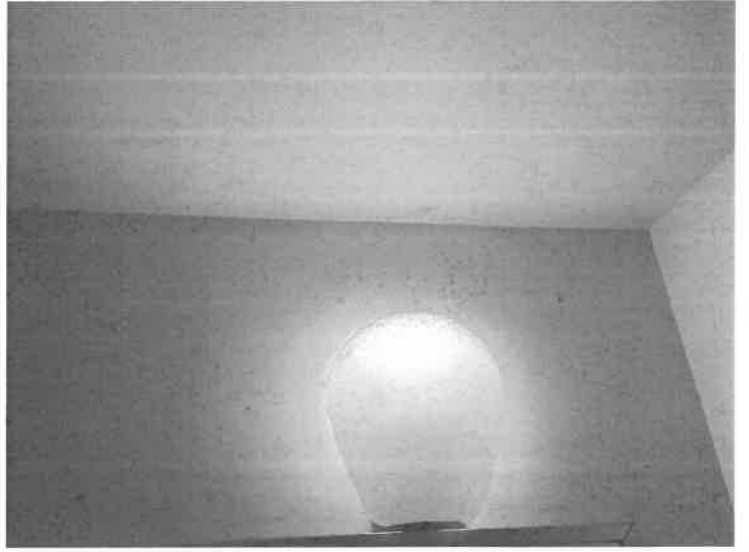
**Notifications** Text message to (612) 214-7684

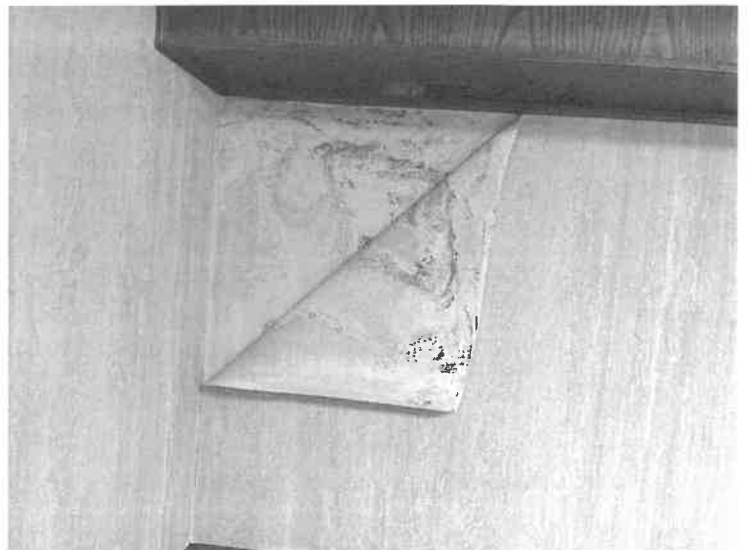
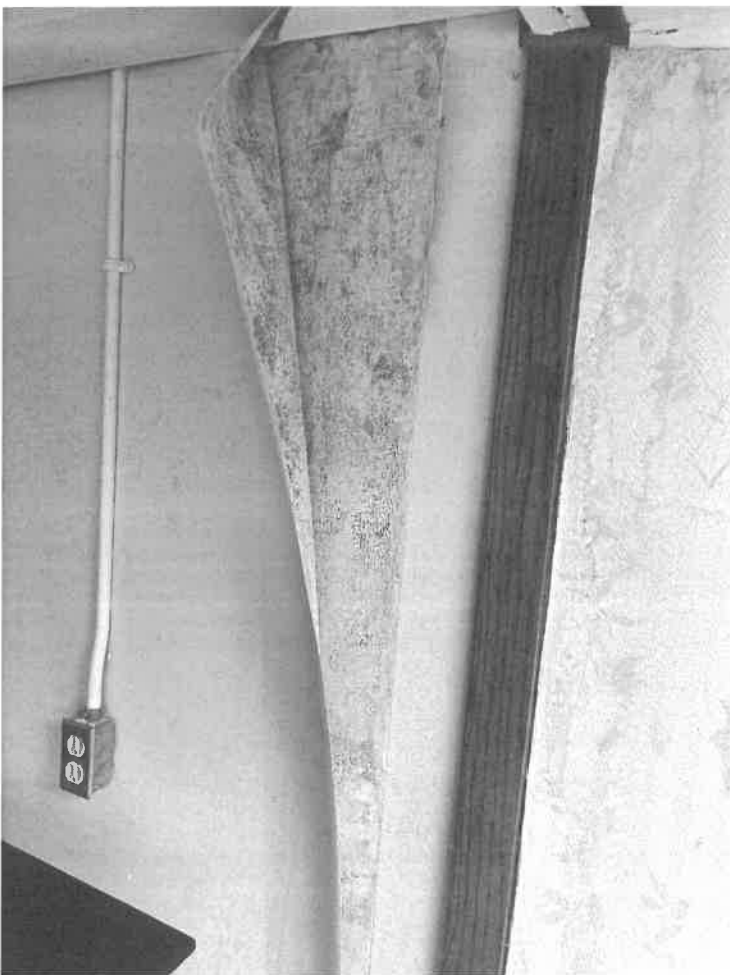
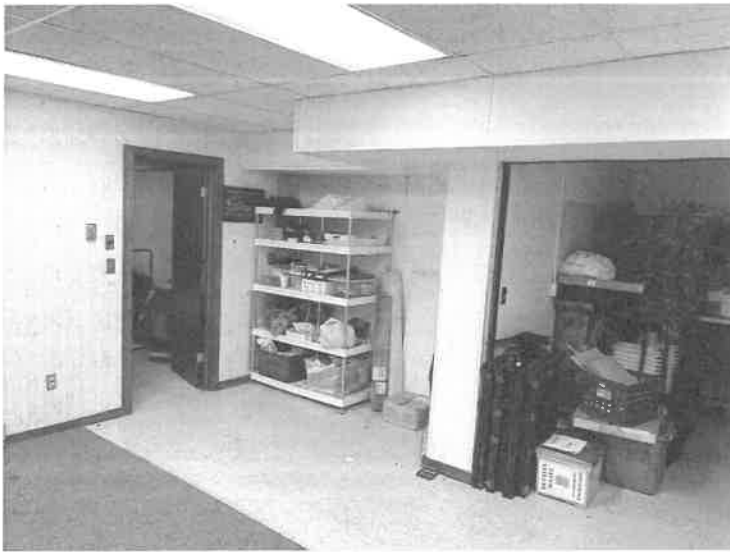












## SCOPE OF WORK

**General Remediation Practices:** AdvantaClean provides mold remediation in accordance with the standards set forth by the IICRC (Institute of Inspection, Cleaning and Restoration Certification) S-520, the EPA (Environmental Protection Agency), and the New York City Department of Health and Mental Hygiene "Guidelines on Assessment and Remediation of Fungi in Indoor Environments". In the absence of a third-party site-specific remediation protocol, the methodology used will depend on our professional opinion, the type of material(s) affected and your exact property.

conditions. Please note that certain techniques may or may not be necessary for your specific project.

**IICRC Condition 1 and PRV:** AdvantaClean will provide mold remediation for the area specified to Condition 1 as defined by the Institute of Inspection, Cleaning and Restoration Certification S-520 ? Standard and Reference Guide for Professional Mold Remediation?, Second Edition, published August 2015. This Standard defines Condition 1 as ?an indoor environment that may have settled spores, fungal fragments or traces of actual growth whose identity, location and quantity is reflective of a normal fungal ecology for a similar indoor environment?. Achievement of Condition 1 will be documented by a third party post remediation verification assessment. The third party assessment shall include bulk air samples, and accredited laboratory analysis. Any cost for the post remediation verification (PRV) shall be between the assessor and the customer.

**Air Scrubbing:** Following all structural detailed cleaning, HEPA filtered air scrubbers shall remain in the work area, running under neutral pressure for 48 hours.

**Stain Remover:** Apply a microbial stain-lightener to the areas with residual staining from advanced microbial growth.

**HVAC System Off:** IF NEEDED - The HVAC System servicing/running through the remediation work area may be shut off during the remediation in order to establish and maintain negative pressure within the containment. Depending on the location of the central HVAC system, this may leave portions of the structure without heat or air for the duration of the remediation process. Depending on the outside conditions at the time remediation is performed, auxiliary temporary climate control may be required during remediation. Costs associated with temporary climate control are not included in this estimate.

**Containment Construction:** Containment systems are constructed using 6-mil poly plastic, spring loaded poles and adhesives. In order for containment to properly serve its intended function of isolating work areas, in almost all cases, it must be sealed to portions of the interior of the building. AdvantaClean will make an effort to keep the adhesives (spray, tape, etc.) that may be used during the containment construction process from damaging as few surfaces as possible. However, unless specifically agreed upon in writing prior to beginning work, AdvantaClean cannot be responsible for damages to trim, paint, wallboard or flooring due to containment construction and adhesion, as proper containment is essential when performing microbial remediation.

**Hidden Damage:** This Scope of Work is based upon visual observations at the time of inspection. Occasionally, hidden or additional damage is discovered during the course of work that could expand the scope or result in additional charges. Should this occur during this project, the owner or owner's agent will be notified and a change order issued and accepted before commencing any additional work.

**No Repairs Included:** This Scope of Work and quote is for Investigative Demolition and Microbial Remediation ONLY. It does not include any replacement of the building materials removed during the remediation process, unless items are specifically outlined above.

## T E R M S   A N D   C O N D I T I O N S

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### ABBREVIATIONS:

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For the purpose of this Contract "AdvantaClean" refers to the service provider whose address appears on the face of this Contract, and "Owner" refers to the Property Owner, or their Authorized Representative, of the subject property. All AdvantaClean Service Providers are Independently Owned and Operated.

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### **EMERGENCY AND LOSS MITIGATION SERVICES LABOR RATE RANGES:**

At the sole discretion of AdvantaClean, in the event that unit pricing is not utilized and labor rates are not specified elsewhere in this proposal, Emergency and Loss Mitigation Services may be billed at the following default labor rate ranges, which may vary from location to location. Cleaning Technician: \$29.75 - \$42.50 per hour, Emergency Technician: \$42.50 - \$59.50 per hour, Skilled Labor: \$48.50 - \$67.50 per hour, Site Supervision: \$79.50 - \$92.50 per hour, Executive Supervisor: \$118.00 - \$139.00 per hour

For Specialty Services (mold remediation/trauma clean-up/abrasive blasting, for example) special rates may apply. After-Hours Rates shall be the base rate times a multiple of 1.5. Materials and specialty trade Contractors shall be billed at cost plus twenty percent (20%). All rates are subject to change without notice.

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### **SCOPE OF WORK:**

Emergency and Loss Mitigation Services may include, but are not limited to soft demolition, removal of wet building materials, structural drying, contents pack-out, moving, storage, contents cleaning and restoration, sealing of walls and ceilings, mold remediation, carpet/upholstery/air duct cleaning, roof tarp, temporary roof repair, board up, provision of temporary power, etc.

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### **EQUIPMENT:**

Rental rates for typical equipment shall be established by Xactimate. Equipment rental is charged per 24-hour period, and any portion of a day shall be charged as a full day. Owner agrees to reimburse AdvantaClean for the full replacement cost of any equipment that is damaged and/or missing from the property at pick up. In the event that the occupant or others turn off equipment without direction from, or notification to, AdvantaClean, billing shall continue until pick up. All rates are subject to change without notice.

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### **CONTRACT:**

This document is a binding Contract between AdvantaClean and Owner. Upon execution of this Contract, AdvantaClean will incur both direct and indirect costs associated with this project. In the event of termination of Contract by Owner, AdvantaClean shall be paid immediately the greater of (a.) the prorated value of work completed on behalf of the project including any labor, materials, research, supervision, direct overhead, handling, taxes, pick-up, shipping, delivery and cost of capital; or (b.) liquidated damages not to exceed ten percent (10%) of the Contract amount. While AdvantaClean is performing the work, Owner shall not enter into a Contract with any other service provider for any other work at the subject property that interferes with AdvantaClean's ability to perform the work. AdvantaClean reserves the right to refuse to perform all or part of the scope of work at its sole discretion.

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### **COMPLETION OF WORK:**

AdvantaClean will complete the work as soon as practically possible. However, unless otherwise specified, AdvantaClean does not agree to guarantee that the work will be completed by or within any particular time.

### **SCHEDULE OF PAYMENTS:**

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The amount of deposits and schedule of payments may vary on a job-by-job basis. However, all jobs are due and payable in full upon completion. For any jobs with insurance proceeds, full payment is due and payable within three days of receipt by Owner from the Insurance Company. It is the responsibility of the Owner to make all insurance drafts liquid and available to remit, free and clear of all third party assignments, specifically the mortgage company, immediately upon receipt of said draft.

### **CREDIT AND COLLECTIONS:**

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Owner authorizes AdvantaClean to perform routine credit history investigation at any time prior to or during this project. In the event of non-payment within terms, AdvantaClean reserves the right to file a Mechanics Claim of Lien for the full amount of work. Delinquent accounts may be turned over to the three major credit reporting agencies, which could have a negative impact on Owner's credit rating. All accounts over ten (10) days past due will be subject to a one and one-half percent (1.5%) service charge per month or up to the maximum permitted in the jurisdiction of the property. In the event of any legal actions, AdvantaClean shall be entitled to collect attorney's fees and all costs of collection. The sole and exclusive venue for any legal action arising from this Contract shall be in the county of the respective AdvantaClean office. As the Owner or Authorized Representative, I/We/Us jointly and severally personally guarantee payment under this agreement.

### **ACCESS:**

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Owner is obligated to provide reasonable access to the subject property for the purpose of performing the work without delay. Owner authorizes free use of all available utilities including electricity, water, gas, or oil for heating and sanitary facilities. In the event Owner has vacated the property during the course of the work, Owner agrees to arrange for AdvantaClean to escort Owner to inspect the property during the structural phase to ensure the safety of Owner. Owner agrees to pay additional charges incurred as a result of their failure to provide responsible or scheduled access.

### **LIMITS OF LIABILITY:**

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Notwithstanding other specific arrangements, AdvantaClean limits its responsibility for any and all claims of missing or damaged personal property to an aggregate amount of \$250.00 per Contract. It is the sole responsibility of Owner to inspect personal property for damage or to review any inventory list and document condition prior to and pursuant to handling. Owner agrees to report any claims of damages within 72 hours of handling. Any damage claims after 72 hours will not be considered. AdvantaClean is not responsible for the consequential damages to landscaping, driveways, and walkways, or for damages due to water infiltration or freezing during the course of the work. AdvantaClean expressly declines any liability for mold, fungus, or microbial proliferation pursuant to, or resulting from our work.

## **SUPERVISION:**

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AdvantaClean will provide adequate supervision of the work to ensure quality control, direction and safety. Owner is obligated to be available for on-site discussion during the course of the work, as some items in the scope of work require approval by Owner. In the event Owner is not available for such approval, Owner authorizes AdvantaClean to make the necessary decisions so as not to delay the project.

## **PETS:**

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Owner is responsible to provide adequate means of pet control to ensure the safety of both the animal and AdvantaClean staff. Pet control includes, but is not limited to, containment of all animals, provision of power and protection of fish tanks and aquariums, and removal of animals from work areas. Owner agrees to notify AdvantaClean of any dangerous animals on or near the property.

AdvantaClean assumes no liability for injury, death or loss of pets.

## **WORKING HOURS:**

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Normal working hours are Monday through Friday from 7:00 AM to 5:00 PM. Any work, meetings, discussions or consultation outside of these hours may represent additional charges to Owner and are due and payable upon demand.

## **WARRANTY:**

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Unless provided under separate cover, no warranty, either expressed or implied, exists in connection with AdvantaClean's services. If AdvantaClean is directed and/or otherwise prevented from completing the work within the prevailing standard of care, AdvantaClean shall not be responsible for any subsequent defects that arise. Claims for defective workmanship must be forwarded immediately in writing to the respective AdvantaClean office for consideration. AdvantaClean reserves the exclusive right to cure any defects within 60 days of receipt of said notice. AdvantaClean must be provided reasonable and scheduled access to complete the work. No call back repairs will be considered on any account with an outstanding past due balance.

E A C H A D V A N T A C L E A N L O C A T I O N I S  
I N D E P E N D E N T L Y O W N E D A N D O P E R A T E D

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[Click here](#) if you no longer wish to receive notifications or related information about this proposal.



Insured: Joe Decker  
 Property: Docusketch  
 Docusketch, AK 55368 Business: 10  
 NE 1st. Ave.  
 Norwood Young America, MN 55368

Cellular: (612) 358-9192  
 E-mail: jdecker.cityofnya@gmail.com

Claim Rep.: Rob Latham

Estimator: Rob Latham

Claim Number: N/A	Policy Number: N/A	Type of Loss: Cat 3	
Coverage		Deductible	Policy Limit
Dwelling		\$0.00	\$0.00
Other Structures		\$0.00	\$0.00
Contents		\$0.00	\$0.00

Date Contacted: 9/21/2023 1:44 PM  
 Date of Loss: 9/21/2023 12:00 AM  
 Date Inspected: 9/25/2023 1:57 PM  
 Date Received: 9/21/2023 1:43 PM  
 Date Entered: 9/27/2023 12:06 AM

Price List: MNMN8X\_NOV23  
 Restoration/Service/Remodel  
 Estimate: 09-23-1255-0012-MLD  
 Depreciate Material: Yes  
 Depreciate Non-material: Yes  
 Depreciate Removal: No  
 Depreciate O&P: No  
 Depreciate Taxes: Yes

**09-23-1255-0012-MLD Source - DocuSketch 1st Floor**

**1st Floor**

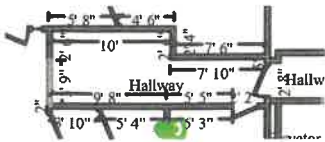
CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
<b>**SITE PROVISIONS**</b>							
1.	DMO	DUMP>					
		- Dumpster load - Approx. 30 yards, 5-7 tons of debris					
		1 1.00 EA		655.33+	0.00 =	0.00	655.33
<b>**TESTING**</b>							
2.	HMR	EVAL					
		+ Hazardous Material/Mold Evaluation (Bid Item)					
		2 2.00 EA [*]		0.00+	450.00 =	66.38	966.38
3rd party post mold clearance testing.							
3.	WTR	TESTATP					
		+Contamination - on-site ATP testing					
		6 6.00 EA		0.00+	35.87 =	15.87	231.09
6 swabs post cleaning							
In house testing to show surface is clean							
<b>**PERSONAL PROTECTIVE EQUIP ENT**</b>							
4.	WTR	PPE					
		+Add for personal protective equipment (hazardous clean )					



		8	8.00 EA	0.00+	13.10 =	7.73	112.53
5. WTR	PPEGHD		+ Personal protective gloves - Heavy duty (per pair)				
		4	4.00 EA	0.00+	6.84 =	2.02	29.38
6. WTR	PPEG6		+ Personal protective gloves - Disposable (per pair)				
		100	100.00 EA	0.00+	0.41 =	3.02	44.02
7. WTR	PPERF		+ Respirator - Full face - multi-purpose resp. (per day)				
		4	4.00 DA	0.00+	7.61 =	2.24	32.68
8. WTR	PPERC		+ Respirator cartridge - HEPA only (per pair)				
		4	4.00 EA	0.00+	15.59 =	4.60	66.96
9. WTR	FHEPA		+ Add for HEPA filter (for negative air exhaust fan)				
		2	2.00 EA	0.00+	210.31 =	31.02	451.64
10. WTR	FHEPA<		+ Add for HEPA filter (for canister/backpack vacuums)				
		1	1.00 EA	0.00+	83.58 =	6.16	89.74
11. WTR	EQD		+ Equipment decontamination charge - per piece of equipment				
		3	3.00 EA	0.00+	46.22 =	10.23	148.89
Hepa Vacuum Air Scrubber x 2							
<b>Total: 1st Floor</b>						<b>149.27</b>	<b>2,828.64</b>

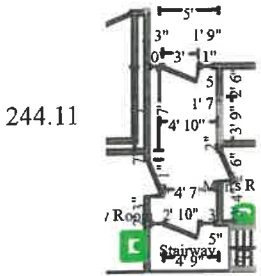
**Hallway**

**Height: 8'**



323.26 SF Walls	92.39 SF Ceiling
415.65 SF Walls & Ceiling	92.39 SF Floor
10.27 SY Flooring	39.63 LF Floor Perimeter
44.42 LF Ceil. Perimeter	

<b>Door</b>	<b>2' 7 3/4" X 6' 7 1/8"</b>	<b>Opens into HALLWAY_2</b>
<b>Door</b>	<b>2' 1 11/16" X 6' 9 7/8"</b>	<b>Opens into WOMENS_ROOM</b>



244.11

**Subroom: Hallway (1)**

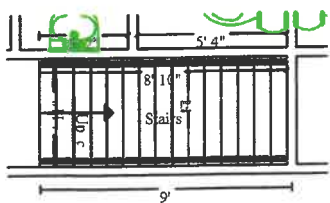
**Height: 8'**

168.42 SF Walls	75.70 SF Ceiling
75.70 SF Floor	
8.41 SY Flooring	22.42 LF Floor Perimeter
33.79 LF Ceil. Perimeter	

- Missing Wall 3' 9" X 8' Opens into HALLWAY
- Window 10" X 6' 5 3/16" Opens into MAIN
- Door 3' X 6' 10 5/16" Opens into MAIN
- Window 11" X 6' 7 15/16" Opens into MAIN
- Door 3' 5/8" X 6' 8 5/16" Opens into UTILITY\_ROOM
- Window 1' 13/16" X 6' 3 3/16" Opens into STAIRWAY
- Door 2' 10" X 6' 9 1/8" Opens into STAIRWAY
- Window 1' 1 7/16" X 6' 3 9/16" Opens into STAIRWAY
- Door 2' 5 7/8" X 6' 7 15/16" Opens into MAIN

CAT	SEL	ACT DESCRIPTION	RESET	REMOVED	REPLACE	TAX	TOTAL	
**	it **							
12.	WTR	BARRZ+ + Peel & seal zipper - heavy duty		0.00+	18.09 =	2.67	38.85	
13.	WTR	BARR + Containment Barrier/Airlock/Decon. Chamber		0.00+	1.28 =	9.44	137.44	
14.	WTR	NAFAN + Negative air fan/Air scrubber (24 hr period) - No monit.		0.00+	78.56 =	40.56	590.48	
<b>Totals: Hallway</b>							<b>52.67</b>	<b>766.77</b>

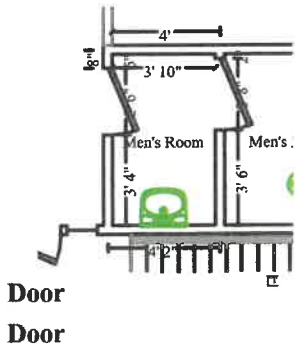
Air scrubber while performing demolition. Engineering control for Cat 3 Demo  
1 air scrubber x 7 days



**Stairs**

**Height: Non-Standard**

Missing Wall CAT	SEL	3' 10 11/16" X 8'		Opens into STAIRWAY			
		ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
<b>** Containment **</b>							
15. WTR	BARRZ+	+ Peel & seal zipper - heavy duty		0.00+	18.09 =	2.67	38.85
	2	2.00 EA					
16. WTR	BARR	+ Containment Barrier/Airlock/Decon. Chamber		0.00+	1.28 =	7.55	109.95
	8*10	80.00 SF					
Decon chamber							
<b>Totals: Stairs</b>						<b>10.22</b>	<b>148.80</b>



**Men's Room**

**Height: 8'**

128.39 SF Walls	24.34 SF Ceiling
152.73 SF Walls & Ceiling	24.34 SF Floor
2.70 SY Flooring	15.22 LF Floor Perimeter
20.37 LF Ceil. Perimeter	

**Door**  
**Door**

**2' 7 15/16" X 6' 9 1/8"**  
**2' 5 7/8" X 6' 7 15/16"**

**Opens into MENS\_ROOM\_2**  
**Opens into HALLWAY**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
<b>**PLUMBING**</b>							
17. PLM	SNKWM	Remove Sink - wall mounted		1	1.00 EA 57.48+	0.00 =	0.00 57.48
18. PLM	PTRAP	Remove P-trap assembly - ABS (plastic)		1	1.00 EA 11.50+	0.00 =	0.00 11.50
19. PLM	SUP	Remove Plumbing fixture supply line		1	1.00 EA 7.67+	0.00 =	0.00 7.67

**CONTINUED - Men's Room**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
20. PLM	CAPC	+ Water line copper cap/plug - per cap		0.00+	45.75 =	0.23	91.73
	2	2.00 EA					

Sink Hot & Cold  
\*\*FIXTURES\*\*

21. TBA	MIR		+ Bathroom mirror - w/metal frame - surface mtd - Commercial						
		2*2	4.00 SF		0.00+	31.29 =	5.58	130.74	

22. LIT	SCON		- Remove Light fixture - wall sconce						
		1	1.00 EA	12.78+	0.00 =	0.00	12.78		

23. FNHSDISP			- Remove Soap/hand sanitizer dispenser - wall mounted						
		1	1.00 EA	11.50+	0.00 =	0.00	11.50		

**\*\* FIXTURE CLEANING \*\***

**Fixture cleaning if you would like to salvage the components for reinstall.**

24. CLNFAU			+ Clean sink faucet						
		1	1.00 EA	0.00+	13.98 =	1.03	15.01		

25. CLNMIR			+ Clean mirror						
		1	1.00 SF	0.00+	1.03 =	0.08	1.11		

26. CLNSNK			+ Clean sink						
		1	1.00 EA	0.00+	18.79 =	1.39	20.18		

27. CLNLIT			+ Clean light fixture						
		1	1.00 EA	0.00+	15.29 =	1.13	16.42		

**\*\*DOORS\*\***

28. FNHCDC			- Remove Door closer - Commercial grade						
		1	1.00 EA	22.99+	0.00 =	0.00	22.99		

29. DOR	SD3FR		- Remove Steel door, 3' x 7' - fire rated						
		1	1.00 EA	22.99+	0.00 =	0.00	22.99		

Door Panel

30. DOR	SDF3		- Remove Steel door frame - 3' opening						
		1	1.00 EA	28.75+	0.00 =	0.00	28.75		

31. FNHDSTP			- Remove Door stop - wall or floor mounted						
		1	1.00 EA	7.67+	0.00 =	0.00	7.67		

32. CLNOP			+ Clean door / window opening (per side)						
		2	2.00 EA		0.00+	18.79 =	2.77	40.35	

33. CLNDORH			+ Clean door hardware						
		1	1.00 EA	0.00+	9.57 =	0.71	10.28		

34. CLNDOR			+ Clean door (per side)						
		2	2.00 EA		0.00+	10.35 =	1.53	22.23	

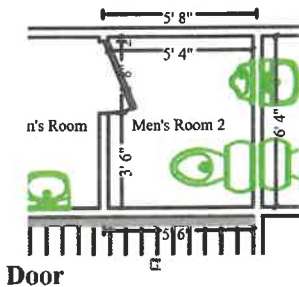
**\*\*CEILING\*\***

35. HMR	DRYWS		- Tear out wet drywall, cleanup, bag - Cat 3						
	C	24.34	SF		2.34+	0.00 =	0.31	57.27	

**CONTINUED - Men's Room**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					

36. CLNJST+	+ Clean floor or roof joist system - Heavy				C	24.34 SF	0.00+	1.93 =	3.46	50.44
37. CLNSG	+ Clean suspended ceiling grid				C	24.34 SF	0.00+	0.45 =	0.81	11.76
<b>** WALLS **</b>										
38. HMR	DRYWS - Tear out wet drywall, cleanup, bag - Cat 3									
	W*.5	64.20 SF		2.34+				0.00 =	0.80	151.03
39. WTR	BC - Tear out non-salvageable cement board & bag for disposal									
	W*.5	64.20 SF		1.88+				0.00 =	0.80	121.50
40. WTR	TILS - Tear out non-salv. tile & bag - Category 3 water									
	W*.5	64.20 SF		6.44+				0.00 =	0.99	414.44
41. CLNSTD	+ Clean stud wall				W	128.39 SF	0.00+	1.10 =	10.42	151.65
42. HMR	GRMS + Apply mold/mildew stain remover to the walls				W	128.39 SF	0.00+	0.97 =	9.18	133.72
43. HMR	HEPAVAS + HEPA Vacuuming - Detailed - (PER SF)				W	128.39 SF	0.00+	1.22 =	11.55	168.19
<b>** FLOORS **</b>										
44. WTR	FCTS - Tear out non-salvageable tile floor & bag - Cat 3 water									
	F	24.34 SF		8.03+				0.00 =	0.38	195.83
45. WTR	BMUD + Mortar bed for tile floors									
	F	24.34 EA		0.00+				8.67 =	15.56	226.59
46. CLN	F- + Clean floor									
	F	24.34 SF		0.00+				0.68 =	1.22	17.77
<b>Totals: Men's Room</b>								<b>69.93</b>	<b>2,231.57</b>	



### Men's Room 2

Height: 8'

169.49 SF Walls	34.08 SF Ceiling
203.57 SF Walls & Ceiling	34.08 SF Floor
3.79 SY Flooring	20.77 LF Floor Perimeter
23.44 LF Ceil. Perimeter	

2' 7 15/16" X 6' 9 1/8"

Opens into MAIN

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					

**\*\*PLUMBING\*\***

47. WTR	TLTD	+ Toilet - Detach							
	1	1.00 EA	0.00+	73.94 =	5.45	79.39			
48. PLM	SUP	- Remove Plumbing fixture supply line							
	1	1.00 EA	7.67+	0.00 =	0.00	7.67			
49. PLM	CAPC	+ Water line copper cap/plug - per cap							
	1	1.00 EA	0.00+	45.75 =	0.12	45.87			
Sink Hot & Cold									
50. PLM	URRS	+ Urinal - Detach & reset							
	.5	0.50 EA					0.00+	691.75 =	0.00 345.88

Detach only

**\*\*FIXTURES\*\***

51. TBATLTP	- Remove Toilet partition (plastic laminate or baked enamel steel)								
	1	1.00 EA	209.80+	0.00 =	0.00	209.80			

Detach only

52. LIT RC	- Remove Recessed light fixture								
	1	1.00 EA	17.07+	0.00 =	0.00	17.07			
53. FNHSDISP	- Remove Soap/hand sanitizer dispenser - wall mounted								
	1	1.00 EA	11.50+	0.00 =	0.00	11.50			

**\*\* FIXTURE CLEANING\*\***

**Fixture cleaning if you would like to salvage the components for reinstall.**

54. CLNLIT	+ Clean light fixture								
	1	1.00 EA	0.00+	15.29 =	1.13	16.42			
55. CLNTLT	+ Clean toilet								
	1	1.00 EA	0.00+	31.56 =	2.33	33.89			
56. CLNUR	+ Clean urinal								
	1	1.00 EA	0.00+	30.51 =	2.25	32.76			
57. CLNTLTPS	+ Clean toilet partition - per stall								
	1	1.00 EA	0.00+	38.05 =	2.81	40.86			

**\*\*DOORS\*\***

58. FNHCDC	- Remove Door closer - Commercial grade								
	1	1.00 EA	22.99+	0.00 =	0.00	22.99			
59. DOR	SD3FR	- Remove Steel door, 3' x 7' - fire rated							
	1	1.00 EA	22.99+	0.00 =	0.00	22.99			

Door Panel

60. DOR	SDF3	- Remove Steel door frame - 3' opening							
	1	1.00 EA	28.75+	0.00 =	0.00	28.75			
61. FNHDSTP	- Remove Door stop - wall or floor mounted								
	1	1.00 EA	7.67+	0.00 =	0.00	7.67			

62. CLNOP	+ Clean door / window opening (per side)								
	2	2.00 EA					0.00+	18.79 =	2.77 40.35

63. CLNDORH	+ Clean door hardware								
	1	1.00 EA	0.00+	9.57 =	0.71	10.28			

64. CLNDOR	+ Clean door (per side)								
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2 2.00 EA 0.00+ 10.35 = 1.53 22.23

**\*\*CEILING\*\***

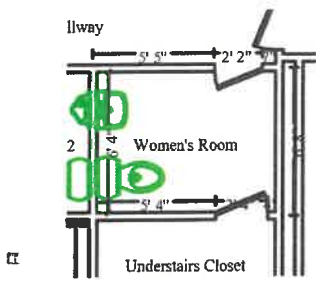
**CONTINUED - Men's Room 2**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
65. HMR		DRYWS - Tear out wet drywall, cleanup, bag - Cat 3					
				C	34.08 SF 2.34+	0.00 = 0.43	80.18
66. CLNJST+		+ Clean floor or roof joist system - Heavy					
				C	34.08 SF 0.00+	1.93 = 4.85	70.62
67. CLNSG		+ Clean suspended ceiling grid					
				C	34.08 SF 0.00+	0.45 = 1.13	16.47
<b>** WALLS **</b>							
68. HMR		DRYWS - Tear out wet drywall, cleanup, bag - Cat 3					
	W*.5	84.75 SF		2.34+	0.00 =	1.06	199.38
69. WTR		BC - Tear out non-salvageable cement board & bag for disposal					
	W*.5	84.75 SF		1.88+	0.00 =	1.06	160.39
70. WTR		TILS - Tear out non-salv. tile & bag - Category 3 water					
	W*.5	84.75 SF		6.44+	0.00 =	1.31	547.10
71. CLNSTD		+ Clean stud wall					
				W	169.49 SF 0.00+	1.10 = 13.75	200.19
72. HMR		GRMS + Apply mold/mildew stain remover to the walls					
				W	169.49 SF 0.00+	0.97 = 12.13	176.54
73. HMR		HEPAVAS + HEPA Vacuuming - Detailed - (PER SF)					
				W	169.49 SF 0.00+	1.22 = 15.25	222.03
<b>**FLOORS**</b>							
74. WTR		FCTS - Tear out non-salvageable tile floor & bag - Cat 3 water					
	F	34.08 SF		8.03+	0.00 =	0.53	274.19
75. WTR		BMUD - Mortar bed for tile floors					
	F	34.08 SF		2.65+	0.00 =	0.00	90.31
76. CLN		F- + Clean floor					
	F	34.08 SF		0.00+	0.68 =	1.71	24.88

Totals: Men's Room 2

72.31

3,058.65



**Women's room**

**Height: 8'**

199.86 SF Walls	50.98 SF Ceiling
250.84 SF Walls & Ceiling	50.98 SF Floor
5.66 SY Flooring	24.28 LF Floor Perimeter
28.75 LF Ceil. Perimeter	

<b>Door</b>	<b>2' 4" X 6' 7 15/16"</b>	<b>Opens into UNDERSTAIRS2</b>
<b>Door</b>	<b>2' 1 11/16" X 6' 9 7/8"</b>	<b>Opens into HALLWAY</b>

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					

**\*\*PLUMBING\*\***

77. PLM	SNKWM - Remove Sink - wall mounted	1	1.00 EA	57.48+	0.00 =	0.00	57.48	
78. PLM	PTRAP - Remove P-trap assembly - ABS (plastic)	1	1.00 EA	11.50+	0.00 =	0.00	11.50	
79. PLM	SUP - Remove Plumbing fixture supply line	1	1.00 EA	7.67+	0.00 =	0.00	7.67	
80. PLM	CAPC + Water line copper cap/plug - per cap	3	3.00 EA			0.00+	45.75 =	0.35 137.60
Sink Hot & Cold, Toilet								
81. WTR	TLTD + Toilet - Detach	1	1.00 EA	0.00+	73.94 =	5.45	79.39	
82. PLM	SUP - Remove Plumbing fixture supply line	1	1.00 EA	7.67+	0.00 =	0.00	7.67	
83. PLM	URRS + Urinal - Detach & reset	.5	0.50 EA			0.00+	691.75 =	0.00 345.88

Detach only



**\*\*FIXTURES\*\***

84. TBA	MIR		+ Bathroom mirror - w/metal frame - surface mtd - Commercial						
		2*2	4.00 SF		0.00+	31.29 =	5.58	130.74	
85. LIT	SCON		- Remove Light fixture - wall sconce						
		1	1.00 EA	12.78+	0.00 =	0.00	12.78		
86. TBATLTP			- Remove Toilet partition (plastic laminate or baked enamel steel)						
		1	1.00 EA	209.80+	0.00 =	0.00	209.80		
Detach only									
87. LIT	RC		- Remove Recessed light fixture						
		1	1.00 EA	17.07+	0.00 =	0.00	17.07		
88. FNHSDISP			- Remove Soap/hand sanitizer dispenser - wall mounted						
		1	1.00 EA	11.50+	0.00 =	0.00	11.50		

**\*\* FIXTURE CLEANING\*\***

Fixture cleaning if you would like to salvage the components for reinstall.

89. CLN	FAU		+ Clean sink faucet					
		1	1.00 EA		0.00+	13.98 =	1.03	15.01

**CONTINUED - Women's room**

CAT	SEL	ACT DESCRIPTION		RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY						
90. CLNMIR		+ Clean mirror						
		1	1.00 SF	0.00+	1.03 =	0.08	1.11	
91. CLNSNK		+ Clean sink						
		1	1.00 EA	0.00+	18.79 =	1.39	20.18	
92. CLNLIT		+ Clean light fixture						
		2	2.00 EA			0.00+	15.29 =	2.26
93. CLNTLT		+ Clean toilet						
		1	1.00 EA	0.00+	31.56 =	2.33	33.89	
94. CLNUR		+ Clean urinal						
		1	1.00 EA	0.00+	30.51 =	2.25	32.76	
95. CLNTLTPS		+ Clean toilet partition - per stall						
		1	1.00 EA	0.00+	38.05 =	2.81	40.86	
<b>**DOORS**</b>								
96. FNH	CDC	- Remove Door closer - Commercial grade						
		1	1.00 EA	22.99+	0.00 =	0.00	22.99	
97. DOR	SD3FR	- Remove Steel door, 3' x 7' - fire rated						
		1	1.00 EA	22.99+	0.00 =	0.00	22.99	
Door Panel								
98. DOR	SDF3	- Remove Steel door frame - 3' opening						
		1	1.00 EA	28.75+	0.00 =	0.00	28.75	

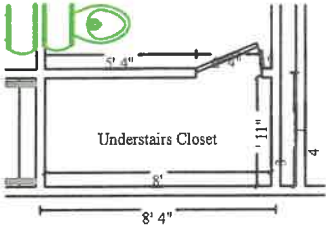
99. FNH	DSTP	- Remove Door stop - wall or floor mounted						
	1	1.00 EA	7.67+	0.00 =	0.00	7.67		
100. CLN	OP	+ Clean door / window opening (per side)						
	2	2.00 EA		0.00+	18.79 =	2.77		40.35
101. CLN	DORH	+ Clean door hardware						
	1	1.00 EA	0.00+	9.57 =	0.71	10.28		
102. CLN	DOR	+ Clean door (per side)						
	2	2.00 EA		0.00+	10.35 =	1.53		22.23
<b>**CEILING**</b>								
103. HMR	DRYWS	- Tear out wet drywall, cleanup, bag - Cat 3						
	C	50.98 SF	2.34+	0.00 =	0.64	119.93		
104. CLN	JST+	+ Clean floor or roof joist system - Heavy						
	C	50.98 SF	0.00+	1.93 =	7.26	105.65		
105. CLN	SG	+ Clean suspended ceiling grid						
	C	50.98 SF	0.00+	0.45 =	1.69	24.63		
<b>** WALLS **</b>								
106. HMR	DRYWS	- Tear out wet drywall, cleanup, bag - Cat 3						
	W*.5	99.93 SF		2.34+	0.00 =	1.25		235.09
107. WTR	BC	- Tear out non-salvageable cement board & bag for disposal						
	W*.5	99.93 SF		1.88+	0.00 =	1.25		189.12

**CONTINUED - Women's room**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL	
	CALC	QTY						
108. WTR	TILS	- Tear out non-salv. tile & bag - Category 3 water						
	W*.5	99.93 SF		6.44+	0.00 =	1.55	645.10	
109. CLN	STD	+ Clean stud wall						
				W	199.86 SF 0.00+	1.10 =	16.21 236.06	
110. HMR	GRMS	+ Apply mold/mildew stain remover to the walls						
				W	199.86 SF 0.00+	0.97 =	14.30 208.16	
111. HMR	HEPAVAS	+ HEPA Vacuuming - Detailed - (PER SF)						
				W	199.86 SF 0.00+	1.22 =	17.98 261.81	
<b>**FLOORS**</b>								
112. WTR	FCTS	- Tear out non-salvageable tile floor & bag - Cat 3 water						
	F	50.98 SF		8.03+	0.00 =	0.79	410.16	
113. WTR	BMUD	- Mortar bed for tile floors						
	F	50.98 SF		2.65+	0.00 =	0.00	135.10	
114. CLN	F-	+ Clean floor						

F 50.98 SF 0.00+ 0.68 = 2.56 37.23

**Totals: Women's room 94.02 3,969.03**



**Understairs Closet**

**Height: 9' 3"**

204.72 SF Walls 31.18 SF Ceiling  
 235.89 SF Walls & Ceiling 31.18 SF Floor  
 3.46 SY Flooring 21.48 LF Floor Perimeter  
 23.81 LF Ceil. Perimeter

**Door 2' 4" X 6' 7 15/16" Opens into WOMENS\_ROOM**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
<b>**DOORS**</b>							
115. FNH	CDC	- Remove Door closer - Commercial grade		22.99+	0.00 =	0.00	22.99
		1 1.00 EA					
116. DOR	SD3FR	- Remove Steel door, 3' x 7' - fire rated		22.99+	0.00 =	0.00	22.99
		1 1.00 EA					
Door Panel							
117. DOR	SDF3	- Remove Steel door frame - 3' opening		28.75+	0.00 =	0.00	28.75
		1 1.00 EA					

**CONTINUED - Understairs Closet**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
118. FNH	DSTP	- Remove Door stop - wall or floor mounted		7.67+	0.00 =	0.00	7.67
		1 1.00 EA					
119. CLN	OP	+ Clean door / window opening (per side)		0.00+	18.79 =	2.77	40.35
		2 2.00 EA					
120. CLN	DORH	+ Clean door hardware		0.00+	9.57 =	0.71	10.28
		1 1.00 EA					
121. CLN	DOR	+ Clean door (per side)		0.00+	10.35 =	1.53	22.23
		2 2.00 EA					
<b>**CEILING**</b>							
122. CLN	CNC	+ Clean concrete the ceiling		0.00+	0.43 =	0.99	14.40
		C 31.18 SF					

**\*\* WALLS \*\***

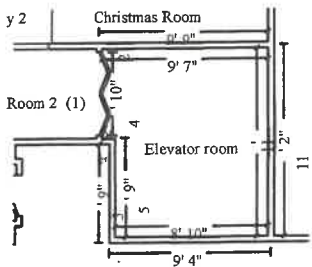
123. CLN	CNC		+ Clean concrete part of the walls					
	W-130.56			74.16 SF0.00+	0.43 =	2.35		34.24
124. HMR	DRYWS		- Tear out wet drywall, cleanup, bag - Cat 3					
	130.56	130.56 SF		2.34+	0.00 =	1.64		307.15
125. CLN	STD		+ Clean stud wall					
	WS12.SF+WS306.SF+WS55.SF	130.56 SF		0.00+	1.10 =	10.59		154.21
126. HMR	GRMS		+ Apply mold/mildew stain remover to the surface area					
	130.56	130.56 SF		0.00+	0.97 =	9.34		135.98
127. HMR	HEPAVAS		+ HEPA Vacuuming - Detailed - (PER SF)					
	130.56	130.56 SF		0.00+	1.22 =	11.75		171.03

**\*\* FLOORS \*\***

128. CLN	F-		+ Clean floor					
	F	31.18 SF		0.00+	0.68 =	1.56		22.76

**Totals: Understairs Closet**

**43.23 995.03**

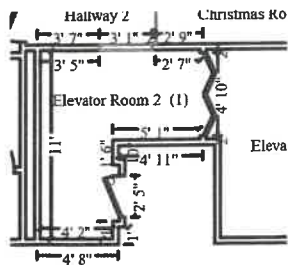


**Elevator room**

**Height: 8'**

296.22 SF Walls	101.10 SF Ceiling
397.31 SF Walls & Ceiling	101.10 SF Floor
11.23 SY Flooring	36.35 LF Floor Perimeter
41.21 LF Ceil. Perimeter	

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**Subroom: Elevator Room 2 (1)**

**Height: 8'**

260.36 SF Walls	74.10 SF Ceiling
334.46 SF Walls & Ceiling	74.10 SF Floor
8.23 SY Flooring	30.99 LF Floor Perimeter
41.32 LF Ceil. Perimeter	

**Door 4' 10 1/4" X 6' 10 11/16" Opens into ELEVATOR\_ROO**

**Door 2' 5" X 6' 6 3/4" Opens into Exterior**

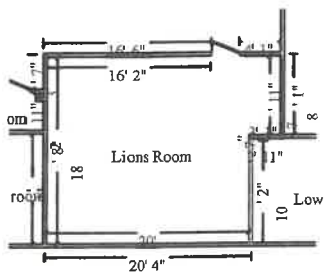
**Missing Wall - Goes to Floor 3' 13/16" X 6' 10" Opens into HALLWAY\_2**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
<b>**CONTENTS**</b>							
129. CON	ROOM	+ Contents - move out then reset					
	1	1.00 EA		0.00+	86.50 =	0.00	86.50
<b>**FIXTURES**</b>							
130. LIT	RS	+ Light fixture - Detach & reset					
	3	3.00 EA		0.00+	76.50 =	0.00	229.50
Reset after demo for light							
<b>** Ceiling **</b>							
131. HVC	REGRS	+ Heat/AC register - Mechanically attached - Detach & reset					
	1	1.00 EA		0.00+	24.00 =	0.00	24.00
132. WTR	ACT3	- Remove wet ceiling tile & drywall and bag - Cat 3					
	C	175.20 SF	2.53+	0.00 =	1.55		444.81
133. CLN	JST+	+ Clean floor or ceiling joist system - Heavy					
	C	175.20 SF	0.00+	1.93 =	24.94		363.08
134. CLN	SG	+ Clean suspended ceiling grid					
	C	175.20 SF	0.00+	0.45 =	5.81		84.65
<b>** WALLS **</b>							
135. WTR	BASEB	- Tear out baseboard and bag for disposal - up to Cat 3					
	PF	67.34 LF		1.33+	0.00 =	0.94	90.50
136. WTR	TRIM	- Tear out trim and bag for disposal - up to Cat 3					
	PF	67.34 LF		1.33+	0.00 =	0.94	90.50
Remove Chair Rail							
137. WTR	TRIM	- Tear out trim and bag for disposal - up to Cat 3					
	PF	67.34 LF		1.33+	0.00 =	0.94	90.50
Door Way							
138. WTR	PNLS	- Tear out wet paneling, bag for disposal - Cat 3					
	W*.5	278.29 SF		1.27+	0.00 =	1.85	355.28
Lower section of room							
139. WTR	ACT3	+ Tear out wet drywall, cleanup, bag - Cat 3					
	W	556.57 EA	0.00+	2.34 =	96.05		1,398.42
140. HMR	GRMS	+ Apply mold/mildew stain remover to the walls					
	W	556.57 SF	0.00+	0.97 =	39.82		579.69

**CONTINUED - Elevator room**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
141. HMR	HEPAVAS	+ HEPA Vacuuming - Detailed - (PER SF)					

	W	556.57 SF	0.00+	1.22 =	50.08	729.10			
142. WTR	INSS	- Tear out and bag wet insulation - Category 3 water							
	WS106.SF+WS137.	104.09 SF		1.54+	0.00 =	0.54	160.84		
143. CLN	STD+	+ Clean stud wall - Heavy							
	W	556.57 SF	0.00+	1.55 =	63.62	926.30			
144. HVC	REGRS	+ Heat/AC register - Mechanically attached - Detach & reset							
	1	1.00 EA		0.00+	24.00 =	0.00	24.00		
145. DOR	LVRD	R Detach & Reset Interior partition door							
	.5	0.50 EA		160.79	0.00+	0.00 =	0.04	80.44	
146. ELE	OSCOV	& R&R Outlet or switch cover							
	6	6.00 EA		0.95+	4.25 =	0.42	31.62		
147. CLN	OS	+ Clean outlet or switch							
	6	6.00 EA		0.00+	5.02 =	2.22	32.34		
148. HVC	BBHST	R Detach & Reset Baseboard heat - steam or hot water							
	15	15.00 LF	23.35	0.00+	0.00 =	0.00	350.25		
149. CLN	BBH>	+ Clean baseboard heater - interior and exterior							
	15	15.00 LF	0.00+	5.14 =	5.69	82.79			
<b>**FLOORS**</b>									
150. WTR	FCCS-	Tear out wet non-salvageable carpet, cut/bag - Cat 3 water							
	F	175.20 SF		1.27+	0.00 =	0.90	223.40		
<b>Totals: Elevator room</b>							<b>296.35</b>	<b>6,478.51</b>	



**Lions Room**

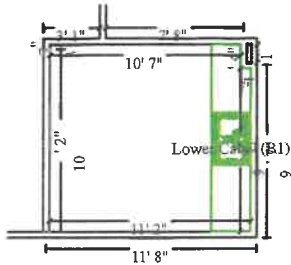
**Height: 7' 10"**

563.79 SF Walls	397.10 SF Ceiling
960.89 SF Walls & Ceiling	397.10 SF Floor
44.12 SY Flooring	70.43 LF Floor Perimeter
83.43 LF Ceil. Perimeter	

**Door**

**2' 10" X 6' 10 5/16"**

**Opens into CHRISTMAS\_R2**



**Subroom: Lions Room (1)**

**Height: 7' 10"**

267.77 SF Walls	115.51 SF Ceiling
383.27 SF Walls & Ceiling	115.51 SF Floor
12.83 SY Flooring	32.99 LF Floor Perimeter
43.16 LF Ceil. Perimeter	

Missing Wall - Goes to Floor

10' 2" X 6' 11"

Opens into LIONS\_ROOM

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
<b>**CONTENTS**</b>							
151. CON	ROOM>	+ Contents - move out then reset - Large room					
	1	1.00 EA		0.00+	129.76 =	0.00	129.76
<b>**CEILING**</b>							
152. CLN	FL>	+ Clean light fixture - fluorescent - Large					
	8	8.00 EA		0.00+	30.04 =	17.72	258.04
Clean all the light fixtures							
153. HVC	REGRS	+ Heat/AC register - Mechanically attached - Detach & reset					
	1	1.00 EA		0.00+	24.00 =	0.00	24.00
154. WTR	ACT3	- Remove wet ceiling tile & drywall and bag - Cat 3					
	C	512.61 SF	2.53+	0.00 =	4.54	1,301.44	
155. CLN	JST+	+ Clean floor or ceiling joist system - Heavy					
	C	512.61 SF	0.00+	1.93 =	72.96	1,062.30	
156. CLN	SG	+ Clean suspended ceiling grid					
	C	512.61 SF	0.00+	0.45 =	17.01	247.68	
<b>** WALLS **</b>							
157. WTR	BASEB	- Tear out baseboard and bag for disposal - up to Cat 3					
	PF	103.42 LF		1.33+	0.00 =	1.45	139.00
158. WTR	TRIM	- Tear out trim and bag for disposal - up to Cat 3					
	7+7+3	17.00 LF		1.33+	0.00 =	0.24	22.85
Door Way							
159. HMR	DRYWS	- Tear out wet drywall, cleanup, bag - Cat 3					
	W/2	415.78 SF		2.34+	0.00 =	5.21	978.14
50% walls							
160. WTR	INSS	- Tear out and bag wet insulation - Category 3 water					
	WS349.SF+WS111.SF	243.90 SF		1.54+	0.00 =	1.26	376.87
161. CLN	STD+	+ Clean stud wall - Heavy					
	W/2	415.78 SF		0.00+	1.55 =	47.53	691.99
50% Walls							
162. HVC	REGRS	+ Heat/AC register - Mechanically attached - Detach & reset					
	1	1.00 EA		0.00+	24.00 =	0.00	24.00
163. DOR	LVRD	R Detach & Reset Interior partition door					

.5      0.50 EA                                      160.79                      0.00+                      0.00 =                      0.04                      80.44

**CONTINUED - Lions Room**

CAT	SEL	ACT DESCRIPTION	RESET	REMOVE	REPLACE	TAX	TOTAL
	CALC	QTY					
164. ELE	OSCOV	& R&R Outlet or switch cover		10	10.00 EA 0.95+	4.25 = 0.69	52.69
165. CLN	OS	+ Clean outlet or switch		10	10.00 EA 0.00+	5.02 = 3.70	53.90
166. ELE	BBH>	R Detach & Reset Baseboard electric heater - 8'	232.85	0.00+	0.00 =	0.00	232.85
	1	1.00 EA					
167. CLN	BBH>	+ Clean baseboard heater - interior and exterior		8	8.00 LF	5.14 = 3.03	44.15
168. HMR	GRMS	+ Apply mold/mildew stain remover to part of the walls		W/2	415.78 SF	0.97 = 29.74	433.05
169. HMR	HEPAVAS	+ HEPA Vacuuming - Detailed - (PER SF)		W/2	415.78 SF	1.22 = 37.41	544.66
<b>**FLOORS**</b>							
170. WTR	FCES	- Tear out wet non-salvageable carpet, cut/bag - Cat 3 water		F	512.61 SF	1.27+ 0.00 = 2.65	653.66
<b>**EQUIPMENT**</b>							
171. WTR	NAFAN	+ Negative air fan/Air scrubber (24 hr period) - No monit.		1*7	7.00 DA	0.00+ 78.56 = 40.56	590.48
Air scrubber while performing demolition. Engineering control for Cat 3 Demo 1 air scrubber x 7 days							
<b>Totals: Lions Room</b>						<b>285.74</b>	<b>7,941.95</b>
<b>Total: 1st Floor</b>						<b>1,073.74</b>	<b>28,418.95</b>
<b>Total: Source - DocuSketch</b>						<b>1,073.74</b>	<b>28,418.95</b>



Line Item Totals: 09-23-1255-0012-MLD

1,073.74

28,418.95

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**Grand Total Areas:**

10,451.07 SF Walls	4,215.72 SF Ceiling	14,666.78 SF Walls and Ceiling
4,340.32 SF Floor	482.26 SY Flooring	1,265.66 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	1,403.06 LF Ceil. Perimeter
4,340.32 Floor Area	4,579.52 Total Area	10,076.16 Interior Wall Area
3,666.42 Exterior Wall Area	391.18 Exterior Perimeter of Walls	
0.00 Surface Area	0.00 Number of Squares	0.00 Total Perimeter Length
0.00 Total Ridge Length	0.00 Total Hip Length	

**Summary for Dwelling**

Line Item Total	27,345.21
Matl Sales Tax Reimb	50.85
Subtotal	<u>27,396.06</u>
Cleaning Sales Tax	1,022.89
<b>Replacement Cost Value</b>	<b><u>\$28,418.95</u></b>
<b>Net Claim</b>	<b><u>\$28,418.95</u></b>

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Rob Latham

**Recap of Taxes**

	<b>Matl Sales Tax</b>	<b>Manuf. Home Tax</b>	<b>Cleaning Sales Tax</b>	<b>Clothing Acc Tax</b>	<b>Total Tax (7.375%)</b>
	<b>Reimb (7.375%)</b>	<b>(7.375%)</b>	<b>(7.375%)</b>	<b>(7.375%)</b>	
<b>Line Items</b>	50.85	0.00	1,022.89	0.00	0.00
<b>Total</b>	<b>50.85</b>	<b>0.00</b>	<b>1,022.89</b>	<b>0.00</b>	<b>0.00</b>

<b>Area: 1st Floor</b>	<b>2,679.37</b>	<b>9.80%</b>
Hallway	714.10	2.61%
Stairs	138.58	0.51%
Men's Room	2,161.64	7.91%
Men's Room 2	2,986.34	10.92%
Women's room	3,875.01	14.17%
Understairs Closet	951.80	3.48%
Elevator room	6,182.16	22.61%
Lions Room	7,656.21	28.00%

### Recap by Room

Estimate: 09-23-1255-0012-MLD

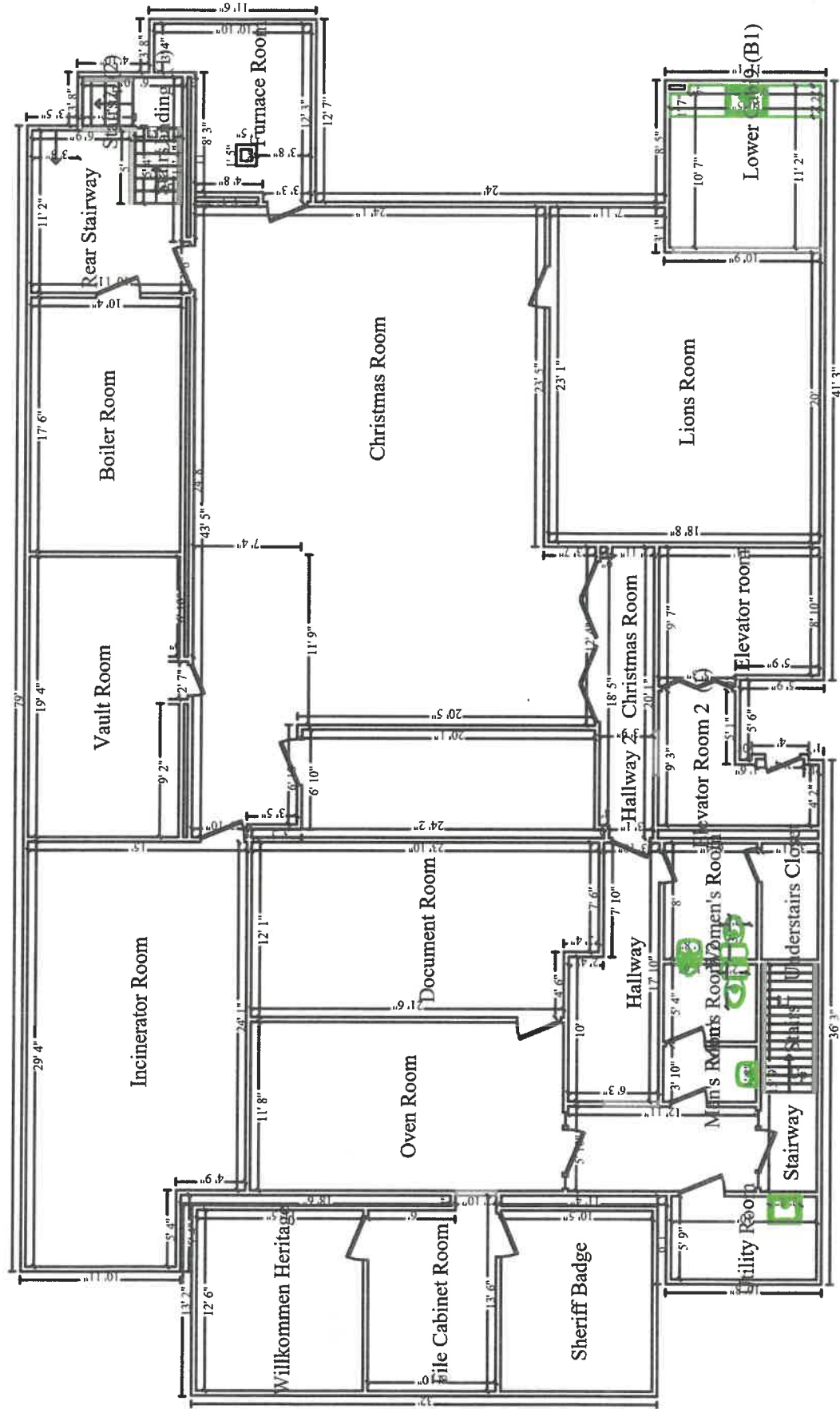
Area: Source - DocuSketch

	<b>Area Subtotal: 1st Floor</b>	<b>27,345.21</b>	<b>100.00%</b>
	<b>Area Subtotal: Source -</b>	<b>27,345.21</b>	<b>100.00%</b>
<b>DocuSketch</b>			
<b>Subtotal of Areas</b>		<b>27,345.21</b>	<b>100.00%</b>
<b>Total</b>		<b>27,345.21</b>	<b>100.00%</b>

### Recap by Category

Items	Tota	%
CLEANING	5,275.7	18.56
CONTENT MANIPULATION	216.2	0.76
GENERAL DEMOLITION	10,905.8	38.38
DOORS	160.8	0.57
ELECTRICAL	300.8	1.06
HAZARDOUS MATERIAL REMEDIATION	4,405.4	15.50
HEAT, VENT & AIR CONDITIONING	446.2	1.57
LIGHT FIXTURES	229.5	0.81
PLUMBING	966.2	3.40
TOILET & BATH ACCESSORIES	250.3	0.88
WATER EXTRACTION & REMEDIATION	4,187.9	14.74
<b>Subtotal</b>	<b>27,345.2</b>	<b>96.22</b>
<b>Matl Sales Tax Reimb</b>	<b>50.8</b>	<b>0.18</b>
<b>Cleaning Sales Tax</b>	<b>1,022.8</b>	<b>3.60</b>
<b>Total</b>	<b>28,418.9</b>	<b>100.00</b>

Source - DocuSketch - 1st Floor



1st Floor