

**Agenda
City of Minnetonka
City Council Regular Meeting
Monday, September 14, 2026
6:00 PM
Council Chambers
14600 Minnetonka Blvd.**



1. Call to Order
2. Pledge of Allegiance
3. Roll Call: Calvert, Ramaley, Coakley, Foster-Bolton, Maxwell, Wilburn, Schack
4. Approval of Agenda
 - A. [Sept. 14, 2026 addenda](#)
5. Approval of Minutes:
 - A. [Aug. 17, 2026 study session minutes](#)
 - B. [Aug. 31, 2026 regular meeting minutes](#)
6. Special Matters:
 - A. [Retirement recognition for Fleet Services Mechanic Don Stewart](#)
 - B. [Hispanic/Latiné Heritage Month Proclamation](#)
7. Reports from City Manager & Council Members
8. Citizens Wishing to Discuss Matters Not on the Agenda
9. Bids and Purchases: None
10. Consent Agenda - Items Requiring a Majority Vote:
 - A. [Resolution amending Minnetonka Firefighters Relief Association lump sum pension benefit and approving a fire state aid allocation agreement](#)
 - B. [Ordinances making technical corrections to city ordinances establishing boards and commissions](#)
 - C. [Ordinance establishing the economic development advisory commission \(EDAC\)](#)
 - D. [Conditional use permit for We Rock the Spectrum, a sensory-friendly children's gym at 10925 Bren Road East](#)
11. Consent Agenda - Items Requiring Five Votes: None
12. Introduction of Ordinances: None

13. Public Hearings:
 - A. [Resolutions approving special assessment for 2025-2026 projects](#)
 - B. [Precious Metal Dealer License for Walla LLC, dba Walla Jewelry Company at 11008 Cedar Lake Road](#)
14. Other Business:
 - A. [2027-2031 Economic Improvement Program \(EIP\)](#)
 - B. [Resolution adopting the 2027-2031 Capital Improvements Program \(CIP\)](#)
 - C. [Items relating to setting the 2026 preliminary tax levies and the 2027 preliminary budget](#)
 - D. [Gun Violence Prevention Resolution](#)
15. Appointments and Reappointments: None
16. Adjournment

Minnetonka City Council meetings are broadcast live and available for replay on Comcast Channel 16 (SD)/859 (HD) and the city website.

**City Council
Agenda Item 4.A
Meeting of September 14, 2026**



Title: Sept. 14, 2026 addenda
Presenter: Mike Funk, City Manager

Form of Action: Other

Summary Statement

ITEM 14C- Items relating to setting the 2026 preliminary tax levies and the 2027 preliminary budget

A public comment was received after distribution of the packet.

ITEM 14D- Gun Violence Prevention Resolution

Public comments were received after the distribution of the packet.

Recommended Action

Motion to approve the agenda as amended.

**City Council
Agenda Item 5.A
Meeting of September 14, 2026**



Title: Aug. 17, 2026 study session minutes
Report from: Becky Koosman, City Clerk
Presenter: Mayor Schack

Action Requested: Motion
Form of Action: Minutes
Votes needed: 4 votes

Recommended Action

Motion to approve Aug. 17, 2026 study session minutes.

Strategic Plan Relatability

N/A

Financial Consideration

N/A

ATTACHMENTS:

[Minutes](#)

**Minutes
Minnetonka City Council
Study Session
Monday, August 17, 2026**

1. Call to Order

Mayor Rebecca Schack called the meeting to order at 6:00 p.m.

2. Introductions/Roll Call

Councilmembers Patsy Foster-Bolton, Amanda Maxwell, Paula Ramaley, Kissy Coakley, Deb Calvert, Kimberly Wilburn and Rebecca Schack were present.

City Staff members Mike Funk, Moranda Dammann, Erik Nilsson, Darin Nelson, Will Manchester, Julie Wischnack, Kelly O'Dea, Kevin Fox, Scott Boerboom, Jason Tait, Derek Metzger, Sarissa Seracki, Sara Woeste, were present.

3. Business Items:

A. Preliminary 2027 budget review

City Manager Mike Funk and Finance Director Darin Nelson presented city staff's proposed preliminary 2027 budget and levy. They provided an overview of the budget process, how the budget and levy recommendations are formed, and what is included in the 2027 budget.

The proposed budget aligns with the city's strategic plan. It is forward-looking, responsive to community and city council's concerns and maintains high-quality city services. This is consistent with the reaffirmation by a considerable majority of Minnetonka community survey respondents that they would support an increase in taxes to maintain current city service levels.

The proposed 6.8% levy increase includes 1.6% for continued implementation of the Public Safety Master Plan and 0.7% for facility improvements to Fire Station #2. The HRA levy is proposed to be \$225,000 which is a \$75,000 reduction from 2026.

Council asked questions and provided feedback on the proposed levy and budget direction.

B. October study session topics

City Manager Mike Funk confirmed the upcoming study session agenda items and study session schedule.

4. Adjournment

Schack adjourned the study session at 7:45 p.m.

Respectfully submitted,

Becky Koosman
City Clerk

**City Council
Agenda Item 5.B
Meeting of September 14, 2026**



Title: Aug. 31, 2026 regular meeting minutes
Report from: Becky Koosman, City Clerk
Presenter: Mayor Schack

Action Requested: Motion
Form of Action: Minutes
Votes needed: 4 votes

Recommended Action

Motion to approve Aug. 31, 2026 regular meeting minutes.

Strategic Plan Relatability

N/A

Financial Consideration

N/A

ATTACHMENTS:

[Minutes](#)

**Minutes
Minnetonka City Council
Regular Meeting
Monday, August 31, 2026**

1. Call to Order

Mayor Rebecca Schack called the meeting to order at 6:00 p.m.

2. Pledge of Allegiance

All joined in the Pledge of Allegiance.

3. Roll Call

Council Members Kimberly Wilburn, Deb Calvert, Paula Ramaley, Kissy Coakley, Patsy Foster-Bolton, Amanda Maxwell and Rebecca Schack were present.

4. Approval of Agenda

Maxwell moved, Calvert seconded a motion to accept the agenda as amended with addenda for Items 9.A and 14.A. All voted "yes." Motion carried.

5. Approval of Minutes:

A. July 20, 2026 study session minutes

Calvert moved, Ramaley seconded a motion to approve the minutes. All voted "yes." Motion carried.

B. August 10, 2026 regular meeting minutes

Calvert moved, Ramaley seconded a motion to approve the minutes. All voted "yes." Motion carried.

6. Special Matters: None

7. Reports from City Manager & Council Members

City Manager Mike Funk reported on upcoming city events and council meetings. He provided detailed information on how the city would be moving away from Flock cameras in the community.

Calvert stated she would be attending the last policy committee meeting with the League of Minnesota Cities.

Calvert discussed the community drop off day event, which would be held on Saturday, Sept. 12. She noted this was also a high holy day, Rosh Hashana, for

the Jewish community. She wished the members of the Jewish community a happy and sweet new year.

Ramaley explained she was serving on the Lives Lake Bridge working group to assist with creating placemaking to highlight and honor Minnetonka's unique location. She thanked all of the residents that were participating in this working group.

Ramaley discussed the Xcel Energy Habitat for Humanity day she participated in with Councilmember Wilburn.

Ramaley congratulated staff for working diligently to minimize the tax levy increases, compared to other cities, while maintaining city services for the residents of Minnetonka.

Schack wished all students a great start to the new school year.

Schack wished all of Jewish friends in the community a happy new year.

8. Citizens Wishing to Discuss Matters not on the Agenda: None

9. Bids and Purchases:

A. Bids for the Opus Trail Lighting Improvements Project

Deputy Public Works Director Mike Kuno gave the staff report.

Calvert thanked staff for clarifying why the numbers came in lower than expected for this bid. She stated she was pleased to see the cost savings for this project.

Calvert moved, Ramaley seconded a motion to award the contract for the Opus Trail Lighting Improvements Project No. 24604, to Laketown Electric in the amount of \$1,607,000.00. All voted "yes." Motion carried.

Calvert moved, Ramaley seconded a motion to authorize the public works director to expend the allocated funds for the project costs without further council approval, provided the total project costs do not exceed the project budget of \$2,135,000.00. All voted "yes." Motion carried.

Calvert moved, Ramaley seconded a motion to amend the Capital Improvement Program (CIP). All voted "yes." Motion carried.

B. Bids for the Marsh Roof Replacement Project

Deputy Public Works Director Mike Kuno gave the staff report.

Ramaley asked what type of shingles would be installed on the Marsh. Kuno explained a synthetic shingle would be installed that has a longer life expectancy than the cedar shakes.

Ramaley encouraged the council and staff to consider building into the city's processes receiving estimates for solar ready roofs for city buildings for future projects like this.

Ramaley moved, Maxwell seconded a motion to award the contract for the Marsh Roof Replacement Project No. 25907, to Toro Construction for alternate 1 synthetic shingles in the amount of \$432,712.30, and alternate 3 new gutters in the amount of \$0. All voted "yes." Motion carried.

Ramaley moved, Maxwell seconded a motion to authorize the public works director to expend the allocated funds for the project costs without further council approval, provided the total project costs do not exceed the project budget of \$535,000. All voted "yes." Motion carried.

10. Consent Agenda – Items Requiring a Majority Vote:

Calvert requested Item C be pulled from the consent agenda for further discussion.

Wilburn commented she had a conversation with City Manager Funk regarding using solar to power lift stations and asked that staff consider this for future lift stations.

A. Resolution for the Minnetonka Boulevard Lift Station Rehabilitation Project

Wilburn moved, Foster-Bolton seconded a motion to adopt Resolution 2026-071. All voted "yes." Motion carried.

B. Conditional use permit for an accessory structure more than 12 feet in height at 13511 Minnetonka Drive

Wilburn moved, Foster-Bolton seconded a motion to adopt Resolution 2026-072. All voted "yes." Motion carried.

C. Preliminary and final plat of OAKLAND WOODS ESTATES 2ND ADDITION, a two-lot subdivision at 2213 Oakland Road

This item was pulled for further discussion.

D. A conditional use permit request for a detached accessory dwelling unit (ADU) at 1617 Linner Road

Wilburn moved, Foster-Bolton seconded a motion to adopt Resolution 2026-074. All voted "yes." Motion carried.

E. Reaffirmation of a previously approved conditional use permit and final site and building plans for First International Bank & Trust at 10801 Wayzata Boulevard

Wilburn moved, Foster-Bolton seconded a motion to adopt Resolution 2026-075. All voted "yes." Motion carried.

F. Resolution amending Council Policy 1.2 - Appointments to Boards, Committees, and Commissions

Wilburn moved, Foster-Bolton seconded a motion to adopt Resolution 2026-076. All voted "yes." Motion carried.

C. Preliminary and final plat of OAKLAND WOODS ESTATES 2ND ADDITION, a two-lot subdivision at 2213 Oakland Road

Calvert stated she visited this site and she understood two homes were being built adjacent to the site in question and the purpose was to subdivide a rather large property for two more homes. She indicated the staff report states the impervious surface would exceed 20%. She discussed how footprint of the proposed home would have to be reduced by 820 square feet or more stormwater storage would have to be created in order to meet the city's impervious surface requirements. She noted her home was only 1,100 square feet in size. She inquired if this item was on the consent agenda because the requirement does not yet exist, or could the council encourage the developer to reduce the footprint in order to reduce the environmental impact.

City Planner Susan Thomas explained this item was on the consent agenda because the request meets all of the city's minimum zoning and subdivision standards. She indicated staff could speak with the applicant. She stated the draft ordinance would set a cap at 20% for impervious surface and once this is approved staff could send these plans back to the developer to ensure more stormwater storage was provided or that the footprint of the building was reduced.

Calvert inquired if the stormwater on this site would be appropriately managed for this development. Thomas reported stormwater infiltration basins were proposed for the development that meet the city's current rules.

Calvert moved, Maxwell seconded a motion to adopt Resolution 2026-073. All voted "yes." Motion carried.

11. Consent Agenda – Items Requiring Five Votes: None

12. Introduction of Ordinances:

A. Ordinance making technical corrections to city ordinances establishing boards and commissions

Senior Management Coordinator Sarissa Seracki gave the staff report.

Schack thanked staff for the detailed presentation and for their efforts on these ordinance updates.

Wilburn requested further comment on the language that was being removed regarding the sustainability commission. City Manager Mike Funk reported these ordinances have been approved over time and staff was working to streamline language and responsibilities for commission members. City Planner Susan Thomas clarified the language that was removed was repetitive.

Ramaley asked how it would be determined when the boards or commissions would “meet as necessary”. Seracki reported city staff establishes the city calendar and the new practice would have staff reaching out to each board and commission to see how often it was necessary for each group to meet.

Ramaley indicated she appreciated the fact the youth members would have voting rights; however, she did have some concern that these votes could be tiebreakers on key items. It was her hope the city would be finding highly qualified youth members to serve on the city’s boards and commissions. She explained she would support the council assigning liaisons to all commissions as was done for the EDAC. Funk explained it would be up to the council whether or not youth members have voting rights.

Calvert requested staff speak to the specific reason a council liaison was assigned to the EDAC. Funk commented he did not know the history of the council liaison position with the EDAC. He stated he could research this and report back to the council.

Ramaley indicated she spoke to a number of her council colleagues and understood other cities had council liaisons. She believed this would be valuable in Minnetonka.

Coakley stated she supported liaisons being appointed as well, especially to the DEI commission.

Schack supported the council discussing the council liaison appointment matter further prior to the ordinance being approved. She explained she put a lot of trust and faith in the boards and commissions, and she believed it was important for these groups to be allowed to do their work. She discussed how difficult it was to keep the youth positions, especially for the park board because this was previously a non-voting position. She indicated she supported the youth commissioners having voting rights.

Wilburn stated Bloomington had council liaisons assigned to their boards and commissions and these positions are being removed because having a councilmember at these meetings changes the atmosphere. For that

reason, she would prefer the city not have council liaisons for the boards and commissions.

Maxwell reported she spent a great deal of time on the planning commission, and she agreed that having a councilmember serving as a liaison to this group would change the tone of the conversations. She supported the council trusting the boards and commissions to do their assigned work. She questioned what the value would be of having a council liaison at the meetings, if they were not a voting member.

Foster-Bolton agreed.

Calvert agreed with what the consensus of the council was saying. She indicated generally speaking, the EDAC members were highly knowledgeable and her attendance at the liaison was to provide council context and not to be overly involved in the meetings.

Ramaley thanked the council for the fair points that were made. She explained she was not proposing the council participate in the board or commission meetings, but rather to serve as a liaison.

Seracki provided the council with background information on the EDAC noting this group was established in 1988. She indicated, at that time, the group included city councilmembers and citizens. She noted the EDAC was reconfigured to only include councilmembers and reported in 2010 the council recognized the benefit of having citizens serve on this group, which led to a change to have only citizens serving on the EDAC with one non-voting council liaison.

Calvert moved, Foster-Bolton seconded a motion to introduce the ordinances. All voted "yes." Motion carried.

B. Ordinance establishing the economic development advisory commission (EDAC)

Senior Management Coordinator Sarissa Seracki gave the staff report.

Calvert stated the proposed resolution has several highlighted words in Section 160.010 regarding eligibility. She requested clarity on this language. Seracki explained the proposed language would allow EDAC members to live, work or own a business in Minnetonka.

Calvert indicated she felt very strongly that board and commission members should be residents of Minnetonka. She commented she supported the EDAC continuing to have a council liaison and alternate in order to provide context.

Ramaley supported EDAC members being residents and noted she would like the liaison position to continue with the EDAC.

Coakley recommended the EDAC members be residents of Minnetonka and noted she supported this group having a council liaison and alternate.

Foster-Bolton and Wilburn concurred.

Maxwell stated she could see the benefit of having a business owner in the community serving on the EDAC if this individual has a legal, real estate or finance background. However, she recommended the city first draw from residents and only take business owners if there were not enough residents interested in serving on the EDAC.

Schack indicated she did not have a strong opinion on either of these matters. She commented on how the city has not had a problem finding really qualified residents to serve on the EDAC.

Ramaley thanked staff for creating the Minnetonka Business Council because it was a great resource for the city.

Ramaley moved, Calvert seconded a motion to introduce the ordinance. All voted "yes." Motion carried.

Schack recessed the city council meeting.

Schack reconvened the city council meeting.

13. Public Hearings:

A. Off-sale intoxicating liquor license to XCIO LLC, dba Glen Lake Wine & Spirits at 14448 Excelsior Boulevard

City Planner Susan Thomas gave the staff report.

Schack continued the public hearing.

There being no comments from the public, Schack closed the public hearing.

Wilburn moved, Foster-Bolton seconded a motion to continue the public hearing from July 27, 2026, and grant the license. All voted "yes." Motion carried.

B. On-sale wine, 3.2% malt beverage, and 2AM, liquor licenses to Shake Shack Minnesota LLC, at 1809 Plymouth Road, Suite 1

City Planner Susan Thomas gave the staff report.

Schack opened the public hearing.

There were no comments from the public.

Calvert moved, Maxwell seconded a motion to continue the public hearing until October 5, for final consideration. All voted "yes." Motion carried.

14. Other Business:

A. Purgatory Park Off-Leash Dog Area

Park and Trail Project Manager Matt Kumka gave the staff report.

Maxwell requested staff speak to the fencing recommendation and why option 2A was being recommended over option 1B. Kumka explained option 2A was selected for longevity purposes.

Foster-Bolton commented on how on this off leash dog area has been a problem for quite some time. Kumka indicated he has only been with the city for the past five years, but he understood the city has been discussing off leash dog areas for the past 20 years.

Calvert asked why a fence with I-bolts that was more flexible was not considered. Kumka stated these fence corridors would need to be cleared of vegetation more regularly and the areas would have to be manually mowed. He indicated the areas would also have prescribed burns and staff did not want the fencing to be impacted. He commented the I-bolt and string option was not as readily available as option 2A. In addition, he noted option 2A creates a clear barrier for dogs and will not allow dogs to slip through the fencing.

Ramaley questioned if the city consulted with a landscape architect on this project. Kumka reported staff consulted with Eric Holt at Bolton and Menk for this project who was a landscape architect and engineer. Mr. Holt then spoke with a number of fencing contractors to gather these quotes.

Schack opened the meeting for public comments.

Paul Kenyon, Minnetonka resident, explained he has lived in Minnetonka for the past year. He commented on how important the Purgatory Park and Bell Circle neighborhood were to him and his wife. He spoke to the current use of area that is the south dog park. He commented on the number of vehicles that park near his home and walk up the path to the south dog park. He asked the council to consider how the park was currently being used as he anticipated current users would be displaced by the proposed fencing. He understood the council had to do something but he questioned if it was right to give up these two areas for off leash dog areas.

Nancy Helgeson, Minnetonka resident, stated she has lived in her home for the past 34 years. She expressed concern with how Bell Circle would be impacted as there was no parking for park guests, but Bell Circle was being used by park visitors. She questioned if people would park up on

Excelsior Boulevard and then walk to area 2. She anticipated many guests would be parking on Bell Circle. She questioned what the hours of operation would be for the off leash dog areas and inquired if the city's noise ordinance would apply to this portion of the park.

Karen McGown, Minnetonka resident, noted she lived two to three blocks away from Purgatory Park and has been a property owner in this area for over 30 years. She stated she walks her dog almost daily in Purgatory Park and she has not seen any altercations in the park. She indicated this park was barely used 30 years ago and commented on how the dogs have brought their owners into the park. She indicated the complaints about the dogs in the park come from three people and she hoped the council would hear positive comments about the dogs as well. She was of the opinion it was unnecessary for the city to install the fencing. She believed the park was being used well as it was and the park should continue as is.

Craig Alciati, Minnetonka resident, explained he has been frequenting Purgatory Park for the last five years with this dog and he has never had a problem. He recommended the council not use a sledgehammer to solve a minor problem with a few dogs. He discussed how the proposed fencing would break up the park and recommended the council not approve the fencing for this park. He suggested the council focus on education and better signage within the park. He also recommended the council look at other off leash dog areas in the city.

Karen Hansen, Minnetonka resident, reported she has lived in the community for the past 30 years. She explained she feared how popular this park would become once it became known there was an off leash dog area. She anticipated she would have a large number of people parking on her street to access the park, which would become a safety issue. She noted she lived on a quiet cul-de-sac and this would create a concern for her. She requested the council reconsider not fencing in area 2. She spoke to the cost of maintaining the fencing and dog areas and asked why three people were allowed to have such an influence over the city's decision making.

Corey Stunes, Minnetonka resident, reported there was a walking entrance to the park on Spring Lane. He expressed concern with how popular this park would become if the fenced in off leash dog areas were created. He requested the council consider other options and that the fencing not be pursued. He suggested areas 2 and 5 be expanded but not be fenced in.

Steven Connors, Minnetonka resident, asked if the council had any experience walking their dogs in this park. He stated he has a 13 year old German short hair pointer that was energetic. He explained he spent time in Purgatory Park on a daily basis and he has never had a negative

experience. He discussed how creating an off leash fenced dog park would invite problems to the city. He commented on how the new fencing would create erosion and maintenance concerns for the park land. He anticipated that visitors would not follow the signs and would not follow the rules that the city was proposing, which would create problems for the residents living adjacent to the park. He asked that the council not move forward with the fencing for the off leash dog areas within Purgatory Park.

Jim Hammill, Minnetonka resident, respectfully urged the council to move forward with the plan from staff. He explained many residents have been debating and worrying about this issue for far too long. He stated this issue needs to be resolved. He discussed how users of the park were being crowded out and supported Minnetonka having a fenced dog park.

Cindy Eyden, Minnetonka resident, implored the council to make a decision on the dog park at this meeting. She noted she was not a fan of this plan, but was pleased the city had a proposed plan for Purgatory Park. She understood only three people have spoken against dogs in the park and noted she has had problems with dogs in the park, but she had not reported it. She indicated this topic has been discussed for years and she wanted to see action taken by the council.

Angela Moreira, Minnetonka resident, explained she supported the council moving forward with the off leash dog areas as proposed by staff. She believed the proposed plan represented a reasonable compromise that would have clearly defined areas with borders and allows all park visitors to clearly understand where off leash dogs will be located. She supported areas 2 and 5 being used for off leash dog areas and encouraged the council to move forward with the proposed plan as suggested by staff for Purgatory Park.

Schack closed the meeting for public comments.

Schack asked staff to speak to the access point to Purgatory Park off Bell Circle and what the hours of operation would be for the off leash dog areas. Kumka reported Bell Circle was on the southwest corner of the park and there was a former driveway that curves up into the park. He understood this was a tight street and staff would have to consider traffic and parking impacts if the fenced area were implemented. He noted a "No Parking" zoning was approved on Stodola Road last year and the council could look at this as a potential option for Bell Circle. He explained the off leash dog areas would open/close at dawn and dusk and the city's noise ordinance would be in place.

Schack inquired if the Bell Circle access point would remain in place for the neighbors. Kumka reported this access point would remain in place and commented on how this entry point to the park could also be accessed by city maintenance vehicles.

Ramaley discussed the study that was completed last year about the number of people coming to this park that were from outside Minnetonka. Kumka stated he did not have the numbers in front of him, but noted there were a significant number of people coming from outside the community to use this park.

Ramaley recalled that 40% to 50% of the visitors were from outside the city. Kumka believed this was correct.

Ramaley questioned if there were any other municipal, county, state or federal unfenced off leash dog areas in Minnesota. Kumka stated the only one he knew of was in Woodbury, noted this dog park was partially fenced.

Ramaley inquired if this was a single use or multi-use park. Kumka explained this was a single use park.

Calvert thanked the residents that participated in this process over the past several years. She appreciated how staff worked with residents to meet the needs of the community. She explained it took decades to form the habits in this park and she understood it would take time to change these habits and culture. She indicated she was disappointed in the behavior from all sides of the issue during the trial period, noting rules were not followed, officers were abused and signs were vandalized. She stated even though a small number of people were making complaints, the activities from the complaints were corroborated on camera. She reported she has walked the park many times including this past weekend where she observed dogs on leash where they were supposed to be and off leash where they could be off leash. She commented she understood what Mr. Kumka was saying about the difficulty of orienting the signs within the park. She understood the map signs did not include a "You are Here" function as this may better assist residents with locating the off leash dog areas. She explained she understood why residents wanted fencing, but she noted she was against fencing this natural area. She suggested a schedule be proposed for when dogs can and cannot be off leash in this park in order to preserve the park in its current state. She anticipated there would be a large number of ecological impacts from the proposed fencing and suggested the schedule option be pursued versus installing the fencing.

Coakley stated the council has been discussing this topic for quite some time and she was torn. She indicated she understood both sides of this issue and noted she has been approached by off leash dogs in this park that have scared her. She explained she was not really for the fencing, but if the fencing were to move forward she suggested fee be charged for those using these areas.

Foster-Bolton commented she supported the proposed plan and she appreciated all of staff efforts. She supported the council moving this item

forward. She understood this park has been a problem for 20 years and she wanted to see action taken. She explained the fencing would create clear areas where dogs could or could not be off leash within the park. She stated she will not go to Purgatory Park because of the off leash dogs and noted she would be supporting the proposed fencing improvements.

Maxwell stated she walked the park with Mr. Kumka as she wanted to see area 5 closer. She reported area 5 was currently consumed with buckthorn and thicket. She supported removing the low quality material in order to make this space useable. She saw this as a value add and the fencing for this area will provide additional clarity. She did not believe creating the fenced in area would create more parking concerns for the neighbors because people were already parking in neighborhoods. She indicated area 2 was harder for her to support because there were so many entrance points. She stated perhaps only a portion of the area should be fenced. She indicated another option versus fencing the park would be to allow dogs off leash only during certain hours of the day.

Wilburn explained the reason the council decided to take this on was because there were safety concerns that were brought to the city. She stated she believed every one of the residents that spoke about there not being concerns, but noted this does not erase the problems that some residents have had. She asked that residents stop being dismissive about the safety concerns because they are real. She reported she was supportive of the plan because of the problems that have occurred in the park. She did not see another way to address the concerns. She explained she appreciated the proposal from Councilmember Maxwell regarding area 2.

Ramaley commented she 40% to 50% of the users at Purgatory Park were coming from outside the city. She explained there were no other municipal, county, state or federal unfenced dog park in Minnesota. She understood unleashed dog areas and environmental degradation were a big concern for regional parks. She stated last year she advocated for a single use park that could serve as a dog park. She did not support a large community park being used for an off leash dog park because this park was meant for all residents. She reported after reviewing the results from a recent survey, she understood a significant amount of Minnetonka residents were no longer visiting Purgatory Park because of the off leash dogs. She discussed how the pilot project did not work and residents were not complying with the new regulations. She recommended the fencing be 1B versus 2A in order to reduce environmental degradation within the park. She explained she would be in favor of this project moving forward but urged the council to consider fencing option 1B.

Schack thanked the residents of Minnetonka for being engaged on this issue. She understood the topic of off leash dogs has been discussed by the council for the past eight years. She explained she stuck her neck out

a year ago when she supported the corridor noting this option was a compromise. She hoped that dog owners would have been on their best behavior and that dogs would have been self-policed. However, this did not happen. She understood the city could not sign its way out of the problems occurring at Purgatory Park and for this reason, a change had to be made. She stated she was very disappointed when she learned the city's signs had been vandalized and that the community service officers were disrespected. She explained this issue has become a compliance matter because the compromise was not working. She indicated she would be supporting staff's recommendation noting she trusted Mr. Kumka and Ms. Yetka when it comes to the fencing that would be used for the off leash dog areas. She wishes something better could have been worked out, but it was clear to her the council had to govern to those who were least compliant for safety purposes. She asked if the council wanted to weigh in the type of fencing that moved forward.

Foster-Bolton stated she was concerned about the vandalism that was occurring at this park. She was of the opinion the wood posts would be more stable in this park. Kumka explained the poles would be stronger than the T-posts.

Calvert indicated the city was in a particular economic time, and she did not want to see the city spending this much money on fencing. She appreciated staff's detailed information on the cost analysis, but she did not support the fencing moving forward in Purgatory Park.

Coakley suggested if option 2A were to move forward that the bottoms of the posts be rounded.

Foster-Bolton moved, Wilburn second moved, seconded a motion approve designated off-leash dog areas in North (Area 5) and South (Area 2) of Purgatory Park and a motion amending the 2026-2031 CIP to reallocate available funding from projects S13209 and S23309 for the installation of Type 2A wood post fencing per the Off-Leash Dog Area Feasibility Study. Wilburn, Ramaley, Coakley, Foster-Bolton, Maxwell and Schack voted "yes." Calvert voted "no". Motion carried.

15. Appointments and Reappointments: None

16. Adjournment

Wilburn moved, Maxwell seconded a motion to adjourn the meeting at 8:55 p.m. All voted "yes." Motion carried.

Respectfully submitted,

Becky Koosman
City Clerk

**City Council
Agenda Item 6.A
Meeting of September 14, 2026**



Title: Retirement recognition for Fleet Services Mechanic Don Stewart

Report from: Will Manchester, P.E., Public Works Director

Submitted Through: Will Manchester, P.E., Public Works Director
Darin Ellingson, P.E., Street and Park Operations Manager
Russ Engfer, Fleet Coordinator
Mike Funk, City Manager

Presenter: Mayor Schack

Action Requested: Informational

Form of Action: Other

Votes needed: N/A

Summary Statement

The city has a practice of recognizing city employees upon their retirement. Fleet Services Mechanic Don Stewart will retire on Sept. 17, 2026, after 41 years of service to the city.

Recommended Action

Recognize Don Stewart upon his retirement.

Strategic Plan Relatability

N/A

Financial Consideration

N/A

Background

Don Stewart joined the city in January 1985 after spending three years as a mechanic at an automotive dealership. Over the course of an exceptional 40 plus year career, Don became a highly skilled and trusted member of the Fleet Services team, known for his expertise in electrical and hydraulic systems diagnostics and his ability to keep the city's diverse fleet operating safely and efficiently.

Throughout his career, Don embraced the variety and challenges that came with maintaining more than 250 vehicles and pieces of equipment serving every city department. Whether working on a fire truck, snowplow, utility vehicle, or lawn mower, Don took pride in the fact that no two days were the same. As technology evolved, so did Don's skills, adapting to advancements ranging from sophisticated snowplow systems to hybrid and fully electric vehicles.

Don's dedication and workmanship earned him recognition from customers as well as commendations and awards from the Employees in Action Committee. His commitment to service, problem-solving

abilities, and willingness to tackle difficult repairs made him an invaluable resource to both his coworkers and The City of Minnetonka.

Beyond his technical expertise, Don will be remembered for the qualities that defined him as a colleague: quiet, kind, patient, and efficient. His steady presence, positive attitude, and strong work ethic have left a lasting impact on the organization and those who had the privilege of working alongside him.

Thank you to Don Stewart for all he has done for the City of Minnetonka as he retires from the city on Sept. 17, 2026.

**City Council
Agenda Item 6.B
Meeting of September 14, 2026**



Title: Hispanic/Latiné Heritage Month Proclamation

Report from: Jayce Alexander, DEI Supervisor

Submitted Through: Erik Nilsson, City Attorney
Moranda Dammann, Assistant City Manager
Mike Funk, City Manager

Presenter: Mayor Schack

Action Requested: Informational

Form of Action: Proclamation

Votes needed: N/A

Recommended Action

Read the proclamation.

Strategic Plan Relatability

Community Inclusiveness

Background

**City of Minnetonka Proclamation
Hispanic/Latiné Heritage Month
Sept. 15 - Oct. 15, 2026**

WHEREAS

Hispanic/Latiné Heritage Month is celebrated from Sept. 15 to Oct. 15 each year, recognizing the profound contributions of Hispanic and Latiné communities to the culture, history, and progress of our nation; and

WHEREAS

the City of Minnetonka is proud to celebrate the vibrant contributions of Hispanic and Latiné individuals, families, and organizations who enrich our community through their artistic, educational, economic, and social endeavors; and

WHEREAS

the historical roots of Hispanic and Latiné heritage are deeply intertwined with the broader narrative of our nation's development, reflecting a legacy of resilience, innovation, and community spirit; and

WHEREAS

this month recognizes and celebrates the accomplishments and struggles of Hispanic and Latiné people in the face of continued inequity, racism, and xenophobia; and

WHEREAS

the City of Minnetonka is committed to fostering an inclusive and respectful environment where the cultural diversity of all its residents is celebrated and recognized;

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Minnetonka does hereby proclaim Sept. 15 -Oct. 15, 2026 as Hispanic/Latiné Heritage Month and call upon the people of Minnetonka to recognize the contributions made by members of the Hispanic and Latiné community and to actively promote the principles of equality, liberty and justice.

**City Council
Agenda Item 10.A
Meeting of September 14, 2026**



Title: Resolution amending Minnetonka Firefighters Relief Association lump sum pension benefit and approving a fire state aid allocation agreement

Report from: Darin Nelson, Finance Director

Submitted Through: Kevin Fox, Fire Chief
Moranda Dammann, Assistant City Manager
Erik Nilsson, City Attorney
Mike Funk, City Manager

Presenter: Darin Nelson, Finance Director

Action Requested: Motion

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

The Minnetonka Firefighters Relief Association (MFRA) is requesting an increase in the lump sum service pension payment, from \$15,000 to \$18,000 per year of service. All service pensions are subject to a maximum of 30 years of service. The pension fund can financially support this increase. The statutory maximum lump sum payment is currently \$20,000 per year of service.

Actuarial estimates indicate that the pension fund will be 132 percent funded at the \$18,000 lump-sum multiplier, with no required city contribution. Under state statutes, 100 percent of the fire state aid received by the city needs to be remitted to the MFRA for investment in its pension, unless an agreement is made between the city and the relief association. In conjunction with the monthly pension benefit increase, the MFRA has agreed to extend the original state aid sharing agreement through December 31, 2027, with the fire state aid split approximately 50/50 between the MFRA and the city. The city's 2027 estimated share of the fire state aid is \$363,500, which directly helps reduce the property tax levy.

Recommended Action

Motion to adopt the resolution amending Minnetonka Firefighters Relief Association lump sum pension benefit and fire state aid agreement

Strategic Plan Relatability

N/A

Financial Consideration

Yes

The requested pension benefit increase is not expected to have a budget impact on the General Fund.

There is always the possibility of a major market correction that could require future statutory city contributions. However, the funding percentage is sufficient to guard against modest market corrections. The sharing of the 2027 fire state-aid is estimated at \$363,500, which aids in reducing the 2027 levy.

Background

The MFRA was founded in 1972 to pay retirement, disability and survivor benefits to Minnetonka paid-on-call (POC) firefighters. Under law, all benefits must be paid from the relief association's special fund, which consists primarily of State of Minnesota fire aid payments and investment earnings. The receipt of state fire aid is contingent upon compliance with financial requirements that are set by state law. Those requirements include a periodic actuarial valuation of the special fund and a city obligation to contribute to underfunded relief association pensions.

An actuarial valuation determines whether the special fund's assets are sufficient to cover the expected pension payouts, based on the ages and years of service of existing members. If the actuarial valuation indicates that the funds are sufficient, the special fund is deemed either fully funded or overfunded. If the valuation indicates insufficient funds to pay expected pensions, the special fund is deemed underfunded.

When a relief association special fund is underfunded, state law requires the local municipality to make up the difference through municipal contributions to the special fund. This typically occurs when market changes negatively affect the special fund investments. For example, Minnetonka had to contribute \$797,000 of General Fund dollars to the relief association over five years beginning in 2009. A city is only liable, however, for pension amounts paid pursuant to association by-laws that the city council has ratified. The relief association has authority to increase benefit levels without city council ratification, but the city council is not required to fund any increases it has not approved.

On Aug. 18, 2026, the membership of the MFRA adopted an amendment to its by-laws to increase the retirement benefits paid by its pension fund, a required action before formally presenting the issue to the city council. The relief association is requesting formal approval of the adopted by-law amendment by the city council.

The MFRA has periodically adopted increases in pension benefit levels since its establishment. Benefit levels were last increased in 2024, 2023, 2021, 2019 and 2008. The current lump sum payment is \$15,000 per year of service. The MFRA's funding percentage on January 1, 2026, for the current lump-sum payment amount is 140 percent. The MFRA is requesting a lump sum benefit increase to \$18,000 per year of service. At this requested level, the MFRA pension would be approximately 132 percent funded as of January 1, 2026, which would still allow for a buffer if financial markets experience a substantial downturn. In 2024, when the last increase in pension benefit levels was approved, the pension was about 119 percent funded.

In 2024, the \$15,000 lump-sum annual multiplier was also the maximum lump sum benefit allowed under state statute. The MFRA and the city staff had been working on a plan over the previous four years to steadily increase the lump-sum pension benefit to the state maximum while ensuring the pension remains financially strong and minimizing the city's current and future liabilities. In 2025, the legislature increased the maximum lump-sum annual multiplier to \$20,000. As with the prior plan to steadily increase the annual pension multiplier while minimizing liability, MFRA and the city are continuing that course by taking incremental steps toward the state-allowed maximum. Assuming the markets remain steady, the plan would be for the MFRA to request approval of an additional increase a year from now.

Part of the plan to increase the annual multiplier towards the state maximum also includes sharing future state fire aid payments. State statute requires that 100 percent of the fire state aid received by the city be remitted to the MFRA for investment in its pension, unless an agreement is made between the city and the relief association. The MFRA and the city entered into an original sharing agreement two years ago to share the 2025 and 2026 fire state aid payments, due in part to the MFRA being at the statutory maximum pension benefit and the pension fund being over 100 percent funded with no required city

contribution. The MFRA agreed to allocate state fire aid on a 60/40 basis, with the city receiving 60 percent. The 2025 state fire aid distribution totaled \$599,954, with the city retaining \$359,972. The MFRA also receives supplemental fire aid, totaling \$80,251 in 2025. This supplemental fire aid cannot be allocated to the city and must remain fully with the MFRA. This combination of allocations brings the total fire aid received to about a 50/50 split between the two parties.

This amendment extends the original agreement for one year through December 31, 2027. As mentioned earlier, and assuming the financial markets remain stable, the MFRA and the city are likely to consider an additional pension benefit increase one year from now, which would likely include another amendment to share future fire state aid payments. Future agreements would again need to be agreed upon by both parties.

ATTACHMENTS:

[Fire State Allocation Agreement Amendment Resolution](#)

FIRST AMENDMENT TO FIRE STATE AID ALLOCATION AGREEMENT

THIS FIRST AMENDMENT TO FIRE STATE AID ALLOCATION AGREEMENT ("First Amendment") is made and entered into by the Minnetonka Firemen's Relief Association, 14600 Minnetonka Boulevard, Minnetonka, MN 55345 ("Association") and the City of Minnetonka, 14600 Minnetonka Boulevard, Minnetonka, MN 55345 ("City").

Recitals

- A. In October 2024, the City and Association executed a Fire State Aid Allocation Agreement ("Agreement") pursuant to Minnesota State Statute 477B.042 governing municipal contributions made to PERA on behalf of Police and Fire eligible personnel for 2025 and 2026.
- B. The Agreement expires on December 31, 2026, unless mutually extended by written consent of both the City and Association.
- C. The City and Association desire to extend the term of the Agreement as set forth in this First Amendment.

Amendment

- 1. **Term of Agreement.** The term of the Agreement in Paragraph 2 is extended by mutual consent of both the City and Association to December 31, 2027.
- 2. Except as modified by this First Amendment, the Agreement remains in full force and effect, and its terms and conditions are hereby reaffirmed.

IN WITNESS WHEREOF, the undersigned parties have caused this First Amendment to be executed by their duly authorized representatives.

[signature page follows]

CITY OF MINNETONKA

Date: _____

By _____

Rebecca Schack, Mayor

Date: _____

And _____

Michael S. Funk, City Manager

**MINNETONKA FIREMEN'S RELIEF
ASSOCIATION**

Date: _____

By _____

Jeff Goodman, President

Resolution No. 2026-

Resolution amending Minnetonka Firefighters Relief Association lump sum pension benefit and fire state aid agreement

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. The Minnetonka Firefighters Relief Association provides retirement, disability and survivor benefits to the city's paid-on-call firefighters.
- 1.02. The association has approved an amendment to its by-laws, which would increase the lump sum pension benefit from \$15,000 per year of service to \$18,000 per year of service.
- 1.03. Under state law, by-law amendments that affect the amount of pension benefits to be paid must be approved by the city council in order to make those benefits subject to the financial support requirements under Minn. Stat. 424A.092.
- 1.04. The city qualifies to receive state fire aid under Minn. Stat. Chapter 477 for retirement benefits of certain employed firefighters.
- 1.05. The city satisfies the requirements of Minn Stat. 477B.042, subd. 2(a), for allocation of state fire aid pursuant to a written agreement with the Association.
- 1.06. The Association wished to enter into an agreement with the city to effectuate such allocation for calendar year 2027.

Section 2. Council Action.

- 2.01. The city council approves the following amendment to the Minnetonka Firefighters Relief Association By-Laws, effective Sept. 14, 2026, increasing the lump sum benefit to \$18,000 per year of service.
- 2.02. The city council approves entering into an agreement with the Minnetonka Firefighters Relief Association to allocate fire state aid for 2027 based on the city receiving 60 percent of the fire state aid and 0 percent of the supplemental fire state aid.

Adopted by the City Council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk

**City Council
Agenda Item 10.B
Meeting of September 14, 2026**



Title: Ordinances making technical corrections to city ordinances establishing boards and commissions

Report from: Sarissa Seracki, Senior Management Coordinator

Submitted Through: Erik Nilsson, City Attorney
Moranda Dammann, Assistant City Manager
Mike Funk, City Manager

Presenter: Sarissa Seracki, Senior Management Coordinator

Action Requested: Motion

Form of Action: Ordinance

Votes needed: 4 votes

Summary Statement

The proposed ordinances update the city code provisions governing the City's boards and commissions by making technical corrections, clarifying roles and procedures, improving consistency among board and commission ordinances, and reflecting current administrative practices.

Recommended Action

Motion to adopt the ordinances.

Strategic Plan Relatability

N/A

Financial Consideration

No

Background

The City has established several boards and commissions to provide advice and recommendations to city council on matters related to their respective areas of responsibility. The boards and commissions are established through individual provisions of the City Code, which outline their membership, terms, responsibilities, meeting requirements, and other applicable procedures.

As part of the City's ongoing review of its boards and commissions, city staff reviewed the existing ordinances to identify opportunities to improve consistency, establish uniformity, clarify language, and align the ordinances with current practices.

The review process included multiple discussions with staff who support the City's boards and commissions. City staff first met with each staff liaison, the city attorney and other necessary staff, to review the details of the ordinance and identify potential changes. Following this initial review, staff met

with the city manager to discuss the recommended changes and establish consistent language to be used across the City's boards and commissions. Following the city manager's review, city staff, along with the city manager and city attorney, met with each staff liaison and other necessary staff for a final review of the proposed changes. These discussions provided an opportunity to confirm the recommended amendments, address board and commission specific considerations, and finalize the proposed ordinance language. General language was also added to each board and commission which included language for:

- total number of voting members
- age requirements for youth or young adult members
- appointments, terms, reappointments, and removal
- annual report and meeting frequency
- selection of chairperson and vice-chairperson
- bylaws and ad hoc committees
- open meeting law, compensation, and staff liaison

No current member on any board or commission will be removed due to change in membership numbers. Positions will be removed as members reach term limits or decide to not be reappointed.

The proposed ordinances incorporate the recommended updates and make corresponding technical and procedural amendments to the ordinances establishing the City's boards and commissions. The amendments are intended to improve clarity and consistency, create uniformity, reflect current administrative practices, and support the effective administration of the City's boards and commissions.

The planning commission ordinance was not part of this review due to the ordinance being reviewed with the zoning code rewrite.

On Aug. 31, 2026, the ordinances were introduced to city council during a regular council meeting. City council had no changes to the proposed ordinances.

ATTACHMENTS:

[Ordinance - DEI Commission](#)

[Ordinance - Park Board](#)

[Ordinance - Senior Advisory Board](#)

[Ordinance - Sustainability Commission](#)

Ordinance No. 2026-xx

An Ordinance amending section 150.005, 150.010, 150.015, 150.020, 150.025, and 150.030 of the Minnetonka City Code.

The City of Minnetonka Ordains:

Section 1 Section 150.005 of the Minnetonka City Code, relating to diversity, equity and inclusion Commission, is amended to read as follows:

150.005. Diversity, Equity and Inclusion Commission.

The diversity, equity and inclusion commission for the city of Minnetonka is established as an advisory commission to the city council. The commission shall be comprised of nine-seven voting members, including two youth or young adult members. The commission may also be referred to as the DEI commission. The term "commission" in this section 150 refers to the diversity, equity and inclusion commission

Section 2 Section 150.010 of the Minnetonka City Code, relating to eligibility, appointment and term, is amended to read as follows:

150.010. Eligibility, Appointment and Term.

1. Eligibility. All members must be residents of the Ccity of Minnetonka. It is desirable that members have professional, volunteer, or personal experiences with healing marginalized communities.

2. Appointment. Members of the commission are appointed by the mayor with the approval of the city council. Appointments should be made with the goal of maintaining a commission that represents the diversity within the city, such as demographic characteristics, areas of specialty and geographic location. Two of the members must be young adult members (ages 168 to 24). It is desirable that the commission include at least one member who is representative of each of the following groups:

- a. Minority business owners;
- b. Women business owners;
- c. Experience with multi-family, rental or group housing;
- d. Experience participating in diversity, equity and inclusion initiatives within the education system, public or private;
- e. Participation in a community group that has demonstrated commitment to the values of racial equity, inclusion, social justice, and equal opportunity for persons of all classifications protected by the Minnesota Human Rights Act and federal civil rights laws.

The ~~stricken~~ language is deleted; the underlined language is inserted.

3. Terms. ~~Youth or y~~Young adult members ~~will be appointed to serve~~ one-year terms that begin on July 1 and end on June 30. All other members will be appointed to ~~two~~three-year terms that begin on February 1 and end on January 31. Vacancies shall be filled for the remainder of the unexpired term only.

4. Reappointment. Members may request consideration for reappointment near the end of their term; provided that any members who has already served eight consecutive ~~six or more~~ years is not eligible for reappointment. Reappointment is not automatic and is subject to review by the mayor and approval by the city council.

5. Removal. The mayor, with the approval of the council, may remove any member for any reason ~~misconduct or neglect of duties~~.

Section 3 Section 150.015 of the Minnetonka City Code, relating to powers and duties, is amended to read as follows:

150.015. ~~Powers and Duties~~ and Responsibilities.

1. The commission will ~~be knowledgeable about federal and state laws that protect individual city rights and will~~ inform itself on diversity, equity and inclusion initiatives that other government and business entities have undertaken.

2. The commission will advise the city council concerning any project or issue that the city council refers to the commission.

3. Upon its own initiative, the commission may recommend to the city council initiatives, policies or strategies to further the city's objective of building an inclusive and equitable community for everyone who lives, works or recreates in the city.

4. The commission will serve as an ambassador to the community and will participate and engage in community outreach and education on matters of diversity, equity and inclusion.

5. The commission will collect community feedback on the city's diversity, equity and inclusion efforts and use that feedback to inform the commission's work.

6. The commission will actively cultivate relationships with community groups of all kinds, with an emphasis on those groups that are representative of protected classes under the Minnesota Human Rights Act or federal civil rights laws.

7. The commission will submit an annual written report to the city council summarizing the previous year's accomplishments and outlining its goals and planned activities for the upcoming year ~~annually report to the city council regarding its activities for the preceding calendar year.~~

Section 4 Section 150.020 of the Minnetonka City Code, relating to meetings, officers, committees and rules of procedure, is amended to read as follows:

150.020. Meetings, Officers, Committees and Rules of Procedure.

The ~~stricken~~ language is deleted; the underlined language is inserted.

1. The commission ~~shall meet as necessary to accomplish its duties must establish a schedule of regular meetings, which may be monthly but must not be less than bi-monthly.~~

2. Annually, the members of the commission must elect a chairperson and vice-chairperson.

3. The commission may adopt bylaws or rules for the conduct of its business. The bylaws may provide for establishment of standing or ad hoc committees of the commission.

4. All meetings of the commission and committees of the commission must be conducted in compliance with the Minnesota open meeting law.

Section 5 Section 150.025 of the Minnetonka City Code, relating to compensation, is amended to read as follows:

150.025. Compensation.

Members serve without compensation but may obtain reimbursement of expenses in accordance with city policy.

Section 6 Section 150.030 of the Minnetonka City Code, relating to staff liaison, is amended to read as follows:

150.030. Staff Liaison.

~~A city staff member, designated by the city manager, shall serve as a liaison to the commission. The staff member shall prepare reports and information for the commission, attend its meetings and participate in discussions held by the commission, but shall not vote on any item before the commission. The city manager shall designate a city staff member to serve as the staff liaison to the commission. The staff liaison shall prepare reports, provide recommendations and other information for the commission, attend all meetings of the commission, and participate in its discussions. The staff liaison shall not vote on any matter before the commission.~~

Section 7 This ordinance is effective [30 days after publication].

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

Rebecca Schack, Mayor

Attest:

The ~~stricken~~ language is deleted; the underlined language is inserted.

Becky Koosman, City Clerk

Action on this ordinance:

Date of introduction:

Date of adoption:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Ordinance adopted.

Date of Publication:

Certification:

I hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk

The ~~stricken~~ language is deleted; the underlined language is inserted.

Ordinance No. 2026-xx

An Ordinance amending sections 125.005, 125.010, 125.015, 125.020, 125.025, and 125.030 of the Minnetonka City Code.

The City of Minnetonka Ordains:

Section 1 Section 125.005 of the Minnetonka City Code, relating to park board, is amended to read as follows:

125.005. Park Board.

~~The park board for the City of Minnetonka is established as an advisory board to the city council. The park board shall be comprised of seven voting members, including one youth or young adult member. The term "board" in this section 125 refers to the park board. There is hereby continued, as heretofore created, a park board for the city of Minnetonka, which board shall be known and designated as the park, recreation, and leisure time activities board and shall consist of 7 voting members who shall be appointed as follows:~~

~~1. three members, one to be appointed from each school district serving Minnetonka, those being the Hopkins, Minnetonka and Wayzata school districts; and~~

~~2. four members, or such other number as may be required to fill the entire membership of the board to be appointed from the city of Minnetonka at large, taking into account insofar as possible geographic representation from all areas of the city with particular attention to the ward boundaries of the city.~~

Section 2 Section 125.010 of the Minnetonka City Code, relating to eligibility, is amended to read as follows:

125.010. Eligibility, Appointment and Term.

~~1. Eligibility. All members must be residents of the city of Minnetonka. Members must have been a resident of the city of Minnetonka for a period of not less than one year prior to the date of their appointment.~~

~~2. Appointment. Members of the board are appointed by the mayor with the approval of the city council. One of the members must be a youth or young adult member (ages 16-24). Appointments will represent the city of Minnetonka at large, considering geographic representation from all areas of the city with particular attention to the ward boundaries of the city.~~

~~3. Term. The youth or young adult member will be appointed to a one-year term that begins on July 1 and ends on June 30. All other members will be appointed to two-year terms that begin on February 1 and end on January 31. Vacancies shall be filled for the remainder of the unexpired term only.~~

~~4. Reappointment. Members may request consideration for reappointment near the end of their term; provided that any member who has already served eight~~

The ~~stricken~~ language is deleted; the underlined language is inserted.

consecutive years is not eligible for reappointment. Reappointment is not automatic and is subject to review by the mayor and approval by the city council.

5. Removal. The mayor, with the approval of the council, may remove any member for any reason.

Section 3 Section 125.015 of the Minnetonka City Code is amended to read as follows:

125.015. Duties and Responsibilities~~Appointment Procedure and Term.~~

1. The park board will advise the city council on matters relating to parks. This shall include short- and long-range planning; the acquisition, development and use of park lands and facilities; and policies relating to park lands and facilities.~~All members shall be appointed by the mayor with the approval of the city council. The terms of the at-large members shall commence February 1, 1983 for two-year terms expiring on January 31st of each successive odd year. The three school-district members' terms will commence on February 1, 1984, and be for two-year periods expiring on January 31st of each successive even year. All unexpired terms shall be filled for the remainder of the unexpired term only. Any member may be removed by the mayor, with the approval of the city council, for misconduct or neglect of duties. The mayor with the approval of the city council shall make such interim appointments as necessary to maintain membership at 7 persons, prior to commencement of the staggered terms described above.~~

2. The park board may, from time to time, hear from community members on matters relating to parks.

3. The park board will submit an annual written report to the city council summarizing the previous year's accomplishments and outlining its goals and planned activities for the upcoming year

Section 4 Section 125.020 of the Minnetonka City Code is amended to read as follows:

125.020. Meetings, Officers, Committees and Rules of Procedure~~Duties.~~

1. The park board shall meet as necessary to accomplish its duties.

2. Annually, the members of the park board must elect a chairperson and vice-chairperson.

3. The park board may adopt bylaws or rules for the conduct of its business. The bylaws may provide for establishment of standing or ad hoc committees of the commission.

4. All meetings of the board and committees must be conducted in compliance with the Minnesota open meeting law.

~~1. The park board will consult with the city council and the staff and be advisory to the city council in matters relating to park lands, park facilities, programs, and finances. This shall include short and long-range planning related to capital improvement projects, the acquisition, development, and use of park lands, park~~

The ~~stricken~~ language is deleted; the underlined language is inserted.

~~facilities, recreational and leisure time facilities, and matters of policy relating to park lands, park facilities and recreational programs.~~

~~2. The park board may, from time to time, meet with various groups on matters relating to park and recreation activities.~~

~~3. When convened as the park board, the board shall make its foremost concern the park lands and park facilities of the city of Minnetonka, through the recommendations to the city council of policies pertaining thereto.~~

~~4. The park board shall annually, at its first meeting in February, select one of its members to be its chairperson.~~

~~5. As designated by the park board, six of the members of the park board shall also represent the city of Minnetonka on a joint recreation board heretofore established between the cities of Hopkins and Minnetonka. In this capacity, the members shall direct their primary attention to the recreation programs and activities developed and offered through the joint board, and make recommendations to the city council through the joint board concerning policies pertaining to the recreation programs and activities.~~

Section 5 Section 125.025 of the Minnetonka City Code is amended to read as follows:

125.025. CompensationMeetings.

Members serve without compensation but may obtain reimbursement of expenses in accordance with city policy. ~~The park board shall meet as necessary, but not less than once every three months, at a time and place designated by the chairperson of the park board, or at a time and place mutually agreeable to the majority of the board.~~

Section 6 Section 125.030 of the Minnetonka City Code is amended to read as follows:

125.030. Staff LiaisonCompensation.

The city manager shall designate a city staff member to serve as the staff liaison to the board. The staff liaison shall prepare reports, provide recommendations and other information for the board, attend all meetings of the board, and participate in its discussions. The staff liaison shall not vote on any matter before the board. ~~The city council may, from time to time, fix compensation for the members of the park board and provide for the payment of expenses incurred in connection with carrying out the duties and functions of the board.~~

Section 7 This ordinance is effective [30 days after publication].

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

Rebecca Schack, Mayor

The ~~stricken~~ language is deleted; the underlined language is inserted.

Attest:

Becky Koosman, City Clerk

Action on this ordinance:

Date of introduction:

Date of adoption:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Ordinance adopted.

Date of Publication:

Certification:

I hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk

The ~~stricken~~ language is deleted; the underlined language is inserted.

Ordinance No. 2026-xx

An Ordinance amending sections 130.005, 130.010, 130.015, 130.020, 130.025, and 130.030 of the Minnetonka City Code, and repealing section 130.035 of the Minnetonka City Code.

The City of Minnetonka Ordains:

Section 1 Section 130.005 of the Minnetonka City Code, relating to senior citizen advisory board, is amended to read as follows:

130.005 Senior ~~Citizen~~ Advisory Board.

The senior ~~citizen~~ advisory board for the Ceity of Minnetonka is established as an advisory board to the city council. The board shall be comprised of seven voting members. The term "board" in this section 130 refers to the senior advisory board. will consist of up to twelve members to be appointed by the mayor with approval of the council.

Section 2 Section 130.010 of the Minnetonka City Code, relating to appointment and term, is amended to read as follows:

130.010. Eligibility, Appointment and Term.

1. Eligibility. All members must be residents of the City of Minnetonka.

2. Appointment. Members of the board are appointed by the mayor with the approval of the city council.

3. Terms. All members will be appointed to for two-years terms that begin on February 1 and end of January 31. Vacancies shall be filled for the remainder of the unexpired term only, expiring on January 31st. Up to six members will be appointed in even-number years, and up to six members will be appointed in odd-numbered years. The terms of members appointed prior to the effective date of this section will be extended from a term expiring on May 31st to a term expiring on January 31st.

4. Reappointment. Members may request consideration for reappointment near the end of their term; provided that any member who has already served eight consecutive years is not eligible for reappointment. Reappointment is not automatic and is subject to review by the mayor and approval by the city council.

5. Removal. The mayor, with the approval of the council, may remove any member for any reason.

~~A violation of this ordinance is subject to the penalties and provisions of Chapter XIII of the city code.~~

Section 3 Section 130.015 of the Minnetonka City Code, relating to duties, is amended to read as follows:

The ~~stricken~~ language is deleted; the underlined language is inserted.

130.015. Duties and Responsibilities.

The senior ~~citizen~~ advisory board will:

~~1. advise the city council about the needs and status of senior citizens in the city;~~

~~1. 2.~~ recommend to the city council ways in which the needs of seniors ~~citizens~~ may be met;

~~2. 3.~~ determine and assess existing resources in the city that may be utilized by senior ~~citizens~~ to meet their needs;

~~3. 4.~~ evaluate proposed programs, grants and other governmental activities that may impact ~~on~~ seniors ~~citizens~~ in the city;

~~4. 5.~~ recommend policies, goals and objectives for the operation of ~~the Minnetonka~~ senior services~~center~~ to the city council; and

~~5. 6.~~ submit an annual written report to the city council summarizing the previous year's accomplishments and outlining its goals and planned activities for the upcoming year. work cooperatively with the city staff and the senior coordinator in the operation of the senior center and implementation of its goals and objectives.

Section 4

Section 130.020 of the Minnetonka City Code, relating to officers, is amended to read as follows:

130.020. Meetings, Officers, Committees and Rules of Procedure.

~~The senior citizens advisory board may adopt by laws providing for the election of officers and appointment of committees.~~

1. The board shall meet as necessary to accomplish its duties.

2. Annually, the members of the board must elect a chairperson and vice-chairperson.

3. The board may adopt bylaws or rules for the conduct of its business. The bylaws may provide for establishment of standing or ad hoc committees of the board.

4. All meetings of the board and committees of the board must be conducted in compliance with the Minnesota open meeting law.

Section 5

Section 130.025 of the Minnetonka City Code, is amended to read as follows:

130.025. CompensationRules.

~~The senior citizens advisory board must adopt rules governing its organization and procedures.~~

Members serve without compensation but may obtain reimbursement of expenses in accordance with city policy.

The ~~stricken~~ language is deleted; the underlined language is inserted.

Section 6 Section 130.030 of the Minnetonka City Code, is amended to read as follows:

130.030. Staff Liaison Meetings.

~~The senior citizens advisory board will meet at least once each month at a time and place designated by the chairperson of the senior citizens advisory board or at a time and place mutually agreeable to a majority of the board.~~

The city manager shall designate a city staff member to serve as the staff liaison to the board. The staff liaison shall prepare reports, provide recommendations and other information for the board, attend all meetings of the board, and participate in its discussions. The staff liaison shall not vote on any matter before the board.

Section 7 Section 130.035 of the Minnetonka City Code, relating to relationships, is amended by being repealed:

~~130.035. Relationships.~~

~~The senior citizens advisory board reports directly to the city council.~~

Section 8 This ordinance is effective [30 days after publication].

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this ordinance:

Date of introduction:

Date of adoption:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Ordinance adopted.

The ~~stricken~~ language is deleted; the underlined language is inserted.

Date of Publication:

Certification:

I hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk

The ~~stricken~~ language is deleted; the underlined language is inserted.

Ordinance No. 2026-xx

An Ordinance amending sections 145.005, 145.010, 145.015, 145.020, 145.025, and 145.030 of the Minnetonka City Code.

The City of Minnetonka Ordains:

Section 1 Section 145.005 of the Minnetonka City Code, relating to sustainability commission, is amended to read as follows:

145.005. Sustainability Commission.

The sustainability commission for the City of Minnetonka is established as an advisory commission to the city council. The sustainability commission shall be comprised will consist of seven~~nine~~ voting members, including two youth or young adult members. The term "commission" in this section 145 refers to the sustainability commission.

Section 2 Section 145.010 of the Minnetonka City Code, relating to eligibility, appointment, and term is amended to read as follows:

145.010. Eligibility, Appointment and Term.

1. Eligibility. All members must be residents of the city of Minnetonka.

2. Appointment. All members must be residents of the city of Minnetonka.

Members shall be appointed by the mayor with the approval of the city council. Appointments should be made with a goal of maintaining a commission that represents the diversity within the city, such as demographic characteristics, areas of specialty, and geographic location, and with the following membership:

1-a. ~~Four~~Five members appointed from the community at large;

2-b. Two youth or young adults (ages 16-24~~under 25 years old~~), it is desirable to have one high school student and one young adult over the age of 18 one of whom may be a student at a high school in the Hopkins, Minnetonka, or Wayzata school district; and

3-c. Ex-Officio members, one from each of the park board and planning commission.

3. Term. Youth or young adult members will be appointed to one-year terms that begin on July 1 and end on June 30. All other members will be appointed to two-year terms that begin on February 1 and end on January 31. Vacancies shall be filled for the remainder of the unexpired term only. At-large members will serve two-year terms that begin on Feb. 1, provided that three of the five initial at-large members will be appointed for a three-year term in order to achieve staggered terms going forward. The young adult/student members will serve one-year terms that begin on July 1, with the exception that the initial appointments will begin on Feb. 1, 2021, and expire June 30, 2022. Ex-officio members will serve two-year terms that begin on Feb. 1, except that an ex-officio seat is automatically vacant

The ~~stricken~~ language is deleted; the underlined language is inserted.

~~if the ex-officio member is no longer a member of the board or commission from which the appointment was made. No member may serve more than 8 consecutive years on the commission.~~

4. Reappointment. Members may request consideration for reappointment near the end of their term; provided that any member who has already served eight consecutive years is not eligible for reappointment. Reappointment is not automatic and is subject to review by the mayor and approval by the city council.

5. Ex-Officio Member. Ex-officio member will be appointed to a two-year term that begins on February 1 and ends on January 31. Vacancies shall be filled for the remainder of the unexpired term only. The ex-officio member shall be appointed by the mayor with the approval of the city council.

6. Removal. The mayor, with the approval of the council, may remove any member for any reason.

Section 3 Section 145.015 of the Minnetonka City Code, relating to duties and responsibilities, is amended to read as follows:

145.015. Duties and Responsibilities.

1. The commission will review, research, evaluate, develop, and advise the city council on plans, policies, procedures, programs, and practices regarding climate change mitigation and the sustainable use and management of environmental resources that include air, water, energy, land and ecological resources, recycling and ~~solid~~landfill waste, and related sustainability areas not addressed by city code or assigned to another city advisory group.

2. The commission will serve as an ambassador to the community about city plans, policies, procedures, programs, practices, and proposals that relate to sustainability and conservation of the environmental resources outlined above;

3. The commission will ~~provide leadership in engaging with the Minnetonka community and~~ serve as a liaison between the community and city council for applicable issues, ideas, and proposals, and will provide appropriate feedback to the city council;

4. The commission will engage and cultivate relationships with residents, neighborhoods, community groups, businesses, public and private institutions, non-profit organizations, and other organizations to promote sustainability efforts.

5. The commission will serve as a resource for other Minnetonka commissions, boards, committees, and task-forces on any issues related to sustainability.

~~6. The commission will review and provide input to the city council on sustainability and climate change mitigation proposals.~~

6.7. The commission will submit an annual report to the city council summarizing the previous year's accomplishments and outlining its goals and planned activities for the upcoming year. annually submit a written work plan and progress report to the city council for review and approval.

The ~~stricken~~ language is deleted; the underlined language is inserted.

~~78.~~ The commission will perform additional duties and responsibilities as assigned by the city council.

Section 4 Section 145.020 of the Minnetonka City Code, relating to meetings, is amended to read as follows:

145.020. Meetings, Officers, Committees and Rules of Procedure.

~~1. The sustainability commission shall meet as necessary to accomplish its duties, but not less than once every other month, at a time and place designated by the chairperson of the sustainability commission, or at a time and place mutually agreeable to the majority of the commission.~~

~~2. Annually, the members of the commission must select a chairperson and vice-chairperson.~~

~~3. The commission may adopt bylaws or rules for the conduct of its business. The bylaws may provide for establishment of standing or ad hoc committees of the commission. The sustainability commission may hold subcommittee meetings as it may deem appropriate.~~

~~4.~~ All meetings of the commission and committees must be conducted in compliance with the Minnesota open meeting law.

Section 5 Section 145.025 of the Minnetonka City Code is amended to read as follows:

145.025. Compensation Procedures.

~~Members serve without compensation but may obtain reimbursement of expenses in accordance with city policy. At its first meeting of the year, the sustainability commission shall select a chairperson and vice chairperson from its members. The sustainability commission may adopt bylaws or rules for the conduct of its business.~~

Section 6 Section 145.030 of the Minnetonka City Code, relating to staff liaison, is amended to read as follows:

145.030. Staff Liaison.

~~A city staff member, assigned by the city manager, shall serve as a liaison to the sustainability commission. The staff liaison shall prepare reports and information for the commission, attend its meetings and participate in discussions held by the commission, but shall not vote on any item before the commission. A city staff member, designated by the city manager, shall serve as a liaison to the sustainability commission. The staff member shall prepare reports and information for the sustainability commission, attend its meetings and participate in discussions held by the commission, but shall not vote on any item before the commission.~~

Section 7 This ordinance is effective [30 days after publication].

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

The ~~stricken~~ language is deleted; the underlined language is inserted.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this ordinance:

Date of introduction:

Date of adoption:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Ordinance adopted.

Date of Publication:

Certification:

I hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk

The ~~stricken~~ language is deleted; the underlined language is inserted.

**City Council
Agenda Item 10.C
Meeting of September 14, 2026**



Title: Ordinance establishing the economic development advisory commission (EDAC)

Report from: Sarissa Seracki, Senior Management Coordinator

Submitted Through: Erik Nilsson, City Attorney
Moranda Dammann, Assistant City Manager
Mike Funk, City Manager

Presenter: Sarissa Seracki, Senior Management Coordinator

Action Requested: Motion

Form of Action: Ordinance

Votes needed: 4 votes

Summary Statement

The current EDAC is a meeting body that was established through a resolution in 2010. The proposed ordinance reestablishes the EDAC to align in uniformity with the other boards and commissions, which are all established through ordinances. Along with uniformity, this ordinance includes technical corrections to the resolution language, clarified roles and procedures, consistency with other boards and commissions, and reflects current administrative practices.

Recommended Action

Motion to adopt the ordinance.

Strategic Plan Relatability

N/A

Financial Consideration

No

Background

The City established several boards and commissions to provide advice and recommendations to city council on matters related to their respective areas of responsibility. The boards and commissions are established through individual provisions of the City Code, which outline their membership, terms, responsibilities, meeting requirements, and other applicable procedures.

In 1988, the city council established an Economic Development Authority, whose commissioners consisted of a combination of city council members and citizen representatives. The city council decided it was in the public interest to reconfigure the Economic Development Authority to have city council members serve as the commissioners. The city council recognized there was significant benefit in having citizen representatives provide expertise and advice to the city council in the area of economic

development and related subjects. Therefore, the city council established an economic development advisory commission on March 8, 2010.

As part of the City's ongoing review of its boards and commissions, city staff reviewed the existing resolution to identify opportunities to improve consistency, clarify language, and align the proposed ordinance with current practices.

The review process included multiple discussions with staff who support the City's EDAC. City staff first met with the staff liaison, along with other necessary staff, to review the details of the resolution and identify potential changes. Following this initial review, staff met with the city manager to discuss the recommended changes and establish consistent language to be used across the City's boards and commissions. Following the city manager's review, city staff, along with the city manager, met with the staff liaison and other necessary staff for a final review of the proposed changes. These discussions provided an opportunity to confirm the recommended amendments, address commission specific considerations, and finalize the proposed ordinance language.

The proposed ordinance incorporates the recommended updates and makes corresponding technical and procedural amendments. The amendments are intended to improve clarity and consistency and reflect current administrative practices. The proposed EDAC ordinance matches the uniformity and general language that appears in the other boards and commissions ordinances.

On Aug. 31, 2026, the ordinance was introduced to city council during a regular meeting. City council discussed whether to keep the city council liaisons on the commission and if members could reside, work, or own a business in the City of Minnetonka. The proposed ordinance reflects the discussion. City staff kept the language regarding the city council liaisons serving on the commission and changed eligibility to members must be residents. Language regarding working or owning a business was removed.

ATTACHMENTS:

[Resolution](#)
[Ordinance](#)

RESOLUTION NO. 2010-022

RESOLUTION ESTABLISHING AN ECONOMIC DEVELOPMENT ADVISORY COMMISSION

BE IT RESOLVED by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

1.01. In 1988, the city council established an Economic Development Authority, whose commissioners consisted of a combination of city council members and citizen representatives.

1.02. The city council has decided that it is in the public interest to reconfigure the Economic Development Authority to have city council members serve as the commissioners.

1.03. The city council recognizes that there is significant benefit in having citizen representatives provide expertise and advice to the city council in the area of economic development and related subjects.

Section 2. Creation of an Economic Development Advisory Commission.

2.01. The city council hereby establishes an Economic Development Advisory Commission ("EDAC").

2.02. The EDAC will consist of seven voting members who reside in the city, work in the city, or own a business in the city, and will be, to the extent practicable:

- One member with a legal background
- One member with a finance background
- One member with a development, architectural or real estate background
- One member with a social service/non-profit or housing background
- One member with a planning background
- Two members that are at-large.

2.03. In addition, the city council will chose one city council member and an alternate city council member to be a non-voting member of the EDAC and act as a liaison between the city council and the EDAC.

2.04. EDAC members will be appointed by the mayor and confirmed by the city council. The initial appointment will have four members serving two-year terms and three members serving one-year terms. Thereafter, all members will serve two-year terms. No member may serve more than eight consecutive years. Any member may be removed by the mayor, with the approval of the city council, for misconduct or neglect of duties.

2.05. The chair and vice-chair of the EDAC will be appointed annually by the mayor, with confirmation by the city council.

2.06. The EDAC will advise the city council on the following topics and other topics designated by the city council:

- Redevelopment
 - Redevelopment in redevelopment areas and other locations
 - Property acquisitions in redevelopment areas
 - Implementation of comprehensive plan objectives
- Development/Finance
 - Tax increment and tax abatement financing
 - HRA levy and budget
 - Development Account & Livable Communities Account budgets
 - City-initiated development projects, including soliciting proposals from potential developers
- Housing
 - Community Development Block Grant allocations
 - Affordable and modest price housing programs
 - Homebuyer and home rehabilitation programs
- Transportation
 - Light rail and bus transit operations
 - Compliance with state law for street reconstruction

2.07. The city council will set work plans annually identifying key objectives for the EDAC for the upcoming 24 months. These plans will direct the EDAC's activities.

2.08. The EDAC may establish subsidiary work groups or task forces that include non-members of the EDAC to examine a specific topic in more detail.

2.09. The EDAC will meet as necessary to accomplish its duties.

Adopted by the city council of the City of Minnetonka, Minnesota, on March 8, 2010.



Terry Schneider, Mayor

ATTEST:



David E. Maeda, City Clerk

ACTION ON THIS RESOLUTION:

Motion for adoption: Wagner

Seconded by: Wiersum

Voted in favor of: Hiller, Wagner, Ellingson, Allendorf, Greves, Wiersum, Schneider

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the city council of the City of Minnetonka, Minnesota, at a duly authorized meeting held on March 8, 2010.

David E. Maeda, City Clerk

Ordinance No. 2026-xx

An Ordinance amending Chapter 1 of the Minnetonka City Code by adding a new section; establishing an economic development advisory commission.

The City of Minnetonka Ordains:

Section 1 Chapter 1 of the Minnetonka City Code, relating to the city council, boards and commissions, is amended by adding a new section 160, as follows:

SECTION 160. ECONOMIC DEVELOPMENT ADVISORY COMMISSION

160.005. Economic Development Advisory Commission.

The economic development advisory commission for the City of Minnetonka is established as an advisory commission to the city council. The commission shall be comprised of seven voting members. In addition, the city council will choose a city council member and an alternate city council member to be a non-voting member and act as a liaison between the city council and the commission. The commission may also be referred to as the EDAC. The term "commission" in this section 160 refers to the economic development advisory commission.

Background. In 1988, the city council established an Economic Development Authority, whose commissioners consisted of a combination of city council members and citizen representatives. The city council decided that it is in the public interest to reconfigure the Economic Development Authority to have city council members serve as the commissioners. The city council recognized that there is significant benefit in having citizen representatives provide expertise and advice to the city council in the area of economic development and related subjects. Therefore, the city council established an economic development advisory commission on March 8, 2010.

160.010. Eligibility, Appointment and Term.

1. Eligibility. All members must be residents of the City of Minnetonka.

2. Appointment. Members of the commission are appointed by the mayor with the approval of the city council. It is desirable that the commission includes at least one member who is representative of each of the following groups:

- a. One member with a legal background
- b. One member with a finance background
- c. One member with a development, architectural or real estate background
- d. One member with a social service/non-profit or housing background
- e. One member with a planning background
- f. Two members that are at-large

The ~~stricken~~ language is deleted; the underlined language is inserted.

3. Term. All members will be appointed to two-year terms that begin on February 1 and end on January 31. Vacancies shall be filled for the remainder of the unexpired term only.

4. Reappointment. Members may request consideration for reappointment near the end of their term; provided that any member who has already served eight consecutive years is not eligible for reappointment. Reappointment is not automatic and is subject to review by the mayor and approval by the city council.

5. Removal. The mayor, with the approval of the council, may remove any member for any reason.

160.015. Duties and Responsibilities.

1. The commissions will advise the city council on the following topics and other topics designated by the city council:

a. Redevelopment

- Redevelopment across all areas of the city
- Property acquisitions
- Implementation of comprehensive plan objectives and strategic priorities

b. Development/finance

- Tax increment and tax abatement financing
- HRA levy and other budget accounts
- City-initiated development projects, including soliciting proposals from potential developers

c. Housing

- Affordable housing programs
- Housing loan and grant programs
- Emergency assistance

d. Transportation

- Light rail, bus and other transit operations
- Compliance with state law for street reconstruction

e. Business

- Business programs and outreach

2. The EDAC will submit an annual written report to the city council summarizing the previous year's accomplishments and outlining its goals and planned activities for the upcoming year including strategic plan priorities.

160.020. Meetings, Officers, Committees and Rules of Procedure.

The ~~stricken~~ language is deleted; the underlined language is inserted.

1. The commission shall meet as necessary to accomplish its duties.
2. Annually, the members of the commission must elect a chairperson and vice-chairperson.
3. The commission may adopt bylaws or rules for the conduct of its business. The bylaws may provide for establishment of standing or ad hoc committees of the commission.
4. All meetings of the commission and committees of the commission must be conducted in compliance with the Minnesota open meeting law.

160.025. Compensation.

Members serve without compensation but may obtain reimbursement of expenses in accordance with city policy.

160.030. Staff Liaison.

The city manager shall designate a city staff member to serve as the staff liaison to the commission. The staff liaison shall prepare reports, provide recommendations and other information for the commission, attend all meetings of the commission, and participate in its discussions. The staff liaison shall not vote on any matter before the commission.

Section 2 This ordinance is effective 30 days after publication.

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this ordinance:

Date of introduction:

Date of adoption:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

The ~~stricken~~ language is deleted; the underlined language is inserted.

Abstained:
Absent:
Ordinance adopted.

Date of Publication:

Certification:

I hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk

The ~~stricken~~ language is deleted; the underlined language is inserted.

**City Council
Agenda Item 10.D
Meeting of September 14, 2026**



Title: Conditional use permit for We Rock the Spectrum, a sensory-friendly children's gym at 10925 Bren Road East

Report from: Riley Rooney, Planner

Submitted Through: Susan Thomas, AICP, City Planner
Julie Wischnack, FAICP, Community Development Director
Erik Nilsson, City Attorney
Mike Funk, City Manager

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

The applicant, Garret Zayic, proposes renovating a tenant space at 10925 Bren Road East and to construct a sensory-friendly children's play gym that will operate under We Rock the Spectrum, an international sensory gym franchise.

Recommended Action

Motion to adopt the resolution approving the conditional use permit for We Rock the Spectrum at 10925 Bren Road East.

Background

Planning commission hearing

The planning commission considered the request on Sept. 3, 2026. Staff recommended approval of the request, noting that it met all conditional use permit standards as outlined in city code. The commission report, associated plans, and meeting minutes are attached. The public hearing was opened. No testimony was submitted, and the hearing was closed.

Commissioners did not have any questions regarding the proposal and on a 7-0 vote, the commission approved a motion recommending approval of the conditional use permit.

ATTACHMENTS:

[Project Information](#)
[Resolution](#)

MINNETONKA PLANNING COMMISSION
Sept. 3, 2026

Brief Description	Conditional use permit for We Rock the Spectrum, a sensory-friendly children's gym at 10925 Bren Road East.
Recommendation	Recommend the city council adopt the resolution approving the conditional use permit.

Proposal

The applicant, Garret Zayic, is proposing to renovate the interior tenant space and construct a sensory-friendly children's play gym, operating under We Rock the Spectrum, an international sensory gym franchise, at 10925 Bren Road East.

The proposed tenant space accounts for approximately 11% of the principal structure, while other retail and service uses within the building account for approximately 39%. Together, these uses would comprise approximately 50% of the building.

Unit	Current Use	Rentable Area (square ft.)
10901	Vacant	12,812
10913	Autism Music Therapy Center	9,815
10927	Fitness/Training Studio	5,526
10937	Adult Daycare/Activity Center	5,898
10940	<i>Vacant – Proposed Children's Gym</i>	7,973
10949	Support Center for adults with disabilities	8,305
10951	Sports Equipment Rentals	2,839
10953	Vacant	19,716
Total		72,884

Existing Property Information

- **Location:** Southwest corner of the Opus District
- **Zoning:** I-1 Industrial
- **2040 Land Use:** Mixed Use
- **Access:** Bren Road East
- **Lot Size:** 9.09 acres (395,808 sq. ft.)
- **Building:** The existing 72,884 square foot building was built in 1984 as part of the OPUS 2 EIGHTH ADDITION.
 - o **Existing Uses:** An Autism Music Therapy Center, Fitness Training Studio, Adult Day Care/Activity Center, Support Center for Adults with Disabilities, and Sports Equipment Rental.
 - o **Tenant Space (We Rock the Spectrum):** Currently vacant, 7,973 square feet
- **Parking:** 300 existing shared spaces within the site

Proposal Requirements

The proposal consists primarily of interior improvements to the existing tenant space. No exterior building improvements are proposed at this time, other than a wall sign. This proposal requires the following:

- Conditional Use Permit for a Service/Retail Use: By city code, retail or service uses occupying between 25 and 50 percent of the gross area of the principal structure are conditionally permitted uses within the I-1 zoning district. This proposal requires a conditional use permit (CUP).
- Opus Area Traffic Study: Per CUP standards, changes in use within the Opus Overlay District require a traffic study. These requirements were established to manage traffic volumes at the Bren Road/Highway 169 interchange, which has limited capacity. The ordinance assigns each property within the district a maximum number of p.m. peak-hour trips. Therefore, proposed changes in use of the tenant space must be evaluated to determine whether the anticipated traffic generation complies with the property's assigned limit. A traffic study prepared by a qualified traffic engineer is required to evaluate the proposed use and its anticipated traffic impacts.

Staff Analysis – Conditional Use Permit

Proposed Space and Use

As proposed, We Rock the Spectrum would move into a vacant 7,993-square-foot space that was previously occupied by NBS Technologies, Inc. The interior of the building would be remodeled to accommodate the proposed children's play gym, including an arts and crafts space, gym, trampoline, dome, therapy rooms, teen and toddler zones, two party rooms, and a calm room. Per the plan, the remodeled space would accommodate up to 75 patrons during peak hours.

The applicant has noted that there would always be a minimum of two to three employees on-site. During the weekends, they intend to have four to five employees on-site. The space would also be available to host birthday parties on weekends. The parent-to-child ratio will vary but will likely be between one parent per two to three children.

General business hours will be:

- Weekdays: 10 a.m. to 7 p.m.
- Weekends: 10 a.m. to 7 p.m.

Primary Questions and Analysis

A land-use proposal is comprised of many details. In evaluating a proposal, staff first reviews these details and then aggregates them into a few primary questions or issues. The following outlines both the primary questions associated with the proposed We Rock the Spectrum project and staff's findings.

- **Is the proposed use appropriate?**

Yes. The city conditionally permits service uses and similar care uses within the I-1 District. Additionally, a children's gym would be consistent with the character of the

surrounding development. The subject property currently includes adult day-care and children's day-care use within a separate tenant space (Active Day of Millennium), and a children's care facility, Yellow Brick Road Early Childhood Development Center, is located immediately to the southeast.

- **Does the proposal meet the general and specific conditional use permit standards?**

Yes. The proposal has been reviewed by the city's building, engineering, planning, natural resources, and fire staff and found that it would meet all of the general and specific conditional use permit standards.

- **Can anticipated traffic & parking demands be accommodated?**

Yes. A traffic study was completed in 2026 by WSB, evaluating the subject property, 10925 Bren Road East and its individual tenant spaces.

The Opus Overlay District allows the parcel to generate a maximum of 62 PM peak-hour trips at the Bren Road interchange. Current tenants are estimated to generate 40 PM peak-hour trips, while the proposed use is expected to generate nine additional trips, bringing the total to 49 PM peak-hour trips. This remains below the ordinance maximum and leaves 13 trips available for future tenants. The additional traffic from the proposed use is minimal compared to existing traffic volumes.

Staff also reviewed onsite parking. The property has 300 shared parking spaces, with approximately 20–25% occupied during peak times on high-use days. The property manager has not identified any concerns with parking adequacy.

The applicant anticipates approximately 75 people at the tenant space at peak times, primarily on weekends. City Code requires three parking stalls per 1,000 square feet, resulting in 24 required stalls for the approximately 8,000-square-foot tenant space. Given the existing shared parking supply, low utilization, and lack of reported parking concerns, the existing parking supply is anticipated to adequately accommodate the proposed use.

Use	Rentable Area (sq. ft.)	Total PM Peak Hour Trips	PM Peak Hour Trips at Interchange
Existing Tenants	72,884	124	40
Proposed Sensory Friendly Gym	7,973	27	9
Total with Proposed Use	80,857	151	49
Maximum Allowed	—	—	62

Staff Recommendation

Recommend the city council adopt the resolution approving the conditional use permit.

for the interior reconstruction of We Rock the Spectrum, a sensory-friendly children's gym, at 10925 Bren Road East.

Originator: Riley Rooney, Planner

Through: Susan Thomas, AICP, City Planner

Supporting Information

Project No.	12036.26a
Property	10925 Bren Road East
Applicants/Owners	Garret Zayic, Franchisee of We Rock the Spectrum
Surrounding	<p>Northerly: Multi-tenant building, zoned PUD, guided mixed use</p> <p>Easterly: Warehousing & office (across Bren Road East & Light Rail station), zoned B-2, guided mixed use.</p> <p>Southerly: Multi-tenant building, zoned I-1, guided mixed use. Office building (two tenants), zoned PUD, guided mixed use.</p> <p>Westerly: Townhomes, zoned R-4, guided medium-density.</p>
Planning	<p>Guide Plan designation: Mixed Use</p> <p>Zoning: I-1, limited industrial district</p>
CUP Standards	<p>The proposal would meet all but one of the general CUP standards as outlined in City Code §300.21 Subd.2:</p> <ol style="list-style-type: none">1. The use is consistent with the intent of this ordinance; Finding: The proposed use is consistent with the ordinance. A children's gym, or service use, is a conditionally permitted use within the I-1 district.2. The use is consistent with the goals, policies, and objectives of the comprehensive plan; Finding: The proposed use is consistent with the goals, policies, and objectives of the comprehensive guide plan.3. The use does not have an undue adverse impact on governmental facilities, utilities, services or existing or proposed improvements; Finding: The proposal has been reviewed by the city's building, engineering, planning, natural resource, and fire staff. Staff has determined that it would not have an undue adverse impact on governmental facilities, utilities, services, or existing or proposed improvements.4. The use is consistent with the city's water resources management plan; Finding: The proposal is consistent with the city's water resources management plan. No additional impervious surface is proposed to the property at this time.

5. The use is in compliance with the performance standards specified in section 300.28 of this ordinance; and

Finding: The majority of the performance standards outlined in the zoning ordinance are related to development and construction. The proposal is for the use of existing building space with no additions. The proposal would meet the standards outlined.

6. The use does not have an undue adverse impact on the public health, safety, or welfare.

Finding: Staff does not believe that the proposal would have an undue adverse impact on the public's health, safety, or welfare.

The proposed children's gym would meet all of the specific conditional use permit standards for service uses as outlined in City Code §300.21 Subd.6(b):

1. Shall be no exterior modifications to the building;

Finding: There are no planned exterior modifications to the existing building, except for wall signage, permitted by code requirements.

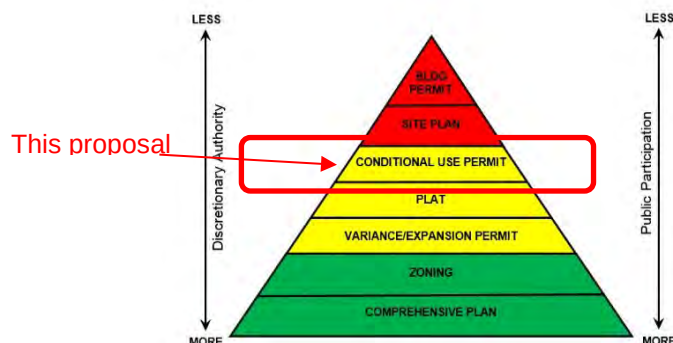
2. Shall have no outside storage or display and no accessory structures; and

Finding: There is no outdoor storage planned for the proposed use, nor a proposed accessory structure.

3. Shall have sufficient parking, consistent with the standards specified in section 300.28 of this ordinance.

Finding: Based on the square footage of the tenant space and the number of parking stalls allocated to the use, the proposed use meets the city's parking standards.

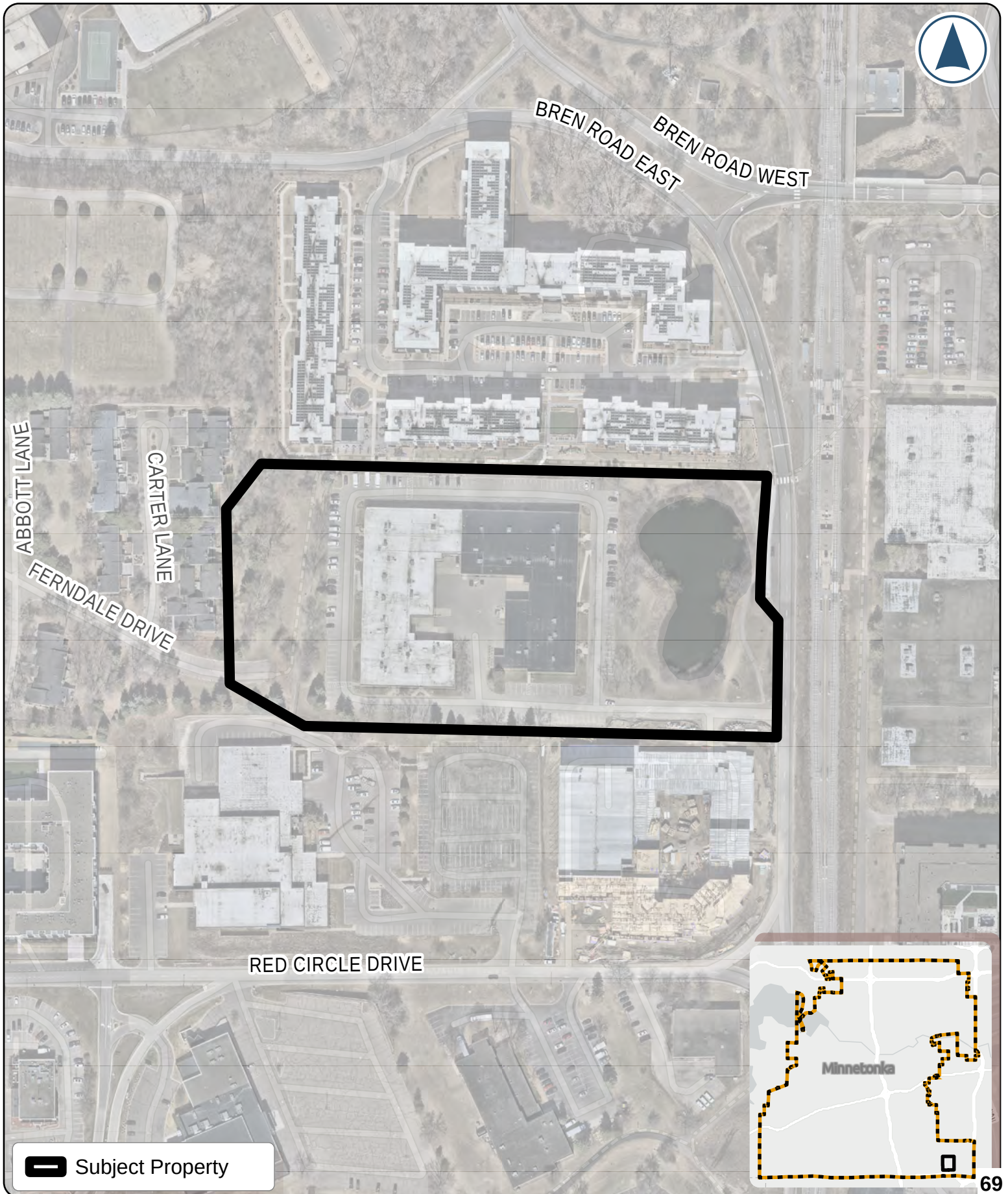
Pyramid of Discretion



Neighborhood Comments	The city sent notices to 58 area property owners and has received one comment in support of the project.
Voting Requirement	<p>The planning commission will make a recommendation to the city council regarding the conditional use permit request; a recommendation requires a majority vote of the commission.</p> <p>The planning commission's action on the applicant's variance request is final, subject to appeal. Approval of the variance request requires five affirmative votes from the commissioners.</p>
Motion Options	<p>For the conditional use permit standards, the planning commission has the following options:</p> <ol style="list-style-type: none">1. Concur with the staff recommendation for the CUP request. In this case, a motion should be made recommending that the city council adopt the resolution denying the proposal.2. Disagree with staff's recommendation on the CUP requests. In this case, a motion should be made recommending that the city council approve the request. This motion must include a statement as to how the proposal meets the CUP standards.3. Table the requests. In this case, a motion should be made to table the item. The motion should include a statement as to why the request is being tabled with direction to staff, the applicant, or both.
Deadline for Decision	Nov. 11, 2026

We Rock The Spectrum

10925 Bren Road E



Conditional Use Permit Application Attachment

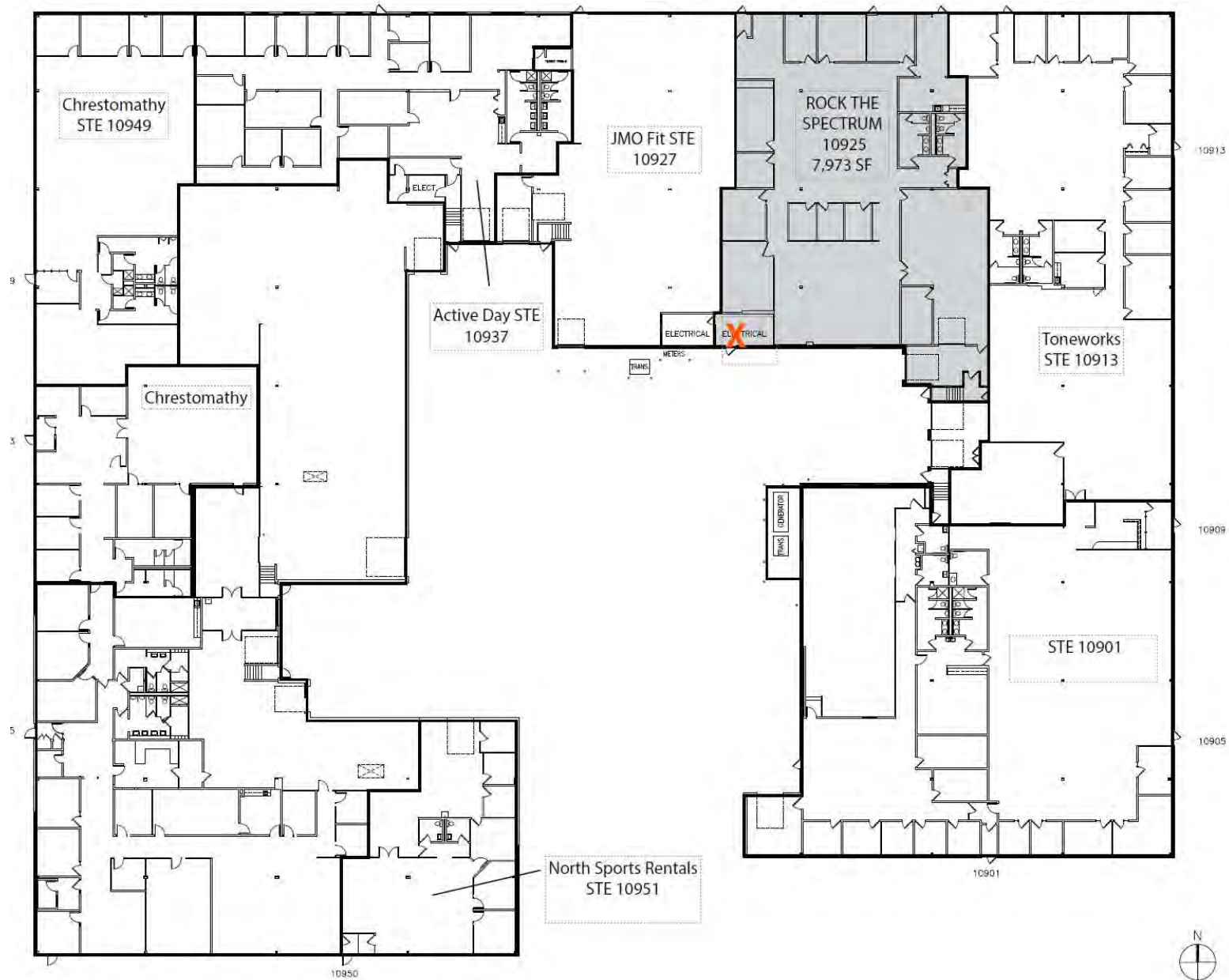
Total Spectrum Living LLC, d.b.a. We Rock the Spectrum Twin Cities SW has included the following in this attachment:

- Legal Description: Pg. 1
- Site Plan: Pg. 2
- Floor Plan (Original and Proposed): Pgs. 3-4
- Written Statement: Pg. 5

Legal Description of Property

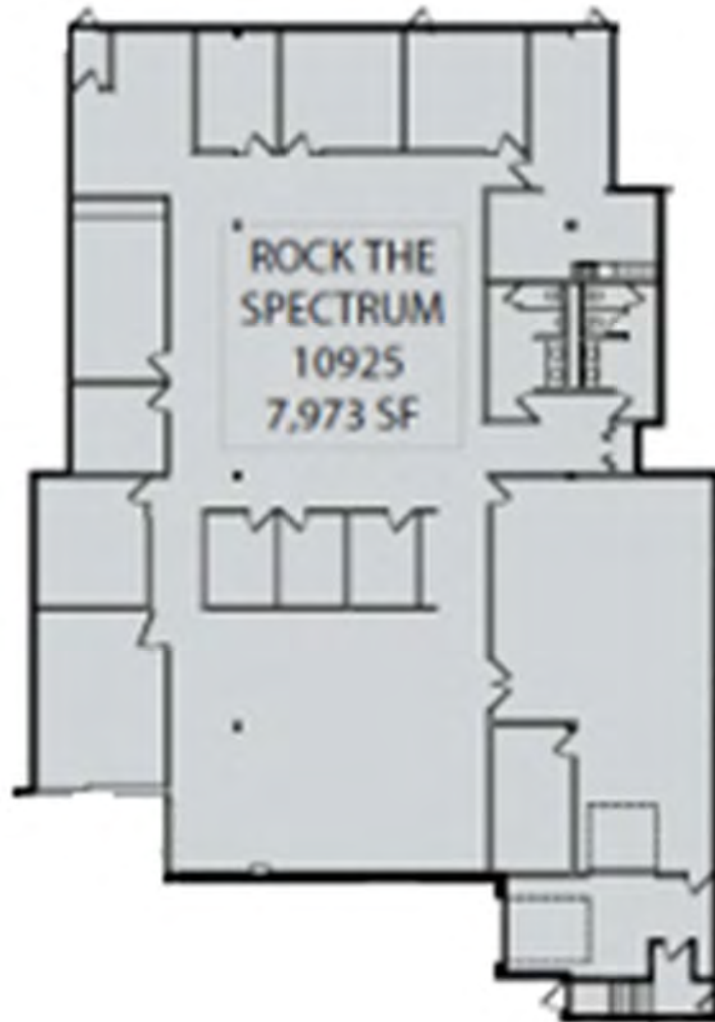
Property ID:	36-117-22-31-0016
Addition Name:	Opus 2 8th Addn
Block:	001

Site Plan



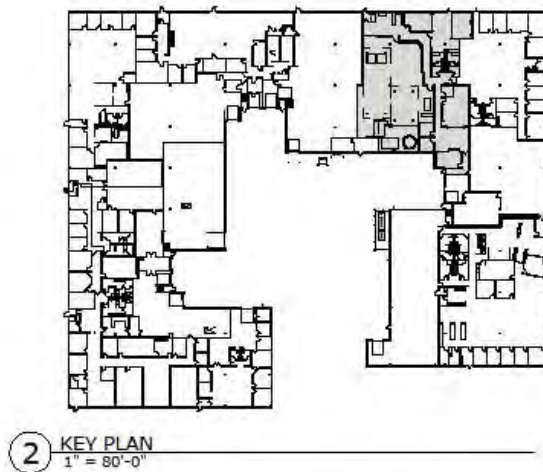
Floor Plan

Original



Proposed

FIT PLAN



TOTAL 7,868 RSF+

APPROXIMATE SQ. FT., VERIFY WITH BUILDING OWNER

- NOTES:
- * BASED ON THE OCCUPANCY OF EACH FLOOR, ADDITIONAL RESTROOMS MAY BE REQUIRED. # DETAILED CODE ANALYSIS WILL BE REQUIRED.
 - * THESE DRAWINGS ARE SCHEMATIC ONLY - NOT FOR CONSTRUCTION.
 - * THIS IS NOT INTENDED TO BE A PRICING PLAN.

Written Statement

We Rock the Spectrum Twin Cities SW (WRTS-TCSW) provides a safe, nurturing and fun environment that includes unique equipment to assist children with neurological growth, sensory-based swings and toys, an indoor play structure, motor play toys and equipment, and arts and crafts and physical fitness programs to foster learning, exploration and safe sensory experiences. It is an accessible place for children and teens of all abilities, with a focus on children with autism and special needs, to play and grow together. They do this through use of uniquely designed sensory equipment specifically designed to aid people with sensory processing disorders.

The target audience for WRTS-TCSW are families with children and teens, particularly families who have members who are autistic or have other sensory processing or developmental disabilities. Unlike traditional therapy centers or specialized programs that focus only on children with disabilities, We Rock the Spectrum is designed for children of all abilities and all ages to play and interact together in an inclusive and accepting environment.

WRTS-TCSW occupies a truly unique niche in that it is the only kids gym specifically designed for children of all abilities and all ages, creating an inclusive environment where every child can play, grow, and feel accepted. There is currently no direct competition in the Twin Cities Southwest Metropolitan area offering the same fully inclusive sensory gym model and programming.

Children with neurodevelopmental, sensory processing, and other disabilities — along with their families — often lack access to recreational businesses and facilities outside of a therapy context that are intentionally designed around their needs. WRTS-TCSW addresses this unmet need by providing a welcoming, sensory-safe, and developmentally supportive space that encourages social interaction, physical activity, and community inclusion for all children.

Resolution No. 2026-

Resolution approving a conditional use permit for We Rock the Spectrum, a sensory-friendly children's gym, at 10925 Bren Road East

Be it resolved by the City Council of the City of Minnetonka, Minnesota, as follows:

Section 1. Background.

- 1.01 The applicant, Garret Zayic, is proposing to renovate the interior tenant space and construct a sensory-friendly children's play gym, operating under We Rock the Spectrum, an international sensory gym franchise, at 10925 Bren Road East.
- 1.02 The property is located at 10925 Bren Road East. It is legally described as:

Lot 000 Block 001 of the OPUS 2 EIGHTH ADDITION, Hennepin County, Minnesota

Torrens Certificate No. 1223515
- 1.03 Retail or service uses occupying between 25 and 50 percent of the gross area of the principal structure are allowed by a conditional use permit under §300.20 Subd. 4(b).
- 1.04 The proposed tenant space accounts for approximately 11% of the principal structure, while other retail and service uses within the building account for approximately 39%. Together, these uses would comprise approximately 50% of the building, requiring a CUP for the proposed use and interior remodel.

Unit	Current Use	Rentable Area (square ft.)
10901	Vacant	12,812
10913	Autism Music Therapy Center	9,815
10927	Fitness/Training Studio	5,526
10937	Adult Daycare/Activity Center	5,898
10940	Vacant – Proposed Children's Gym	7,973
10949	Support Center for adults with disabilities	8,305
10951	Sports Equipment Rentals	2,839
10953	Vacant	19,716
Total		72,884

- 1.05 On Sept. 3, 2026 the planning commission held a hearing on the proposal. The applicant was provided the opportunity to present information to the commission. The commission considered all of the comments received and the staff report, which are incorporated by reference into this resolution. The commission recommended that the city council approve the conditional use permit.

Section 2. Standards.

- 2.01 City Code §300.21 Subd. 2 outlines the general standards that must be met for granting a conditional use permit for business and industrial districts.
1. The use is consistent with the intent of this ordinance;
 2. The use is consistent with the goals, policies and objectives of the comprehensive plan;
 3. The use does not have an undue adverse impact on governmental facilities, utilities, services or existing or proposed improvements;
 4. The use is consistent with the city's water resources management plan;
 5. The use is in compliance with the performance standards specified in section 300.28 of this ordinance; and
 6. The use does not have an undue adverse impact on the public health, safety or welfare.
- 2.02 City Code §300. 21 Subd. 6(b) outlines the following specific standards that must be met for granting a conditional use permit for retail and service uses within the I-1 industrial district.
1. There shall be no exterior modifications to the building;
 2. There shall be no outside storage or display and no accessory structures; and
 3. They shall have sufficient parking, consistent with the standards specified in section 300.28 of this ordinance.
- Section 3 Findings
- 3.01 The proposal meets the general conditional use permit standards outlined in City Code §300. 21 Subd. 2.
1. The proposed use is consistent with the ordinance. A children's gym, or service use, is a conditionally permitted use within the I-1 district.
 2. The proposed use is consistent with the goals, policies, and objectives of the comprehensive guide plan.
 3. The proposal has been reviewed by the city's building, engineering, planning, natural resource, and fire staff. Staff has determined that it would not have an undue adverse impact on governmental facilities, utilities, services, or existing or proposed improvements.

4. The proposal is consistent with the city's water resources management plan. No additional impervious surface is proposed to the property at this time.
5. The majority of the performance standards outlined in the zoning ordinance are related to development and construction. The proposal is for the use of existing building space with no additions. The proposal would meet the standards outlined.
6. The city does not anticipate that the proposal would have an undue adverse impact on the public's health, safety, or welfare.

3.02 The proposal meets the specific conditional use permit standards outlined in City Code §300. 21 Subd. 6(b).

1. There are no planned exterior modifications to the existing building, except for wall signage, permitted by code requirements.
2. There is no outdoor storage planned for the proposed use, nor is there a proposed accessory structure.
3. Based on the square footage of the tenant space and the number of parking stalls allocated to the use, the proposed use meets the city's parking standards.

Section 4 City Council Action

4.01 The above-described conditional use permit is approved, subject to the following conditions:

1. Subject to staff approval, the site must be developed and maintained in substantial conformance with the following plans, except as modified by the conditions below:
 - Plans dated: July 6, 2026
2. Prior to the issuance of a building permit for tenant finish, this resolution must be recorded with Hennepin County.
3. The building permit for the proposal outlined in this resolution must be applied for by Sept. 14, 2027.
4. All signage must comply with city code requirements.
5. The city council may reasonably add or revise conditions to address any future unforeseen problems.

6. Any change to the approved use that results in a significant change in traffic, parking, or a significant change in character would require a revised conditional use permit.

Adopted by the city council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

Certification:

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk

**City Council
Agenda Item 13.A
Meeting of September 14, 2026**



Title: Resolutions approving special assessment for 2025-2026 projects

Report from: Erin Grant, Assessing Specialist

Submitted Through: Melanie Putz, City Assessor
Darin Nelson, Finance Director
Erik Nilsson, City Attorney
Mike Funk, City Manager

Presenter: Darin Nelson, Finance Director

Action Requested: Public Hearing

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

Annual process to hold a public hearing and to approve collection of proposed special assessments related to property nuisances.

Recommended Action

Motion to adopt the resolutions pertaining to the special assessment of one-, three- and ten-year nuisance abatements.

Strategic Plan Relatability

N/A

Financial Consideration

No

Background

The special assessment process includes communication with parcel owners and opportunities for prepayments of the assessments. Before referring a property for assessment, the division staff associated with the specific type of assessment notifies and works with the property owners regarding the work to be assessed. After determining that a property will be assessed, staff sends a notice of public hearing to each property owner and publishes a notice in the newspaper in early September.

At its meeting of Aug. 10, 2026, the city council adopted the necessary resolutions pertaining to the levy of the 2026 special assessments and scheduled the public hearing for Sept. 14, 2026, at 6:00 p.m. After the public hearing, property owners have thirty (30) days to prepay assessments or partial assessments without an interest charge. After that deadline, property owners have until Nov. 30 to pay the full amount with interest. The final certification will be submitted to Hennepin County on Dec. 2.

Attached are the resolutions necessary for adopting the special assessments for these projects. These resolutions are separated by type of project and length of time to spread the special assessments in each category.

Nuisance Abatement Projects (1-year term). There are sixteen one-year nuisance abatement projects in which the city has incurred costs totaling \$5,932.50. According to city practice, assessments under \$1,000 are assessed in full for a one-year term. The proposed interest rate is 6.75 percent.

2026 Nuisance Abatements-Project No. 4894 (1-year term)

Project No.	Street No.	Street Name	PID	Assessment
N-635	14841	Copperfield Pl	09-117-22-43-0039	\$262.50
N-636	15879	Tonkawood Dr	16-117-22-33-0037	\$525.00
N-637	5309	Williston Rd	28-117-22-44-0024	\$525.00
N-640	1406	Clarendon Dr	04-117-22-31-0008	\$262.50
N-641	401	Kenmar Cir	03-117-22-21-0011	\$525.00
N-643	10902	Oak Knoll Ter S	01-117-22-33-0053	\$262.50
N-644	3332	Martha La	16-117-22-23-0001	\$262.50
N-645	16913	Cottage Grove Ave	17-117-22-21-0048	\$262.50
N-646	5061	Woodland Rd	28-117-22-32-0011	\$262.50
N-647	11836	Pheasant La	14-117-22-43-0016	\$525.00
N-649	14317	Excelsior Blvd	27-117-22-33-0034	\$945.00
N-650	4039	Thomas Ave	21-117-22-13-0031	\$262.50
N-651	6108	Whited Ave	33-117-22-34-0040	\$262.50
N-652	3344	Chippewa Rd	13-117-22-13-0078	\$262.50
N-653	14400	Woodruff Cir	09-117-22-41-0031	\$262.50
N-654	5059	Belwood La	29-117-22-41-0051	\$262.50

Nuisance Abatement Projects (3-year term). There is one three-year nuisance abatement project in which the city has incurred costs totaling \$1,837.50. The city's practice is to assess amounts between \$1,000 and \$2,999 over three years. The proposed interest rate is 6.75 percent.

2026 Nuisance Abatements-Project No. 4894 (3-year term)

Project No.	Street No.	Street Name	PID	Assessment
N-642	12907	Lone Oak Drive	22-117-22-14-0039	\$1,837.50

Nuisance Abatement Projects (10-year term). There are two ten-year nuisance abatement project in which the city has incurred costs totaling \$43,789.30. The city's practice is to assess amounts between >\$5,000 over ten years. The proposed interest rate is 6.75 percent.

2026 Nuisance Abatements-Project No 4894 (10-year term)

Project No.	Street No.	Street Name	PID	Assessment
N-634	12001	Hilloway Road	11-117-22-24-0048	\$31,645.00
N-648	4123	Highland Rd	21-117-22-13-0045	\$12,144.30

Annual Report on Deferred Assessments. Pursuant to City Council Policy 2.17, Deferment of Special Assessments and Storm Sewer Charges, the following is a summary of the deferred assessments for 2026:

No. of Applications submitted	0
No. of Applications granted	0

Outstanding amount of 2025-12-31	0
----------------------------------	---

ATTACHMENTS:

Resolution - One-Year Nuisance Abatement
Resolution - Three-Year Nuisance Abatement
Resolution - Ten-Year Nuisance Abatement

Resolution No. 2026-

Resolution adopting special assessments for 2026 Nuisance Abatement Project No. 4894, one-year assessment term

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. Pursuant to proper notice duly given as required by Minnesota statute, the Council has met on September 14, 2026 to hear and to pass upon all objections to the proposed special assessments for 2026 Nuisance Abatement Projects at the following properties lying within the City of Minnetonka:

2026 Nuisance Abatements – Project No. 4894 (1-year term)				
Project No.	Street No.	Street Name	PID	Assessment Amount
N-635	14841	Copperfield Pl	09-117-22-43-0039	\$262.50
N-636	15879	Tonkawood Dr	16-117-22-33-0037	\$525.00
N-637	5309	Williston Rd	28-117-22-44-0024	\$525.00
N-640	1406	Clarendon Dr	04-117-22-31-0008	\$262.50
N-641	401	Kenmar Cir	03-117-22-21-0011	\$525.00
N-643	10902	Oak Knoll Ter S	01-117-22-33-0053	\$262.50
N-644	3332	Martha La	16-117-22-23-0001	\$262.50
N-645	16913	Cottage Grove Ave	17-117-22-21-0048	\$262.50
N-646	5061	Woodland Rd	28-117-22-32-0011	\$262.50
N-647	11836	Pheasant La	14-117-22-43-0016	\$525.00
N-649	14317	Excelsior Blvd	27-117-22-33-0034	\$945.00
N-650	4039	Thomas Ave	21-117-22-13-0031	\$262.50
N-651	6108	Whited Ave	33-117-22-34-0040	\$262.50
N-652	3344	Chippewa Rd	13-117-22-13-0078	\$262.50
N-653	14400	Woodruff Cir	09-117-22-41-0031	\$262.50
N-654	5059	Belwood La	29-117-22-41-0051	\$262.50
			Subtotal	\$5,932.50

Section 2. Council Action.

- 2.01. The proposed special assessments listed above are hereby adopted, and each tract of land is found to be benefited by the improvement in the amount of the assessment levied against it.
- 2.02. The special assessment may be paid within 30 days from the date of this resolution, or may be paid in a single installment in the same time and manner as the payment of real estate taxes with interest at the rate of 6.75 percent per annum. Interest will be added to this assessment from the date of this resolution to Dec.

31. After the 30 days and up until Nov. 30, 2026, the property owner may pay the entire unpaid balance of the assessment against his/her property with accrued interest from the date of the resolution to the payment date.

2.03. The owner of any property assessed may, at any time within 30 days following the adoption of this resolution, pay all or part of the assessment to the city, provided that partial payments are made in increments of not less than \$100 and provided that any balance remaining unpaid is not less than \$100 no interest will be charged on the amount paid.

2.04. The city clerk is directed to transmit a certified duplicate of this assessment to the county auditor to be extended on the property tax lists and to be collected and paid over in the same manner as other municipal taxes.

Adopted by the City Council of the City of Minnetonka, Minnesota, on September 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of

Voted against:

Abstained:

Absent:

Resolution adopted

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on September 14, 2026.

Becky Koosman, City Clerk

Resolution No. 2026-

Resolution adopting special assessments for 2026 Nuisance Abatement Project No. 4894, three-year assessment term

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. Pursuant to proper notice duly given as required by Minnesota statute, the Council has met on September 14, 2026 to hear and to pass upon all objections to the proposed special assessments for 2026 Nuisance Abatement Projects at the following properties lying within the City of Minnetonka:

2026 Nuisance Abatements – Project No. 4894 (3-year term)				
Project No.	Street No.	Street Name	PID	Assessment Amount
N-642	12907	Lone Oak Drive	22-117-22-14-0039	\$1,837.50
			Subtotal	\$1,837.50

Section 2. Council Action.

- 2.01. The proposed special assessments listed above are hereby adopted, and each tract of land is found to be benefited by the improvement in the amount of the assessment levied against it.
- 2.02. The special assessment may be paid within 30 days from the date of this resolution, or may be paid in a single installment in the same time and manner as the payment of real estate taxes with interest at the rate of 6.75 percent per annum. To the first installment of each assessment will be added interest on the entire assessment from the date of this resolution to December 31 of the year in which the first payment is payable. Subsequently, one year's interest on the remaining balance will be added to each subsequent installment. Any property owner may pay the entire unpaid balance of the assessment against his/her property at any time with interest accrued to December 31 of the year in which the payment is made, provided the payment is made before November 30 in the first year and before November 15 in subsequent years.
- 2.03. The owner of any property assessed may, at any time within 30 days following the adoption of this resolution, pay all or part of the assessment to the city, provided that partial payments are made in increments of not less than \$100 and provided that any balance remaining unpaid is not less than \$100 no interest will be charged on the amount paid.
- 2.04. The city clerk is directed to transmit a certified duplicate of this assessment to the county auditor to be extended on the property tax lists and to be collected and paid over in the same manner as other municipal taxes.

Adopted by the City Council of the City of Minnetonka, Minnesota, on September 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on September 14, 2026.

Becky Koosman, City Clerk

Resolution No. 2026-

Resolution adopting special assessments for 2026 Nuisance Abatement Project No. 4894, ten-year assessment term

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. Pursuant to proper notice duly given as required by Minnesota statute, the Council has met on September 14, 2026 to hear and to pass upon all objections to the proposed special assessments for 2026 Nuisance Abatement Projects at the following properties lying within the City of Minnetonka:

2026 Nuisance Abatements – Project No. 4894 (10-year term)				
Project No.	Street No.	Street Name	PID	Assessment Amount
N-634	12001	Hilloway Road	11-117-22-24-0048	\$31,645.00
N-648	4123	Highland Rd	21-117-22-13-0045	\$12,144.30
			Subtotal	\$43,789.30

Section 2. Council Action.

- 2.01. The proposed special assessments listed above are hereby adopted, and each tract of land is found to be benefited by the improvement in the amount of the assessment levied against it.
- 2.02. The special assessment may be paid within 30 days from the date of this resolution, or may be paid in a single installment in the same time and manner as the payment of real estate taxes with interest at the rate of 6.75 percent per annum. To the first installment of each assessment will be added interest on the entire assessment from the date of this resolution to December 31 of the year in which the first payment is payable. Subsequently, one year's interest on the remaining balance will be added to each subsequent installment. Any property owner may pay the entire unpaid balance of the assessment against his/her property at any time with interest accrued to December 31 of the year in which the payment is made, provided the payment is made before November 30 in the first year and before November 15 in subsequent years.
- 2.03. The owner of any property assessed may, at any time within 30 days following the adoption of this resolution, pay all or part of the assessment to the city, provided that partial payments are made in increments of not less than \$100 and provided that any balance remaining unpaid is not less than \$100 no interest will be charged on the amount paid.
- 2.04. The city clerk is directed to transmit a certified duplicate of this assessment to the county auditor to be extended on the property tax lists and to be collected and paid over in the same manner as other municipal taxes.

Adopted by the City Council of the City of Minnetonka, Minnesota, on September 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on September 29, 2025.

Becky Koosman, City Clerk

**City Council
Agenda Item 13.B
Meeting of September 14, 2026**



Title: Precious Metal Dealer License for Walla LLC, dba Walla Jewelry Company at 11008 Cedar Lake Road

Report from: Fiona Golden, Community Development Coordinator

Submitted Through: Julie Wischnack, FAICP, Community Development Director
Erik Nilsson, City Attorney
Mike Funk, City Manager

Presenter: Julie Wischnack, FAICP, Community Development Director

Action Requested: Public Hearing and Motion

Form of Action: License

Votes needed: 4 votes

Summary Statement

Walla LLC dba Walla Jewelry Company has submitted an application for a Precious Metal Dealer License. The city council is required to hold two hearings to consider the license and receive public testimony.

Recommended Action

Motion to open the public hearing and continue to Oct. 26, for final consideration.

Background

Applicant and sole owner, Aaron Walla plans to open a jewelry store in the Cedar Hills Shopping Center. Walla Jewelry Company is interested in expanding their services to include gold buying services. The business operation requires a precious metal dealer license.

Precious Metal Dealer License

A precious metal dealer is defined in Minnetonka City Code Section 610 as a person engaging in the business of buying coins or secondhand items containing precious metal, including, but not limited to, jewelry, watches, eating utensils, candlesticks, and religious and decorative objects. Precious metals are silver, gold, or platinum. For a business to purchase an item containing more than 1% by weight of these precious metals, a license is required.

Business Ownership and Operations

Walla Jewelry Company is family-owned and operated. The company intends to offer the following services:

- Custom jewelry design & fabrication
- Purchasing estate jewelry
- Precious metal purchasing

The store hours are Tuesday – Friday 10 AM – 6 PM. Saturday 10 AM – 2 PM.

Walla Jewelry Company is committed to preventing the sale of stolen goods. The establishment will collect and retain a valid government photo ID for every seller, along with the seller's name, date of birth, and address. The business will also log a detailed, accurate descriptions of the item and the price paid. The business uses Bravo Systems, a point-of-sale and inventory platform built for jewelry stores.

Application information and license fees have been submitted. The police department's investigative report on this application is pending and will be forwarded to the council prior to the continued public hearing on Oct. 26, 2026.

ATTACHMENTS:

[Business Narrative](#)

WALLA JEWELRY COMPANY

11008 Cedar Lake Road, Suite 11008 · Minnetonka, MN

Business Narrative — Prepared for Minnetonka City Council

Who We Are

Walla Jewelry Company is a family-owned and family-operated jewelry store founded by Aaron Walla, a U.S. Army veteran with an engineering background in manufacturing. WJC will operate as a licensed Minnesota precious metals dealer, and our goal is simple: bring an honest, well-run, community-minded jewelry business to Minnetonka — one that neighbors can trust with their heirlooms, their custom designs, and their gold.

Our Three Lines of Business

- Custom Jewelry Design & Fabrication — We design and build new bridal and fine jewelry for our customers, from concept through casting and finishing.
- Estate Jewelry — We purchase pre-owned and estate jewelry, then clean, restore, and polish select pieces for resale, giving quality jewelry a second life.
- Precious Metals Purchasing — We buy gold and silver, primarily for recycling, along with occasional purchases from other local jewelry stores. All purchases are handled with the same disciplined compliance process described below.

Hours of Operation

Tuesday through Friday, 10:00 AM – 6:00 PM · Saturday, 10:00 AM – 2:00 PM · Closed Sunday and Monday.

A Family-Run Business

Aaron Walla will personally run the day-to-day operations of the store. His wife, Liz Walla, and his son, Vinny Gionfriddo, will assist during busier periods, but the business will not rely on outside employees — keeping accountability, and knowledge of every transaction, within the family.

Our Commitment to Preventing the Sale of Stolen Goods

Protecting our neighbors and supporting local law enforcement is central to how we do business. We have not had any issues with stolen property, and we intend to keep it that way through the same careful process on every purchase, in full compliance with Minnesota's precious metals dealer statutes (Minn. Stat. § 325F.731–.739):

- Verified Seller Identification — We collect and retain a valid government-issued photo ID for every seller, along with their name, date of birth, and address, recorded in ink or digitally for every transaction.
- Complete, Permanent Records — Every purchase is logged in detail, including an accurate description of the item and the price paid, creating a full audit trail for every piece that comes through our door. We use Bravo Systems, a point-of-sale and inventory platform built for jewelry stores, to keep this recordkeeping detailed, organized, and compliant with all applicable laws.

**City Council
Agenda Item 14.A
Meeting of September 14, 2026**



Title: 2027-2031 Economic Improvement Program (EIP)

Report from: Alisha Gray, EDPF, Economic Development and Housing Manager

Submitted Through: Julie Wischnack, FAICP, Community Development Director
Darin Nelson, Finance Director
Erik Nilsson, City Attorney
Mike Funk, City Manager

Presenter: Julie Wischnack, FAICP, Community Development Director

Action Requested: Motion

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

The Economic Improvement Program (EIP) is a five-year guidance document for the city's investment in housing, economic development, transit, and redevelopment. The document is updated annually.

Recommended Action

Motion to adopt the resolution approving the 2027-2031 Economic Improvement Program (EIP).

Strategic Plan Relatability

Livable & Well-Planned Development

Increase the number of affordable housing units.

Financial Consideration

N/A

The EIP is the city's long-term plan for economic development and housing programs. The 2027-2031 EIP does not legally set the HRA levy for 2027. The council will adopt the final HRA levy in December 2026.

Background

See supplemental background report.

ATTACHMENTS:

[Supplemental Background Report](#)
[Supplemental Program Data](#)
[2027-2031 EIP Report](#)
[Resolution](#)

EIP Report

The city's first Economic Improvement Program (EIP) was published in 2012 and is updated annually. The 2027-2031 EIP provides a detailed five-year plan for the city's economic development activities. The final draft of the document is attached.

The EDAC reviewed the first draft at its June 11 meeting, and it was presented at the city council study session on July 20. The EDAC provided final feedback at the Aug. 13, 2026, meeting, and the final version for city council consideration will occur on Sept. 14, 2026.

2027-2031 Economic Improvement Program

Chapter 1 Policy - defines what funding categories programs will fall under and details the funding principles.

Chapters 2 through 7 - provides program pages for the city's existing and potential future economic development efforts. The program page details the description, purpose, goals, budget impacts, schedule, and key measures. Additionally, it outlines the funds needed to develop or sustain the program over a period of years.

Chapter 8 Funding Sources and Expenditure Projections - provides summary tables, including the first table, which is a one-year (2027) summary of total expenditures by category and fund. The second set of tables presents 10-year funding sources and expenditure projections. The final table summarizes the 10-year projection of all funds.

Chapter 9 Affordable Housing Goals - itemizes how the city has and will meet its 1995-2010, 2011-2020, and 2021-2030 affordable housing goals, including any EIP programs used to assist the project and the affordable housing income limits.

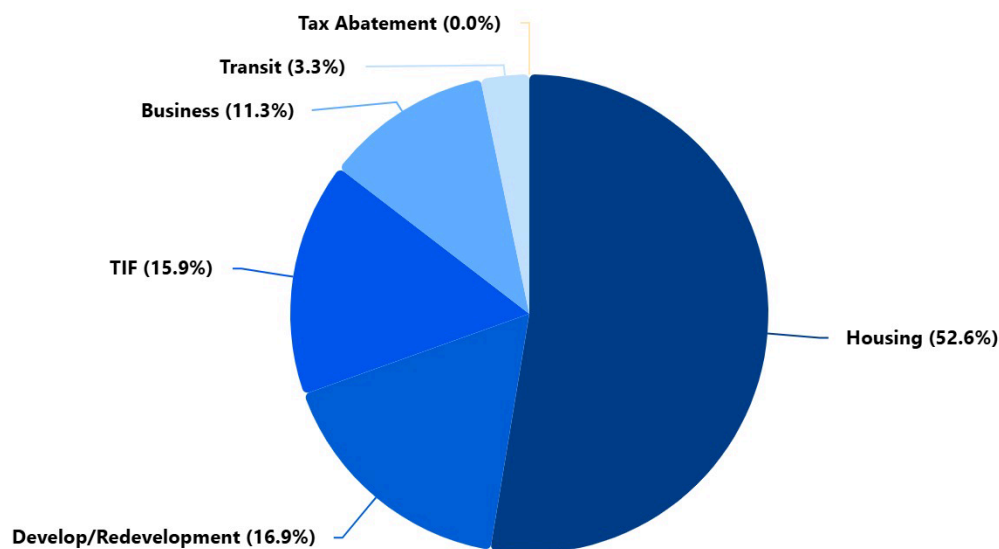
Glossary - Glossary of programs, terms, and acronyms.

Uses of EIP Funds

Housing programming continues to be the city's highest priority in this year's recommended EIP. Nearly \$2.78 million is projected to be designated for housing programs, followed by \$875,000 for development/redevelopment and \$585,000 for business programs over the next 5 years. Additionally, each TIF district generates a portion of the increment for ongoing administration. Other uses include grants for housing redevelopment projects, environmental cleanup, and business development. Generally, those funds are not city dollars but pass-through grants or loan programs.

5-Year Spending Projections by Program Type

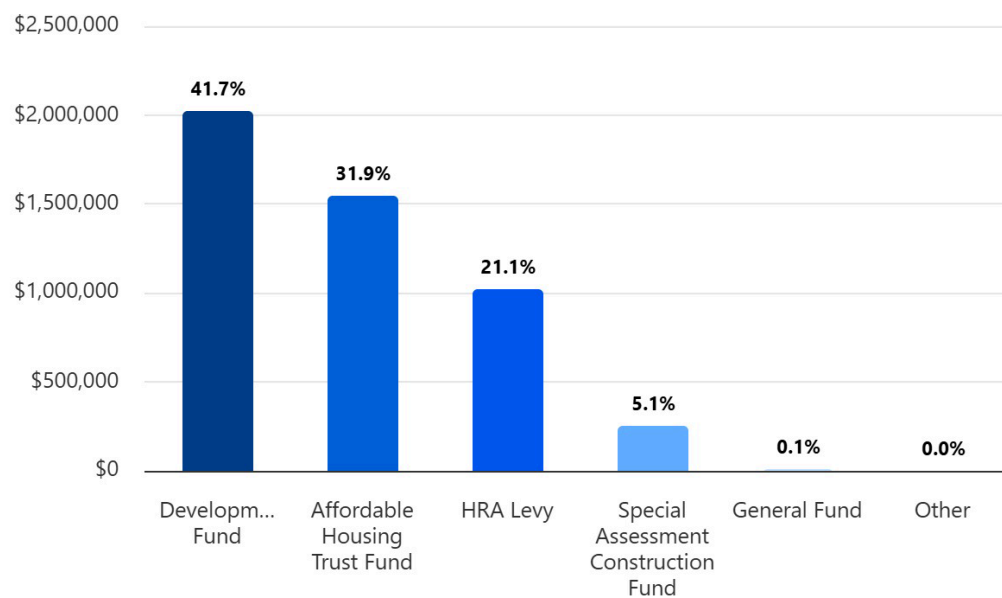
2027 - 2031



In years 2027-2031, \$2 million from the development fund account for the largest single resource for EIP implementation, at 42% percent of all funding. The Affordable Housing Trust Fund and HRA Levy are anticipated to be the next-largest sources of funding for programming.

5-Year Funding Source Projections by Fund

2027 - 2031



2027-2031 EIP Updates

Housing Chapter Summary

CDBG Program

Prior to 2018, the city was an entitlement community that administered CDBG dollars for home rehabilitation and supported service providers within the city. In 2018, the city elected to join the Urban County CDBG Consortium, and Hennepin County began overseeing the city's CDBG home rehabilitation loan program. At that time, the city became a direct allocation city within the consortium, submitting a sole, non-competitive proposal to receive a portion of the Urban County CDBG funds. The city remained a direct allocation city until 2025.

Hennepin County decided to phase out the direct allocation city option starting in program year 2026, but cities could opt into the consolidated pool a year early. The city of Minnetonka opted into the consolidated pool in program year 2025. The county administers the housing rehabilitation program, and program income from repaid loans is rolled back into the program. The county also offers opportunities for cities to apply for additional funding for larger scope projects through an RFP process.

In 2025, 16 housing rehabilitation projects were completed, an increase over 2024. While it is difficult to determine exactly why more projects were completed, county staff indicated it was likely due to the timing of project completions and loan payoffs, which allowed more names to be pulled from the waitlist. It was also noted that there were a few emergency roof repairs/replacements.

Homes Within Reach (HWR)

The city has been allocating funding for HWR for many years. Current funding comes from the HRA Levy. HWR currently has an available funding commitment of approximately \$250,000.

- Of the \$250,000 contributions, \$200,000 was committed in 2023 and 2024 from the HRA for rehabilitation. The remaining \$50,000 was levied in 2025 and 2026 for ongoing program administration.
- The city also has a \$1 million line of credit that HWR can use to purchase property in Minnetonka.
- Homes Within Reach receives grants from other funding sources to supplement their purchasing and rehabilitation of homes.
- The 2027-2031 EIP recommendation funds \$125,000 for HWR administrative and acquisition/rehab costs. There was no funding for home rehabilitation committed in 2025 or 2026.
 - At the July 20 city council study session, council consensus was to provide \$125,000 for HWR in 2027 and requested a survey of homeowners by next summer's housing session.

City-owned properties

- In 2023, staff completed due diligence on 5501 Baker Road and 5432 Rowland Road (residential) to sell for affordable housing and advertised to attract contractors and builders to submit site proposals.
 - Staff contracted with Amani Construction to redevelop a twinhome on the 5432 Rowland Road property.
 - The properties were sold in September 2026. A [Minnetonka Matters page](#) was established to share information about the resale.
 - In 2026, staff will research different affordable housing options for 5501 Baker Road, including manufactured homes.
- The city purchased two additional single-household properties in 2022: 10505 Belmont Rd and 1809 Welland Ave. Both properties have remained vacant since their purchase.
 - In 2025, staff had the properties surveyed, which included a tree inventory.
 - In 2026, Better Futures participated in the recovery of building materials for reuse for the Welland property. The building was demolished, and the site was reseeded in July 2026.
- Staff is exploring the sale of 10505 Belmont Rd in 2026/2027 for affordable housing. The house is in habitable condition but may need some minor remodeling.

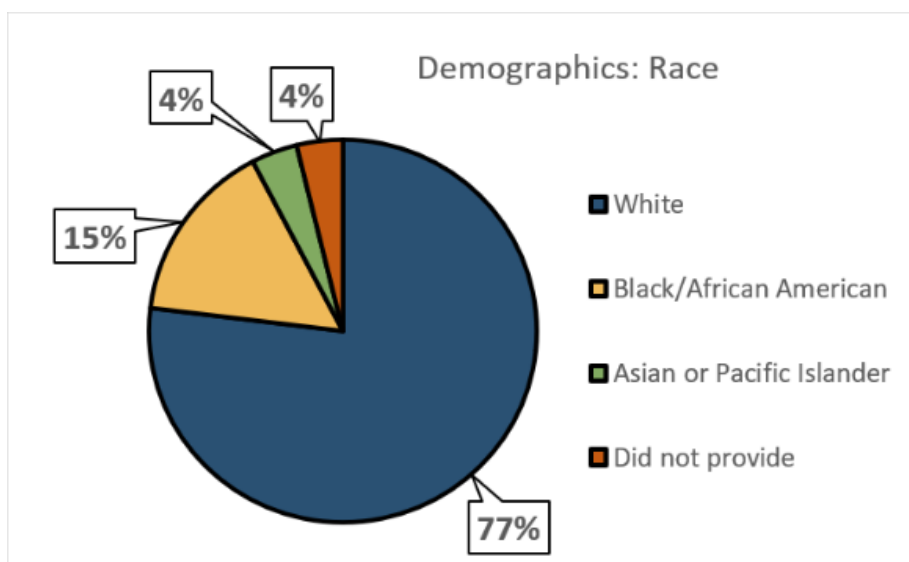
Pathways to Homeownership

In 2023, the city council approved \$300,000 for the Pathways to Homeownership Program Pilot, which provides up to \$75,000 to eligible first-time homebuyers earning up to 120 percent of AMI. The loan terms provide a 0 percent interest rate, with 5 percent of the loan amount forgiven annually. The borrower repays any remaining assistance if the property is sold before the 20-year term. The program provides additional financial aid to offset the high cost of homeownership in Minnetonka, reducing the housing cost burden for these households. The program has been extremely popular and successful.

Year	Funding Allocated	Loans Completed	Average Loan Amount
2023	\$300,000 (AHTF)	1	\$16,000
2024	\$200,000 (AHTF)	12	\$35,517
2025	\$100,000 (HRA Levy) and \$300,000 (AHTF); \$200,000 approved via resolution (AHTF)	13	\$48,862
2026 (to date)	\$175,000 (HRA Levy)	5	\$35,350
Total	\$1,275,000	31	\$40,456

- All Pathways funds have been expended for 2026. There is a balance of \$272,615 remaining in the pool for Welcome to Minnetonka and Minnetonka Home Enhancement. Additionally, the [state of Minnesota](#) currently has a few down-payment assistance programs.

- Staff is recommending a \$500,000 funding commitment from the AHTF in 2027 for the Pathways to Homeownership Program.
- Since the start of the program, no loans have been repaid. Every household that has accessed these funds has remained in their homes.
- Other demographic information:
 - Average Age of Borrower: 38
 - Average Household Income: \$87,182
 - One household identified as Hispanic/Latine.



Housing Initiatives

Homelessness

- The homelessness encampment policy was approved by the council on June 8, 2026.
- The council approved \$50,000 in funding in 2026. All funds have been distributed to His House Foundation, and no approved funds remain for 2026. The majority of the funding is used to pay for casework to help unhoused persons secure permanent housing.
- His House is currently spending approximately \$50,000 per year on this effort. At the July 20 study session, council supported budgeting \$50,000 for 2027 from the city's Affordable Housing Trust Fund.

Rental Assistance

- The city continues to provide rental assistance for tenants facing eviction.
- In 2026, the city council approved an additional \$100,000 for this effort. Approximately \$55,000 remains in the program.
- HisHouse is currently spending approximately \$50,000 per year on this effort. At the July 20 study session, council supported budgeting \$50,000 for 2027 from the city's Affordable Housing Trust Fund.
 - ICA continues to refer applicants who don't meet the ICA eligibility requirements and who require a larger amount of assistance than what a single program offers.

Legacy Housing Initiative

- Legacy housing programs focus on preserving naturally occurring affordable housing options in cities where housing costs continue to rise. In 2025, staff drafted and presented a one-page resource guide to the council that offers homeowners options to preserve their homes' affordability for future generations.
 - The information was shared in the Minnetonka Memo and is on the city's website as [Legacy Housing](#).
- The guide also provides resources for multi-unit building owners who are considering selling their properties.

Zoning

- The city is currently updating the zoning code. More information regarding the schedule and updates can be found on the [Minnetonka Matters page](#).

Other

- In 2026, the staff continues their research on prefab or manufactured homes for affordable housing development on city-owned residential property. The complexity of purchasing and reselling this type of home is challenging.

Business Chapter Summary

Business Survey

- Business survey [results](#) were presented to the Minnetonka Business Council and the [economic development advisory commission](#) (EDAC) in spring 2025. Based on these survey results and feedback from the EDAC and the city council, the city began to fine-tune its programming and outreach. This work included:
 - Following up with businesses impacted by Operation Metro Surge
 - Updating the 2021 Alternate Urban Area Review for the Opus area
 - Launching a Minnetonka corporation video series
 - Hosting another Thriving Thursdays business consultation event
 - Changing the Minnetonka Business Council event series format to be networking-focused
 - Directly supporting the MinnPACE financing program

Business Outreach

Building new connections and strengthening pre-existing business relationships has been a major focus for the city's economic development department. The city held 60 business assistance meetings in 2025, more than double the previous year's number and quadruple the number of business meetings in prior years. This relationship-building proved to be a key resource during Operation Metro Surge, as city staff had direct contact with many impacted businesses.

Beyond creating new business events and meeting with entrepreneurs, city staff also met with multiple commercial lenders and other cities' economic development staff to hear about their best practices and opportunities for additional business support.

- \$25,000 was budgeted for 2025 and 2026 to assist with ongoing costs to implement the business development strategy. Project costs include a business newsletter, business outreach and marketing, and business-related events.
- The city distributed the first edition of the business newsletter in the summer of 2018:
 - In 2021, staff increased production to three issues per year.
 - 2,220 online subscribers are on the business email list.
 - 2,363 business mailings were sent per edition, almost double the previous year's number.
 - Average email open rate is 48% for Thrive edition notification emails.
- The city partnered with the Wayzata West Metro Chamber to host the Minnetonka Business Council series that met quarterly.
 - These 90-minute programs provided an opportunity to connect Minnetonka business leaders and key city leaders while sharing information about the city.
 - Topics included public safety, sustainability, and business technical assistance.
 - On average, meetings have had approximately 20 business leaders in attendance.

Site Request Broadcasts

Economic development includes both retaining current Minnetonka businesses and attracting new businesses to the community. One way to attract new business is to respond to site request broadcasts shared via the Minnesota Department of Employment and Economic Development (DEED) and GREATER MSP. DEED is now offering an economic development database and a site selection RFI platform at no cost to cities, and staff is working with commercial brokers to utilize these new resources to respond to all applicable site request broadcasts. Through its relationship with GREATER MSP, Minnetonka attracted Pivot Bio, a \$2 billion agtech company, that relocated from California in March 2026.

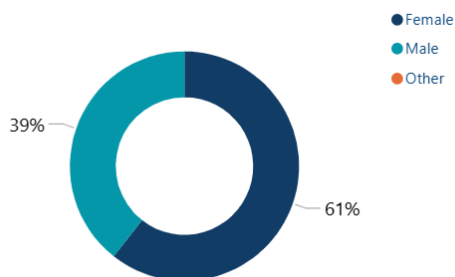
Employment and Business Programs

In 2025, Open to Business provided 38.5 hours of direct technical assistance to twelve Minnetonka clients. Of those clients, five were women entrepreneurs, eight were BIPOC entrepreneurs, and nine were low-wealth entrepreneurs (less than 80% AMI household income).

Since 2020, the city partnered with Hennepin County's Elevate Hennepin Program with 39 business advisors. This program provides business advising and technical assistance at no cost to entrepreneurs and business owners in Hennepin County. In 2025, Elevate Hennepin served 45 Minnetonka businesses with 878 hours of technical assistance. In 2026, the county released a PowerBI portal, refined their data and provided cities with easier access to their statistics.

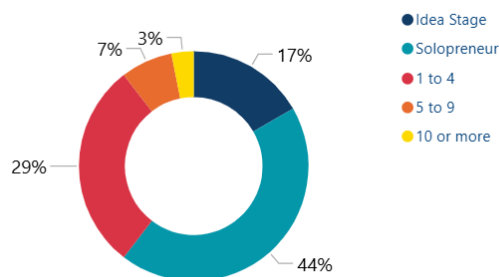
Elevate Hennepin Advising Demographics Since 2023

Gender of business advisee



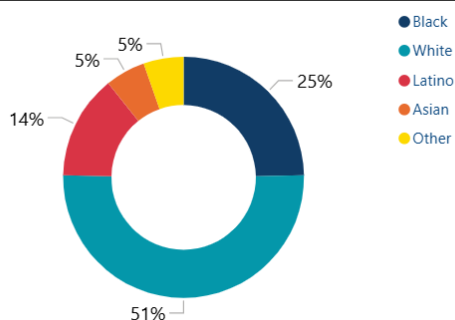
responses = 99

Number of employees



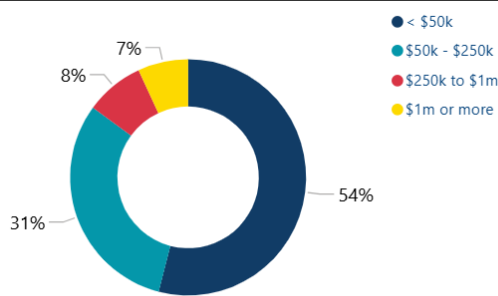
responses = 96

Race and ethnicity of business advisee



responses = 93

Business revenue



responses = 87

Veteran Resources

The city has contacts in [CareerForce's veterans division](#) and presents to their staff about career opportunities available in the city.

Small Business Calls

The city participates in regular business-focused meetings hosted by Hennepin County, the Minnesota Department of Employment and Economic Development (DEED), and the Small Business Administration to learn more about no-cost business resources and economic development trends. Resources relevant for Minnetonka business owners are shared via *Thrive* and email.

Transit Chapter Summary

Commuter Services

- Commuter Services is an outreach program of the I-494 Corridor Commission, in which the city is a member. The program seeks to reduce traffic congestion and promote alternative transportation options. Other cities include Bloomington, Richfield, Eden Prairie, and Edina.

- Commuter Services offers programs such as commuter fairs, carpool facilitation, teleworking resources, and information on alternative transportation choices to Minnetonka residents and businesses.
- The city's contribution is based on the city's population and the contributions from member communities. The fee could increase in future years if other communities choose not to participate.

Network Now

The service in Minnetonka has been changed under Metro Transit's new Network Now plan, and the agency continues to refine these changes to better meet the public's needs. This framework aims to improve transit service in the regional transit network through 2027, when the METRO Green Line Extension is expected to open.

Transit Cooperation Agreement

Minnetonka extended the Transit Cooperation Agreement with Metro Transit for another year. The current agreement runs until July 31, 2027. In addition to encouraging Metro Transit to implement the recommendations highlighted in the city's 2024 transit study, the city has been meeting regularly with suburban transit providers to discuss transit opportunities.

Development and Redevelopment Chapter Summary

Studies, Plans, Research Fund

In 2026 and 2027, a multi-departmental team will begin selecting a consultant to assist with the city's 2050 Comprehensive Plan. The Comprehensive Plan is the city's policy framework for guiding development, redevelopment, public services, and programs over the next 30 years.

EDAC Feedback from the June 11, 2026 and Aug. 13, 2026 meetings

Housing

- Is the effort to explore manufactured housing going to be a shift in focus for the housing staff?
 - The research on manufactured housing will not shift the overall focus of housing staff. The city will continue to offer other programmatic housing offerings.
- A commissioner posed the question as to whether offering downpayment assistance, such as Welcome to Minnetonka or Pathways to Homeownership, increases overall housing prices in the city.
 - The [city's downpayment programs](#) are designed to assist a subset of the population that meets certain income limit restrictions (120% AMI) and home purchase price restrictions (capped at approx. \$500,000). There is limited funding for these programs, and very few loans are issued each year to support this effort. Typically, sellers list homes based on comparables and what the market supports. From that perspective, there isn't a direct correlation between the city's down payment programs and higher home listing prices.

- The Welcome to Minnetonka program had three down payment assistance loans in 2025, and one loan to date in 2026.
 - The Pathways to Homeownership Program had 13 loans in 2025 and five loans to date in 2026. The program is out of funding for the remainder of 2026.
- The city had 618 “good sales” transactions over the past year (meaning that they are confirmed to be a good representation of the market) that include single-family, townhomes and condominiums.
- What are the tradeoffs of downpayment assistance programs vs. preserving naturally occurring affordable housing, new construction of affordable housing, such as the Amani project, or the Chasewood HIA project?
 - At a high level, each of the programs or initiatives offers a different approach to providing affordable housing options, preserving existing housing, or creating new housing.
 - Downpayment assistance provides a subset of the population with an opportunity to purchase a home in Minnetonka that would previously have been unattainable due to high housing costs in the city.
 - The preservation of naturally occurring affordable housing occurs through many programs that span rental and homeownership. This includes the Minnetonka Home Enhancement Program for homeowners, EDA Loans for multi-unit rental buildings in need of repair, and Housing Improvement Areas (HIAs), such as Chasewood HIA, that could not access traditional bank financing for its rehabilitation project, which is repaid through special assessments without direct city subsidy. Each tool serves a unique subset of properties within the city.
 - The city sold the previously owned property at 5432 Rowland Road to Amani Construction in 2025 for a demonstration project to build an affordable twinhome on the site. The city had owned the property for 20+ years with the intent of providing affordable housing at a future date after a planned infrastructure project was no longer needed.
 - All of these efforts were policy decisions made over time to meet an unserved need in the community. The EIP review is an opportunity for the EDAC and the city council to prioritize funding for these programs. Staff aims to provide the information necessary to make informed decisions, such as program utilization and funding commitment balances.
- Homes Within Reach: Is this \$125,000 request for 2027 operating support or support for capital requests?
 - Previous EIP’s and council discussions identified \$100,000 for capital requests and \$25,000 for operating support in 2027.
 - Of the \$250,000 of remaining dollars, \$200,000 was committed in 2023 and 2024 from the HRA for rehabilitation. The remaining \$50,000 was levied in 2025 and 2026 for ongoing program administration.

- HWR generally requests \$100,000 of city subsidy for each home, along with a compilation of other grant sources not provided by the city. The funds are used to purchase and rehabilitate existing homes, which are then sold for less than the initial purchase price to support affordable homeownership. The program provides 1-2 ownership opportunities a year.
- At the Aug 13. EDAC meeting, the commissioners asked if Homes Within Reach could attend an upcoming meeting to discuss the program.
 - Staff will coordinate with Homes Within Reach to attend an upcoming meeting.
- What is the current vacancy rate of single-family homes in Minnetonka? Do we track them, and is there a goal for where vacancy rates should be?
 - The city does monitor the housing market conditions in Minnetonka; however, it does not attempt to regulate the production of multifamily and single-family homes in the community based on vacancy rates. Based on previous [housing studies](#), assessment data, and the monthly association of realtors report, the demand for all types of housing exceeds production year over year. The vacancy rate for multifamily housing in Minnetonka is typically below 5%.
 - Minnetonka is a fully built community. Historically, Minnetonka has not subsidized the construction of new single-family housing due to construction costs and affordability gaps, but has subsidized homebuyer programs that allow ownership of existing housing.
- What metrics do we track for our programs? New units created, affordable units created, NOAH units preserved, is this part of the housing dashboard?
 - The use of various funding sources allows for the collection of demographic information for various programs, but ultimately, it is voluntarily provided by the applicant.
 - The city collects the information and provides it on the EIP for each program, as supplemental information during the EIP discussion, and on the city's [housing storyboard](#) and [housing inventory dashboard](#).
 - Staff will provide a comprehensive matrix displaying housing data for the 2028-2032 EIP.
- What are the programs that help people afford scarce housing, vs policies that make housing less scarce, and create new housing units?
 - Pathways, Welcome to Minnetonka, Homes Within Reach, and Affordable Rental Units (Affordable Housing Policy Requirements), and indexed housing units assist with providing housing options.
 - Housing Improvement Areas and Home Repair Programs preserve existing housing (does not necessarily have to be affordable to qualify).

- Initiatives that create new housing opportunities include financial subsidy for affordable housing in new multi-unit housing (affordable housing policy), construction of new ownership housing (roughly 30 units a year), and proposed changes to the zoning code.
- Commissioners asked to quantify the number of city-owned properties.
 - Staff confirmed that the city owns many smaller parcels around the city. The list of city-owned properties that have potential to be sold for development is included on the city-owned property EIP page.
- There was a question regarding the number of condo and townhome associations that could potentially access the Housing Improvement Area Program in the future.
 - There is currently a list of townhome and condominium properties on the city's [condo and townhome dashboard](#). There are currently 82 developments with 4,799 units constructed between 1969 and 2019.
 - Any request for an HIA would be reviewed under the criteria of the city's [Housing Improvement Area Policy](#).

Business

- Will there be funding budgeted to update the village center studies?
- The village centers were all studied as part of the zoning rewrite, and there likely will not be additional funding budgeted for that purpose.
- Multiple departments will be contributing to the update of the 2050 comprehensive plan. PACE is a great tool. Is it allowed through State Legislation?
 - PACE was developed under the Jobs Bill legislation in 2010 to allow local governments to voluntarily create programs that assist commercial, industrial, non-profit, and multi-family property owners to finance renewable energy and efficiency improvements.
 - Businesses approach a city to request a special assessment to finance energy-efficiency improvements. Those improvements are repaid to the financial institution through special assessments. The goal of the improvements is to reduce energy use and use the resulting cost savings to pay for them over time.

Feedback from the July 20, 2026 City Council Study Session

- Staff updated the council on the remaining balances for the homeless prevention and rental assistance programs. Based on 2026 utilization, council supported staff's recommendation to increase the budget for 2027 to \$50,000 for each program in 2027. The EIP pages were updated to reflect this change.
 - The council allocated \$100,000 for rental assistance and \$50,000 for homeless prevention in 2026. There is a balance of \$50,000 for rental assistance and \$48,000 for homeless prevention.
- The council inquired about the \$125,000 recommendation for Homes Within Reach (HWR). Staff reviewed the council's previous contributions, noting that HWR did not receive funding for acquisition/rehab in 2025 or 2026. HWR only received \$25,000 for ongoing administrative expenses. Previous EIP's supported \$125,000 in funding beginning in 2027 to support administrative expenses and acquisition/rehab. The council-supported consensus was to designate the \$125,000 for HWR funding for 2027.
 - The council had continued discussion about the value of the program and requested the following information at the 2027 study session.
 - Provide information on how many owners have sold or left the program and provide the sales data.
 - 18% of HWR units (13) in Minnetonka have sold
 - 13 homes have had sales and 2 of those homes have sold 2 times. The average sale difference for all 15 sales was 3%.
 - Half of the sales had a positive difference between the initial sale and the first resale with an average 14% increase in sales price.
 - The other half did not see an increase, rather those units saw a decrease in sales price with an average of -10%.
 - The difference between the resale price and the initial sale price fluctuates depending on the year and the condition of the property. Each resale is different and there are many factors that can play into why a sale may be above or below the initial sale price.
 - Conduct an owner's survey by the 2027 housing study session.
- There was a question about whether the city can raise the area median income to higher than 120% AMI for some programs. Staff clarified that the maximum AMI is set by state laws and program regulations that cannot exceed 120% AMI.

Summary

In summary, the 2027-2031 EIP includes the following priorities:

- Focus on administering existing housing programs with available fund balances.

- Explore manufactured homes for affordable homeownership options.
- Implement new initiatives in response to the transit study, business survey, and commercial market analysis.

The EIP includes a forecast for the 2027 Housing Redevelopment Authority Property Tax Levy to be \$225,000, which continues to fund Minnetonka Home Enhancement/Welcome to Minnetonka \$100,000, and Homes Within Reach \$125,000. The EDAC recommended adopting the 2027-2031 EIP as presented. This is consistent with the city council consensus discussed on July 20, 2026.

Supplemental Information

Supplemental Program Data

2027-2031 Economic Improvement Program (EIP)

Supplemental Program Data

Housing

The chart below summarizes housing program utilization for 2025 and the current totals for 2026.

MINNETONKA HOUSING PROGRAMS REPORT				
Program	Fund	Type	2025	2026 (to date)
 Minnetonka Home Enhancement	 Housing and Redevelopment Authority (HRA) Levy	Loan	1 loan	0 loans
 Welcome to Minnetonka DPA Loan Program	 HRA Levy	Loan	3 loans	2 loans
 Pathways to Homeownership DPA	 Affordable Housing Trust Fund (AHTF)	Loan	13 loans	5 loans
 Home Rehabilitation Program	 Community Development Block Grant (CDBG) Consortium	Loan	16 loans	3 loans
 Rental Registration (new registrations with unit number)	N/A	Program	262 new registrations; 2,648 units (8,365 total units registered)	68 new registrations; 738 units (9,281 total units registered)
 Homelessness Assistance	 AHTF	Program	84 individuals	51 individuals
 Homelessness Response	N/A	Internal Program	19 households	12 households
 Rental Assistance	 AHTF	Program	12 households	12 households
 Homes Within Reach	HRA Levy	Program	66 homes	70 homes

www.minnetonkamn.gov

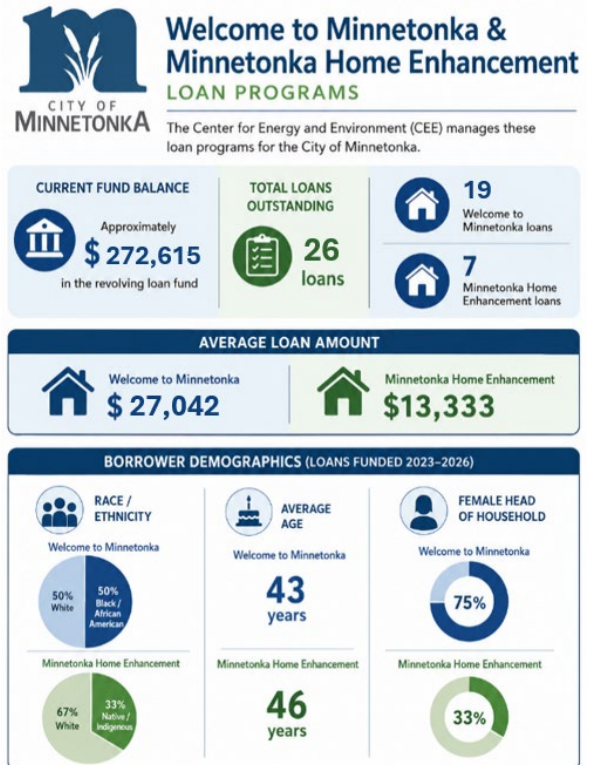
All graphics in this report were generated by AI, but factually verified and edited by city staff.

Program Stats/Demographics

Welcome to Minnetonka and Minnetonka Home Enhancement

- The Center for Energy and Environment manages these programs for the city.
- There is a current fund balance of approximately \$272,615 for these programs, with 26 loans outstanding.
 - 19 Welcome to Minnetonka loans outstanding
 - 7 Minnetonka Home Enhancement loans outstanding

- Between 2023-2026, the average loan amount for the Welcome to Minnetonka Program is \$27,042, and the Minnetonka Home Enhancement average loan amount is \$13,333.
- Other Demographics for the loans funded in 2023-2026:
 - Race:
 - Welcome to Minnetonka: 50% White, 50% Black/African American
 - Minnetonka Home Enhancement: 67% White, 33% Native/Indigenous
 - Average Age:
 - Welcome to Minnetonka: 43
 - Minnetonka Home Enhancement: 46
 - Female Head of Household:
 - Welcome to Minnetonka: 75%
 - Minnetonka Home Enhancement: 33%



Housing Improvement Areas

- The city issued bonds in 2019 to repay the Cloud 9 association's construction loan. The loan is repaid through the housing fee collected on the annual property tax statements.
- Cedar Ridge also participated in the HIA program in 2012. Cedar Ridge received a loan and repaid the housing fee through annual property tax collection and deposits into the Development Fund.
- Villas at Chasewood was the most recent HIA project that was finalized in December 2025. Repairs were completed on 21 buildings (188 units). The final total project cost was \$10,801,400.
 - In 2026, the loan will be repaid through the housing fee collected on the annual property tax statements.
 - There were 50 prepayments (27%) of the fee.

Emergency Rental Assistance

- The Minnetonka Rental Housing Assistance Program provides housing assistance payments to help prevent eviction and homelessness and maintain housing stability for eligible renters and homeowners. Renters earning up to 120 percent of the area median income (AMI) and experiencing financial hardship may receive a one-time payment of up to \$1,500 to assist with rent and utility expenses.
 - The city council approved \$300,000 in funding for the program in 2020, \$50,000 in 2023, and an additional \$100,000 in 2026.
 - Since 2024, 28 households have been assisted.
- In June 2025, the city was awarded \$150,000 in funding from Minnesota Housing for additional rental assistance dollars for the homeless transitional unit at the Vale.

Rental Registration Program

- The rental registration program went into effect in 2024. Staff sends out certificates of registration to all registrants.
 - In 2025, there were a total of 615 submissions to the registry (8365 units).
 - As of July 2026, there are a total of 630 active registrations (9281 units).
 - 607 are long-term rentals (9256 units)
 - 23 are short-term rentals (25 units)

The table below shows the number of active registered properties by unit type.

Unit Type	Number of active registered properties	Number of active registered units
Apartment	49	8043
Condo	214	454
Single-Family	260	266
Unit in Single-Family	21	26
Townhome	86	492

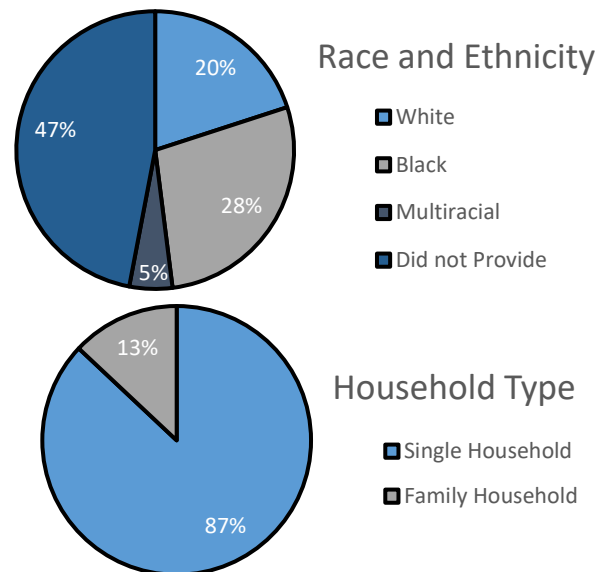
Homelessness Response

The Emergency Homelessness Response Assistance Program provides temporary relief for households experiencing a housing crisis or homelessness. Through a partnership with His House Foundation, the program finances casework, temporary housing, and first-month rent deposits. The overall goal is to provide resources and assist with long-term housing solutions.

- Since 2022, the program has assisted 226 individuals in Minnetonka out of a housing or homelessness crisis.
- In 2026, the council approved \$50,000 for the program and extended the contract for an additional 2 years.
- All funds have been distributed to His House Foundation. No additional funds have been approved for 2026.

2025 Homelessness Response Demographics

- Race and Ethnicity:
 - 20% identified as White
 - 28% identified as Black
 - 5% identified as Multiracial
 - 47% did not provide race or ethnicity information
- Singles vs Families:
 - 87% of households were singles
 - 13% of households were families



The police and community development departments continue to use the map-based, shared reporting system to identify and respond to homeless situations. The cases are directed to city departments and non-profit partners to provide assistance and resources, rather than requiring a police response as the only option.

Year	Number of Cases tracked by Dashboard
2023	23
2024	13
2025	19
2026	12

Business

The chart below summarizes the utilization of business programs for 2025 and the current totals for 2026.



City of Minnetonka Business Loan Programs

Flexible financial resources to help local businesses start, grow, and thrive.

PROGRAM	FUND	TYPE	2025	2026
 Commercial Code Compliance	Development Fund	 Loan	0 loans 	0 loans 
 Business Assistance	HRA Levy	 Grant	0 loans 	1 loan 
 Business Outreach	HRA Levy	 Program	3 newsletters and 2,220 online contacts 	1 newsletter and 2,233 online contacts 
 Business Advisory Services (Open to Business and Elevate Hennepin)	Development Fund	 N/A	45 businesses served with 878 hours of technical assistance 	Hennepin County only shares data after Q2 and Q4 



Investing in Minnetonka Businesses

These programs provide flexible financial resources and expert guidance to help businesses start, grow, and thrive—creating jobs and building a stronger local economy.



4 Programs
Targeted support for local businesses



Flexible Resources
Loans, grants, programs, and advisory services



Stronger Businesses
Supporting businesses at every stage



Thriving Community
Building a vibrant economy for Minnetonka



Together, we're building a strong foundation for business success.
Learn more at minnetonkamn.gov/business

Links and Resources:

Housing

- [Housing Story Map](#)
- [Housing Dashboard](#)
- [Housing Resource List](#)

Business

- [Minnetonka Business Financing Assistance Programs](#)
- [2025 Commercial Real Estate Market Analysis](#)
- [2025 Business Survey Results](#)



2027-2031

ECONOMIC IMPROVEMENT PROGRAM



**2027-2031
ECONOMIC IMPROVEMENT PROGRAM**

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Economic Improvement Program Policy

The Economic Improvement Program (EIP) is the city's long-term plan for housing, economic development, redevelopment, and transit programs that promote economic viability for the citizens and businesses of Minnetonka.

Funding Categories

The EIP covers a broad range of community development activities. Funding categories include:

- Projects and programs which encourage diversity and broaden choices in types, sizes, and prices of the city's housing stock to meet the needs of the aging population and attract younger residents.
- Projects that support existing business retention and expansion, attract new businesses, and allow the city to remain economically competitive.
- Projects that enhance resident mobility by pursuing opportunities and solutions to improve transit service.
- Activities that promote the vitality of the city through development and redevelopment.

Planning Principles

- The EIP will support achievement of the city's Comprehensive Plan and long-term Strategic Goals.
- The EIP will be updated annually to reflect changes in programs, demographics, private housing stock, business needs, and the overall economic climate.
- The EIP allows flexibility and may be amended during the year if necessary, in order to act upon unforeseen opportunities that may arise which enhance economic viability.
- Development of the EIP will be consistent with the annual operating budget. Future staffing and other budgetary impacts are projected and will be included in operating budget forecasts.



HOUSING



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

HOUSING CHAPTER SUMMARY

Projects and programs that encourage diversity and broaden choices in types, sizes, and prices of the city's housing stock to meet the needs of the aging population and to attract younger residents.

The city currently has six programs in place to assist in the construction, maintenance, and renewal of housing. One additional page contains conceptual programming for future consideration.

- The total five-year estimated cost of the programs is \$2,781,000.

Program	2027	2028	2029	2030	2031	5-Year Total
Homes Within Reach	125,000	125,000	125,000	125,000	25,000	\$525,000
Minnetonka Home Enhancement	50,000	50,000	50,000	50,000	50,000	\$250,000
Welcome to Minnetonka	50,000	50,000	50,000	50,000	50,000	\$250,000
Pathways to Homeownership	500,000	250,000	250,000	250,000	250,000	\$1,500,000
Homeless Response	50,000	5,000	5,000	5,000	5,000	\$70,000
Emergency Rental Assistance	50,000	34,000	34,000	34,000	34,000	\$186,000
Total	\$825,000	\$514,000	\$514,000	\$514,000	\$414,000	\$2,781,000

Programs funded through other sources:

- Housing Improvement Areas – Housing Improvement Fees (Housing Assessments)
- Affordable Housing Production
- Metro Housing Sales Tax (state sales tax for housing)
- Tax Increment Financing (property tax-based financing tool)
- Housing Grants (various agencies)

Conceptual Programs

- Housing Initiatives

Housing
Economic Improvement Program

Project # Housing-03
Project Name CDBG

Type Program

Description

On July 1, 2018, Hennepin County began overseeing the entire CDBG program, on behalf of Minnetonka, as the city elected to join the Urban County CDBG Consortium. Hennepin County is responsible for accepting applications for the home rehabilitation loan program, ongoing loan project management, and leads a process to distribute public service dollars each year. The city continues to receive program income from rehabilitation loans that were made prior to 2018 when the city was in its entitlement status. The city will receive repayment of prior year loans if an owner sells the property prior to the 10-year deferment period. There are approximately 74 loans still outstanding that could be repaid in the future. The repayments are distributed to Hennepin County to make new loans to Minnetonka residents through a sub-agreement through June 30, 2028.

SCHEDULING AND PROJECT STATUS

This is an ongoing program. The CDBG program year is July 1 to June 30. Hennepin County indicated that they are moving toward one consolidated funding pool by program year 2026. The city elected to opt in starting in program year 2025.

Justification

The city's offers a home improvement program through the consortium. The Home Rehabilitation Loan Program offers ten-year, no interest deferred loans up to \$20,000. The loan amount was increased in 2024 to respond to increased cost of repairs. Households up to 80% of area median income qualify for the \$20,000 program, which allows for housing repairs and maintenance.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to promote and market the city's Housing Rehabilitation Programs.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.
- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of programs.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Households Assisted	5	8	6	10	16	3	8	8	8	8	8

Budget Impact

As part of the Urban County Consortium, no new CDBG funds flow through the city. Any program income received from prior years is collected and transferred to the county.

Hennepin County is phasing out the "direct allocation" in the Urban County Consortium to meet the ongoing spend-down timeliness challenges with HUD. Instead, by program year 2026 all cities in the consortium will have the option to opt into the Consolidated Pool, or manage their own CDBG dollars. The City of Minnetonka has opted into the consolidated pool starting program year 2025.

Housing**Economic Improvement Program**

Project # Housing-05
Project Name Homes Within Reach

Type Program

Description

Homes Within Reach (also known as the West Hennepin Affordable Housing Land Trust) is a non-profit community land trust that creates and preserves affordable homeownership opportunities in suburban Hennepin County.

In 2025, staff explored the sale of 10505 Belmont to Homes Within Reach.

SCHEDULING AND PROJECT STATUS

This program is ongoing. Depending on the level of commitment by the city and other matching funds, Homes Within Reach anticipates adding one to two new permanently affordable owner-occupied units to the city each year.

Justification

In an effort to promote long-term affordable, scattered-site housing, while maximizing the cost-effectiveness of public investment, the community land trust model was presented as a tool in 2000 to help the city increase its amount of long-term ownership affordable housing. The Homes Within Reach organization provides single-family, permanently affordable, homeownership opportunities to those at 80% AMI or less. Minnetonka's funds will be used to leverage and match other county, regional, and state funds.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS**Comprehensive Plan**

- Work with affordable housing agencies and developers to add more affordable housing units in the city.

Strategic Profile

- Increase and diversify the types of housing within the city.
- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of program

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Total HWR Units	60	62	63	64	66	70	68	69	70	71	72

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	125,000	125,000	125,000	125,000	25,000	525,000
Total	125,000	125,000	125,000	125,000	25,000	525,000

Funding Sources	2027	2028	2029	2030	2031	Total
HRA Levy	125,000	125,000	125,000	125,000	25,000	525,000
Total	125,000	125,000	125,000	125,000	25,000	525,000

Budget Impact

Homes Within Reach requests funding through the annual EIP process. Growth in long-term affordable units is important, but there should be some adjustment to the city's commitment to ensure it is sustainable. After 2017, funding through the Livable Communities Account was no longer available.

HWR has a current funding balance of approximately \$200,000.

In 2020, an annual fee of \$25,000 was added to assist with ongoing operations. HWR has a current funding commitment for admin costs of \$50,000. The proposed funding source for ongoing maintenance is the HRA levy.

Homes Within Reach also receives grants from various other funding sources to supplement their work.

Housing
Economic Improvement Program

Project #	Housing-06
Project Name	Housing Improvement Areas
Type	Maintenance

Description

Minnesota law provides a mechanism termed Housing Improvement Area (HIA) which allows cities to help arrange and finance rehabilitation on owner-occupied residential buildings, such as condominiums or townhouses.

SCHEDULING AND PROJECT STATUS

The council adopted an HIA policy in November 2011. It is expected that interest in this program will grow as condo and townhouse developments age. State legislation for HIA's sunsets on June 30, 2028.

Justification

The program is intended to serve aging common-interest communities (condos, townhomes) by providing a financing structure to address deferred maintenance on commonly owned assets. The program ensures that the association can finance long-term capital expenditures. The city prioritizes assisting projects with housing units that are priced under \$350,000 (affordable up to 100% AMI).

HIA Project Name	Year Approved	Number of Units	Total Amount Funded	Financing Tool	Improvements
Cedar Ridge	2012	180	\$674,000	City Loan	Roof, Elevators, seal garage floor & redirect floor drains, decks, and hot water boilers.
Cloud 9 Condominiums	2019	164	\$3,282,300	Bonds	Curtain wall, elevator, and repairs to the heating, ventilating and HVAC systems.
Villas at Chasewood	2025	188	\$11,367,195	Bonds	Replacement of concrete patio, concrete valley gutter, and windows and doors; rooftop deck repair; attic insulation and fixed roof vents; masonry repairs; gutters and downspouts; deck reconstruction; removal and replacement of chimney caps; Façade replacement (siding, trim, fascia, soffits)

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to promote and market the city's Housing Rehabilitation Programs.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.
- Increase and diversify the types of housing within the city.

Budget Impact

The HIA program is administered by staff who work on various parts of the project, ranging from answering HIA inquiries to ongoing project management. Once an HIA request is received, staff time is committed to preparing a resolution, ordinance, development agreement, and determining housing fees. Costs to cover staff time for the HIA application are covered through an application fee and through a per-unit administrative fee for time in administering the assessment. The city issues bonds to pay for the association's improvements, the bond is repaid through the owner's property taxes in the same manner as a special assessment.

Housing
Economic Improvement Program

Project # Housing-08
Project Name Minnetonka Home Enhancement

Type Program

Description

The Minnetonka Home Enhancement program (MHEP) offers up to \$15,000 through a low-interest loan for housing maintenance, repair, green investments, and some additions. The interest rate in 2026 is 3.448% (Annual Percentage Rate based on \$15,000 for 10 years).

SCHEDULING AND PROJECT STATUS

The program began June 2011. This is an ongoing program.

Justification

Minnetonka’s housing stock is aging. Nearly two-thirds of the city’s homes were built between 1950 and 1970, and over 75% of the housing stock is 30 years or older. Many of these homes now need repairs for windows, roofs, and heating systems. The MHEP targets households up to 120% area median income with loans for rehabilitation and other housing maintenance activities for housing valued at \$515,200 or less (updated annually).

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to promote and market the city’s Housing Rehabilitation Programs.

Strategic Profile

- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of programs.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Number of Loans	0	0	1	1	1	0	4	4	4	4	4

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000

Funding Sources	2027	2028	2029	2030	2031	Total
HRA Levy	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000

Budget Impact

In January 2018, the city entered into a new contract with the Center for Energy and Environment to continue administration of the HRA Levy-funded loan programs. The current fund balance for the Welcome to Minnetonka and Minnetonka Home Enhancement programs is approximately \$272,615. There is \$77,815 remaining in the pool for Minnetonka Home Enhancement, and 7 loans are currently in repayment. Annually, the guidelines are reviewed to ensure the program meets the needs of the target population.

Housing
Economic Improvement Program

Project # Housing-14
Project Name Welcome to Minnetonka Loan Program

Type Program

Description

The Welcome to Minnetonka program traditionally provided up to \$10,000 in low-interest loans for down payment and closing cost assistance. In 2023, the guidelines were adjusted to provide up to \$50,000 in assistance to address the increasing housing prices in Minnetonka. In 2024, the guidelines were adjusted to decrease the amount contributed by the borrower and make the program have a 0% interest rate (previously it was 1%). The Center for Energy and Environment administers the program. This is a deferred loan program which is repaid at the time of sale or at the end of the 30-year term. There are currently 19 active loans in this program.

SCHEDULING AND PROJECT STATUS

The program began June 2011. This is an ongoing program.

Justification

The Welcome to Minnetonka program is marketed to first-time homebuyer households earning up to 120% of the area median income, with down payment and closing cost assistance. Those participating in the program must contribute at least 1% of the total purchase price.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Support and market opportunities for first-time homebuyers through the HRA's down-payment and closing cost assistance program, homebuyer education, and other assistance programs.

Strategic Profile

- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of programs.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Number of Loans	1	2	0	3	3	2	4	5	5	5	5

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000

Funding Sources	2027	2028	2029	2030	2031	Total
HRA Levy	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000

Budget Impact

In January 2018, the city entered into a new contract with the Center for Energy and Environment to continue administration of the HRA Levy-funded loan programs. The current fund balance for the Welcome to Minnetonka and Minnetonka Home Enhancement programs is approximately \$272,615. There is \$194,800 remaining in the pool for Welcome to Minnetonka, and 19 loans are currently in repayment. Annually, the guidelines are reviewed to ensure the program meets the needs of the target population.

Housing
Economic Improvement Program

Project # Housing-23
Project Name Pathways to Homeownership

Type Program

Description

In 2023, the city council approved the creation of the Pathways to Homeownership down-payment assistance program. This program assists first-generation households (not owned home within past 7 years) earning up to 120% AMI. The amount of assistance is tiered to provide the most assistance to the lowest-income borrower and is adjusted based on the purchase price. Loans are forgiven at 5% annually. The funding source for this program is the Affordable Housing Trust Fund. Since the program started, 31 loans have been completed. All funding has been expended as of August 2026.

SCHEDULING AND PROJECT STATUS

The program began in the Fall of 2023. This is an ongoing program.

Justification

The Pathways to Homeownership Program expands assistance to first-generation households (not owned home within past 7 years) earning up to 120% AMI based on annual income limits for a family of four. The amount of assistance is tiered to provide the most assistance to the lowest-income borrower and is adjusted based on the purchase price. The amount of assistance adjusts based on the actual purchase price of the property. Both the maximum purchase price and the income limits will be adjusted annually.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Support and market opportunities for first-time homebuyers through the HRA’s down-payment and closing cost assistance program, homebuyer education, and other assistance programs.

Strategic Profile-

- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of programs

KEY MEASURES

	2023	2024	2025	2026	2027	2028	2029	2030	2031
Number of Loans	1	12	13	5	5	5	5	5	5

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	500,000	250,000	250,000	250,000	250,000	1,500,000
Total	500,000	250,000	250,000	250,000	250,000	1,500,000

Funding Sources	2027	2028	2029	2030	2031	Total
Affordable Housing Trust Fund	500,000	250,000	250,000	250,000	250,000	1,500,000
Total	500,000	250,000	250,000	250,000	250,000	1,500,000

Budget Impact

The Center for Energy and Environment (CEE) manages the program on behalf of the city. The original funding source for the Pathways to Homeownership program was \$300,000 in indirect ARPA funding, which was transferred to the Affordable Housing Trust Fund in 2023. Council approved an additional \$200,000 for the program in October 2024 to replenish program funds (which were depleted in July 2024). In 2025, \$400,000 was allocated for Pathways, \$300,000 from the AHTF and \$100,000 from the HRA Levy. In July 2025, \$200,000 was approved by the city council via resolution. Annually, the guidelines are reviewed to ensure the program meets the needs of the target population.

Housing
Economic Improvement Program

Project # Housing-24
Project Name Rental Registration Program

Type Program

Description

The registration program helps the city gain a more comprehensive view of the rental market, improve communication with property managers, and collect the necessary data and contact information to support various departments, including police, fire, and community development. The rental registration program was adopted on Dec. 18, 2023, and it went into effect on Feb. 3, 2024.

SCHEDULING AND PROJECT STATUS

This is an ongoing program. Landlords and property managers are required to register their properties annually.

Justification

The registration program helps the city gain a more comprehensive look at the rental market, increase communication with property managers, and collect necessary data to support various departments, including police, fire, and community development, to stay updated regarding contact information. It also provides a network for essential communications regarding resources to tenants and landlords.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Enforce the city's housing maintenance and building codes for single and multifamily housing to ensure long-term community vitality and safety.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.

KEY MEASURES

	2024	2025	2026	2027	2028	2029	2030
New Applications	359	265	68	50	50	50	50
Renewals	0	329	367	300	350	350	350

Budget Impact

The Rental Registry Program expenditures are funded through the development fund and the program is staffed by the Housing Coordinator. There is no registration fee.

Housing
Economic Improvement Program

Project # Housing-25
Project Name Homelessness Response

Type Program

Description

On July 27, 2022, the City of Minnetonka partnered with His House Foundation to establish a two-year pilot program to help 24 homeless households in Minnetonka. The Emergency Homelessness Response Assistance Program provides temporary relief for households experiencing a housing emergency and experiencing homelessness. The program finances casework, temporary housing, and first-month rent deposits. His House Foundation helps local homeless residents with intensive case management, temporary housing in extended-stay hotels, and assistance with long-term housing solutions. In addition, in May 2023, the Police, Legal and Community Development Departments developed an internal, map-based, shared reporting system to identify and respond to homeless issues in the community. The homelessness dashboard allows staff or members of the public to report incidents of homelessness, encampments or difficult living situations, and those cases are directed to city departments and non-profit partners to address homeless issues without a police response as the only option.

SCHEDULING AND PROJECT STATUS

The city's partner organization, His House Foundation, provides quarterly updates. The council approved a 2-year contract extension in 2026.

Justification

There are many people in need of housing crisis and homelessness assistance. Staff created two programs to help address the need; an emergency assistance program and an internal homelessness dashboard. The city created a pilot emergency homelessness response program to help assist those in these situations in Minnetonka to access emergency resources. The internal dashboard is utilized by Police and Community Development to help respond to potential homeless cases and be able to provide resources.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Collaborate with agencies that provide support services to educate residents of the services available to them.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.
- Create and expand equitable opportunities for accessing programs, services and facilities.

KEY MEASURES

	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Individuals Assisted - HHF	22	51	17	84	51	80	80	80	80	80
Observed Homeless Cases	n/a	23	13	19	12	20	20	20	20	20

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	50,000	5,000	5,000	5,000	5,000	70,000
Total	50,000	5,000	5,000	5,000	5,000	70,000
Funding Sources	2027	2028	2029	2030	2031	Total
Affordable Housing Trust Fund	50,000	0	0	0	0	50,000
Total	50,000	0	0	0	0	50,000

Budget Impact

In 2022, the council approved \$200,000 for the two-year pilot program. In 2024, the contract was extended for an additional two years, but no additional funds were allocated. In 2026, the council approved \$50,000 for the program and extended the contract for an additional 2 years, until 2028. All funds have been distributed to His House Foundation. No additional funds have been approved for 2026

Housing
Economic Improvement Program

Project # Housing-26
Project Name Emergency Rental Assistance

Type Program

Description

The Minnetonka Rental Housing Assistance Program provides housing assistance payments to help prevent eviction and homelessness and maintain housing stability for eligible renters. Renters earning up to 120 percent of the average median income (AMI) and experiencing financial hardship may receive a one-time payment of up to \$1,500 to assist with rent and utility expenses. The city council approved \$200,000 in funding for the program in 2020, \$100,000 in 2022, with an additional \$50,000 approved in 2023. Minnetonka partnered with ICA to administer the program until Nov. 2024, when His House Foundation entered into an agreement with the city to administer the remaining dollars to provide emergency rental assistance as part of their preventative homelessness work. The city council approved an additional \$100,000 in funding in March 2026. There is approximately \$50,000 remaining in the fund for 2026. The city applied for additional rental assistance funds through Minnesota Housing in March 2025 and was awarded \$150,000, which will support the rent for the transitional housing unit at Vale.

SCHEDULING AND PROJECT STATUS

This is an ongoing program.

Justification

Since the start of the program, 220 households have been assisted in direct rental assistance through the city's emergency rental assistance program. The average assistance per household was \$1,336 and 67% of the recipients were female heads of household.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60 and 80% of AMI and explore additional mixed income best practices.

Strategic Profile

- Evaluate city programs that provide funding to affordable rental and ownership products to assess effectiveness of programs.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Households Assisted	60	69	8	4	12	12	10	10	10	10	10

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	50,000	34,000	34,000	34,000	34,000	186,000
Total	50,000	34,000	34,000	34,000	34,000	186,000

Funding Sources	2027	2028	2029	2030	2031	Total
Affordable Housing Trust Fund	50,000	10,000	10,000	10,000	10,000	90,000
Total	50,000	10,000	10,000	10,000	10,000	90,000

Budget Impact

The city council approved \$200,000 in funding for the program in 2020, \$100,000 in 2022, and an additional \$50,000 approved in 2023. In March 2026, \$100,000 was allocated toward the emergency rental assistance program. There is approximately \$ 50,000 remaining for 2026.

In March 2025, staff applied for grant dollars to provide rental assistance for the transitional unit at the Vale. The city was awarded \$150,000. Those dollars have been distributed to the city, and the rent for the transitional unit at Vale is paid through December 2026.

Housing
Economic Improvement Program

Project #	Housing-21
Project Name	Housing Initiatives

Type	Conceptual
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Supplemental Attachments
[🔗 Affordable Housing Dashboard](#) [🔗 Housing Story Map](#)

Description

This page lists housing topics for future research.

SCHEDULING AND PROJECT STATUS

New initiatives are currently underway, as well as those under development.

Justification

- New Housing Initiatives Underway:
- Homelessness Encampment Policy/Ordinance
 - 5432 Rowland Rd - Construction of Affordable Twinhome
 - Mills Townhomes - Construction of 10 Affordable Townhomes
 - Explore sale of 10505 Belmont to Homes Within Reach
 - Explore sale of 4292 Oak Drive Lane
 - Explore future use of 1809 Welland Ave
 - Research Manufactured Homes for Affordable Homeownership at city-owned properties
 - Minnetonka Legacy Housing Initiative
 - Short-Term Rental Ordinance
 - Eviction Research and Ordinance
- Future Housing Program/Policy/Research:
- Research General Funding for Affordable Housing
 - Multifamily Housing Rental Rehabilitation Loan

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

- Comprehensive Plan
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60 and 80% of AMI and explore additional mixed income best practices.
- Strategic Profile
- Balance community-wide interests and respect Minnetonka’s unique features while continuing community reinvestment.

Budget Impact

There will need to be staff time committed to researching budget impacts of this program.



BUSINESS



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

BUSINESS CHAPTER SUMMARY

Projects that support existing business retention and expansion, attract new businesses, and allow the city to remain economically competitive.

For the 2027-2031 Economic Improvement Program, there are seven active business programs.

- The total five-year estimated cost of the programs is \$585,500.

Program	2027	2028	2029	2030	2031	5-Year Total
GreaterMSP	26,000	26,000	26,000	26,000	26,000	\$130,000
Business Advisory Services	20,000	20,000	20,000	20,000	20,000	\$100,000
Outreach	10,000	10,000	10,000	10,000	10,000	\$50,000
Regional Chambers of Commerce	1,100	1,100	1,100	1,100	1,100	\$5,500
SAC/REC Program	50,000	50,000	50,000	50,000	50,000	\$250,000
Emergency Business Assistance	2,500	2,500	2,500	2,500	2,500	\$12,500
Commercial Code Compliance	7,500	7,500	7,500	7,500	7,500	\$37,500
Total	\$117,100	\$117,100	\$117,100	\$117,100	\$117,100	\$585,500

Programs/Initiatives funded through other sources

- Business Grants
- Minnesota Investment Fund (MIF)
- Job Creation Fund (JCF)
- Other agency grants
- Property Assessed Clean Energy – Energy Cost Savings, Low-cost Financing
- Fire Sprinkler Retrofit Program – Special Assessments

The city's role in business development in the past was more reactive, typically responding only when requested. In recent years, the city has been slowly investing in more programs for businesses, such as business advisory programs, business retention visits, the production of the Thrive newsletter, business surveys and commercial market analyses.

Conceptual Programs

- Business Initiatives

Business**Economic Improvement Program**

Project # Business-04
Project Name GREATER MSP

Type Program

Description

GREATER MSP is the regional economic development organization for the Twin Cities metropolitan area. The organization partners across public and private sectors to advance regional competitiveness on a national and global stage, focusing on job creation, capital investment, and economy-building initiatives that increase the corporate tax base.

SCHEDULING AND PROJECT STATUS

This is an ongoing program. The city became a member in 2013.

Justification

GREATER MSP serves as an extension of Minnetonka's economic development capacity, connecting the city to national and international companies considering the region. This includes proactive business attraction, lead generation, and direct support on active projects.

A recent example is Pivot Bio, a fast-growing \$2 billion agtech company that relocated its corporate headquarters from Berkeley, CA to Minnetonka. GREATER MSP played a leading role in advancing the project, including connecting the company to the Carlson Towers opportunity, which ultimately enabled the deal, including 50+ immediate jobs and renovation of existing space.

The company is expected to grow significantly, presenting a near-term opportunity for continued engagement and support in partnership with GREATER MSP.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS**Comprehensive Plan**

- Cultivate business stability and growth by identifying resources, partnerships, networks, and programs that attract businesses and entrepreneurs. GREATER MSP directly supports these objectives by strengthening business recruitment, attraction, and expansion efforts; connecting Minnetonka to regional and global partners; and contributing to data-driven economic development strategies and outreach aligned with the city's Business Retention and Expansion goals.

Strategic Profile

- Enhance vitality across the business sector focusing on large corporate businesses
- Continue to support Opus Area transformation as a vital and connected part of Minnetonka

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	26,000	26,000	26,000	26,000	26,000	130,000
Total	26,000	26,000	26,000	26,000	26,000	130,000
Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	26,000	26,000	26,000	26,000	26,000	130,000
Total	26,000	26,000	26,000	26,000	26,000	130,000

Budget Impact

Public Sector memberships are a three year, \$26,000 per year commitment, which would be reviewed annually with the city budget for renewal.

Business**Economic Improvement Program**

Project #	Business-07
Project Name	Business Advisory Services

Type	Program
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Description

The City of Minnetonka collaborates with the Minnesota Consortium of Community Developers' Open to Business Program and Hennepin County's Elevate Hennepin program to provide technical assistance and consulting services for small businesses at no cost to them.

SCHEDULING AND PROJECT STATUS

The Open to Business partnership began in 2011. More recently, the city agreed to participate and support Elevate Hennepin in 2023 to provide a larger pool of resources for local businesses. The contract for both partnerships is reviewed biannually, and the current contract will terminate December 31, 2026.

Justification

Minnetonka contracts directly with Hennepin County to use the Elevate Hennepin platform as the "go-to" business consulting services provider for residents and entrepreneurs. Open to Business subcontracts with Hennepin County and serves as an "Elevate Hennepin business advisor," and is the first point of contact for any Minnetonka residents or entrepreneurs. As the Elevate Hennepin program continues to grow and strengthen, the city is evaluating the need to continue its Open to Business contract in 2027.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS**Comprehensive Plan**

- Cultivate small business stability and growth by identifying resources, partnerships, networks, and programs that assist small businesses and entrepreneurs.

Strategic Profile

- Create and expand equitable opportunities for accessing programs, services and facilities

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Businesses Assisted	4	22	42	26	45	34	34	34	34	34	34
Technical Assistance Hours	44	198	416	411	878	476	476	476	476	476	476
Loans Made	1	2	0	1	0	1	0	0	0	0	0

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	20,000	20,000	20,000	20,000	20,000	100,000
Total	20,000	20,000	20,000	20,000	20,000	100,000

Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	20,000	20,000	20,000	20,000	20,000	100,000
Total	20,000	20,000	20,000	20,000	20,000	100,000

Budget Impact

Minnetonka contracts directly with Hennepin County for Elevate Hennepin services. MCCD subcontracts with Hennepin County as part of this arrangement. The fee is an annual \$10,000 base-level fee for Elevate Hennepin and additional \$10,000 annual fee for MCCD. The total cost annually is \$20,000.

Business
Economic Improvement Program

Project # Business-08
Project Name Outreach

Type Program

Description

Business outreach happens through the *Thrive* business newsletter, individual business meetings, city website, business canvassing, and business-focused events like the Minnetonka Business Council.

SCHEDULING AND PROJECT STATUS

Outreach is ongoing.

Justification

Outreach is a proactive approach in supporting business retention and expansion. Business retention and expansion efforts are part of a collaborative effort between staff and the Wayzata West Metro Chamber, Minneapolis Regional Chamber, Grow Minnesota, and GREATER MSP. In 2018, staff developed the Thrive Business publication. The publication is distributed by mail to Minnetonka businesses three times a year and is also available online. The cost to mail the newsletters is approximately \$2,000 per issue, including printing and postage. Staff also utilizes professionally designed print materials for legislative reporting, speaking engagements, and educational materials. There is a balance of \$44,842.97 remaining for these efforts.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Connect with partnership organizations to explore outreach opportunities.

Strategic Profile

- All people feel welcome and engaged
- Create and expand equitable opportunities for accessing programs, services and facilities

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Newsletter Recipients	1,203	1,208	1,247	1,265	2,363	2,599	2,835	3,071	3,307	3,543	3,779
Electronic Subscribers	1,010	1,515	1,904	2,088	2,220	2,286	2,355	2,425	2,498	2,573	2,650
Business Assistance Meetings	13	10	12	28	60	24	24	24	24	24	24

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	10,000	10,000	10,000	10,000	10,000	50,000
Total	10,000	10,000	10,000	10,000	10,000	50,000

Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	10,000	10,000	10,000	10,000	10,000	50,000
Total	10,000	10,000	10,000	10,000	10,000	50,000

Budget Impact

Funds are budgeted for a business survey, Thrive business publications, business marketing materials, and business leadership events. Outreach will be coordinated with GREATER MSP, Mpls Regional Chamber, and Wayzata West Metro Chamber.

Business
Economic Improvement Program

Project # Business-11
Project Name Regional Chambers of Commerce

Type Program

Description

SCHEDULING AND PROJECT STATUS

In 2024, Minnetonka joined the Wayzata West Metro Chamber. The Wayzata West Metro Chamber (WWMC) partners with the City of Minnetonka to host the Minnetonka Business Network, a quarterly event for Minnetonka business leaders. The WWMC also hosts an annual Meet the Mayors luncheon for mayors to share city priorities with local business attendees.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Connect with partnership organizations to explore outreach opportunities.

Strategic Profile

- All people feel welcome and engaged.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Minnetonka MRC chamber members	30	36	164	38	18	18	18	18	18	18	18
Minnetonka WWMC chamber members	0	0	0	41	45	45	47	49	51	53	56

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	1,100	1,100	1,100	1,100	1,100	5,500
Total	1,100	1,100	1,100	1,100	1,100	5,500

Funding Sources	2027	2028	2029	2030	2031	Total
General Fund	1,100	1,100	1,100	1,100	1,100	5,500
Total	1,100	1,100	1,100	1,100	1,100	5,500

Budget Impact

Memberships are renewed annually. There may be additional membership fees throughout the year to attend Chamber-hosted events.

Business**Economic Improvement Program**

Project #	Business-14
Project Name	SAC/REC Deferral Program

Type	Program
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Description

The goal of this program is to minimize the impact of the Metropolitan Council's Sewer Availability Charge (SAC) and the city's Sewer and Water Residential Equivalency Charges (REC) to small businesses by allowing businesses to defer a portion of the repayment of fees over time. Ten businesses have participated in the program, six businesses are currently in repayment with a total outstanding balance of approximately \$84,513.

SCHEDULING AND PROJECT STATUS

The program became available in June 2017.

Justification

The Metropolitan Council developed the SAC deferral program in 2012. The program was developed to encourage and help communities promote business development by deferring community SAC payment and city REC payments.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS**Comprehensive Plan**

- Assess existing incentive policies and programs in relation to your community's current character and future growth, as well as to identify opportunities to create, revisit or restructure your community's approach to business incentives.

Strategic Profile

- Create and expand equitable opportunities for accessing programs, services and facilities.

Expenditures	2027	2028	2029	2030	2031	Total
Other	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000
Funding Sources	2027	2028	2029	2030	2031	Total
Special Assessment Construction Fund	50,000	50,000	50,000	50,000	50,000	250,000
Total	50,000	50,000	50,000	50,000	50,000	250,000

Budget Impact

Staff time will be required to work with the business to apply for the program. The repayments collected through this program will flow through city's utility fund for the Metropolitan Council's fees and the city's fees.

Business
Economic Improvement Program

Project # Business-16
Project Name Emergency Business Assistance

Type Program

Description

In 2020, the EDA approved \$225,000 of the existing HRA levy fund balance to assist businesses impacted by COVID-19 with forgivable loans of up to \$7,500. The purpose of the forgivable loan was to preserve employment opportunities by preventing business closures and promoting long-term economic vitality in the community during the pandemic. In 2021, the council approved an additional \$50,000 in funding through the HRA levy to continue this effort. The maximum forgivable loan under this program is \$2,500. One emergency business loan was awarded in 2024, and another in March 2026, due to Operation Metro Surge.

SCHEDULING AND PROJECT STATUS

The program is active.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Assess existing incentive policies and programs in relation to your community's current character and future growth, as well as to identify opportunities to create, revisit or restructure your community's approach to business incentives.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.

KEY MEASURES

	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Businesses Assisted	0	1	0	2	1	1	1	1	1	1	1

Expenditures	2027	2028	2029	2030	2031	Total
Program Cost	2,500	2,500	2,500	2,500	2,500	12,500
Total	2,500	2,500	2,500	2,500	2,500	12,500

Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	2,500	2,500	2,500	2,500	2,500	12,500
Total	2,500	2,500	2,500	2,500	2,500	12,500

Budget Impact

Staff time is committed to implementing the program. No future funding sources are committed for this program. It is possible that additional funding from the Federal Government, State of Minnesota, or Hennepin County could be allocated to cities in response to business needs in the future. The remaining balance for this program is \$45,000.

Business
Economic Improvement Program

Project # Business-18
Project Name Commercial Code Compliance Fund

Type Maintenance

Description

In 2022, the city council approved the commercial code compliance program to address building issues such as improving safety, structural integrity, accessibility issues, or any other areas of concern as determined by the city Building Official, Fire Marshall or Public Health Division. The program includes a 2% fixed interest rate. Loan repayment terms are 5 years for amounts less than \$15,000, and 10 years for loans from \$15,000 to \$25,000. One business received a loan in 2024.

SCHEDULING AND PROJECT STATUS

This program was established in 2023.

Justification

The commercial code compliance program is intended to assist in the public safety, accessibility, and protection of commercial buildings.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Cultivate small business stability and growth by identifying resources, partnerships, networks, and programs that assist small businesses and entrepreneurs.
- Assess existing incentive policies and programs in relation to your community's current character and future growth, as well as to identify opportunities to create, revisit or restructure your community's approach to business incentives.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.

KEY MEASURES

	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Businesses Assisted	0	1	0	0	1	1	1	1	1	1	1

Expenditures	2027	2028	2029	2030	2031	Total
Construction/Maintenance	7,500	7,500	7,500	7,500	7,500	37,500
Total	7,500	7,500	7,500	7,500	7,500	37,500

Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	7,500	7,500	7,500	7,500	7,500	37,500
Total	7,500	7,500	7,500	7,500	7,500	37,500

Budget Impact

The council approved \$100,000 through the Development Fund to provide loans up to \$25,000. The Center for Energy and Environment manages the loan program for the city. There is a small annual administrative fee for loan program administration. The remaining balance for the program is \$88,478.

Business
Economic Improvement Program

Project #	Business-17
Project Name	Business Initiatives

Type	Conceptual
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Supplemental Attachments

[2025 Commercial Real Estate Market Analysis](#) [2025 Business Survey Results](#) [Minnetonka Financing Assistance](#)

Description

At the March 22, 2018, EDAC Meeting, staff presented a formal Business Development Strategy Plan. The plan outlined the tools, resources, and activities to support Minnetonka's business community. In 2021, staff conducted a business survey to help inform the existing efforts and identify new business programming. A survey was conducted in early 2025 and a new survey will be conducted every three years.

SCHEDULING AND PROJECT STATUS

New initiatives are currently underway, as well as those under development.

Justification

New Business Initiatives Underway:

- Business story map of Minnetonka economic data
- Opus Alternate Urban Area Review Update
- Large corporation video series
- Changing Minnetonka Business Council event series format
- Thriving Thursdays business consultation event
- Exploring additional city support of MinnPACE financing program

Future Business Program/Policy/Research:

- Strengthen business newsletter via storytelling
- Connect with partner economic development organizations
- Write a new Business Subsidy Policy
- Work with communications to increase outreach efforts (social media, direct email, etc.)

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Assess existing incentive policies and programs in relation to your community's current character and future growth, as well as to identify opportunities to create, revisit or restructure your community's approach to business incentives.

Strategic Profile

- Community-wide adoption of sustainability and conservation best practices
- Enhance vitality across the business sector focusing on large corporate businesses
- Continue to support Opus Area transformation as a vital and connected part of Minnetonka
- All people feel welcome and engaged
- Create and expand equitable opportunities for accessing programs, services and facilities

Budget Impact

There is staff time committed to researching the budget impacts of this program.



TRANSIT



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

TRANSIT CHAPTER SUMMARY

Projects that enhance resident mobility by pursuing opportunities and solutions to improve transit service.

The city's role in transit has been minimal, as Metro Transit has provided the city's and the region's transit system. In 2002, Minnetonka exercised its opt-out authority. It was determined at the time to be in the best interest of the city to have Metro Transit continue providing transit service for the community. In mid-2013, the city and Metro Transit renegotiated the existing contract, providing more detail and clarity on the roles and responsibilities of both parties. The city extended the contract until July 31, 2026, to coincide with Metro Transit's Network Now initiative to review and expand transit services.

In recent years, the city's role in transit has expanded as it has become a more active participant in the city's opt-out status and is preparing for the Southwest LRT (Green Line Extension) line to open in 2027.

- All facets of transit, such as commuting and rideshare services, bus/dial-a-ride, and Light Rail Transit (LRT) are included.
- The total five-year estimated cost of the programs is \$169,000.

Program	2027	2028	2029	2030	2031	5-Year Total
Commuter Services (494)	33,000	33,000	34,000	34,000	35,000	\$169,000
Total	\$33,000	\$33,000	\$34,000	\$34,000	\$35,000	\$169,000

Programs/Initiatives funded through other sources

- Metro Transit Services
- Transit Grants

Conceptual Programs

- Station Area Redevelopment

Transit
Economic Improvement Program

Project # Transit-01
Project Name Commuter Services

Type Program

Description

Commuter Services is an outreach program of the I-494 Corridor Commission, in which the city is a member. The program seeks to reduce traffic congestion and promote alternative transportation options. Other cities include Bloomington, Richfield, Eden Prairie (ending membership in 2026), and Edina.

SCHEDULING AND PROJECT STATUS

This is an ongoing program.

Justification

Commuter Services offers programs such as commuter events, fare assistance, bike commuting, carpool facilitation, teleworking resources, and information on alternative transportation choices to Minnetonka residents and businesses.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Provide a transportation system that supports the economic vitality and prosperity of the city and the region.

Strategic Profile

- Create and expand equitable opportunities for accessing programs, services and facilities.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Business Contacts	120	106	98	87	92	129	134	139	144	154	159
Commuters Assisted	172	123	80	138	171	186	201	216	231	246	261

Budget Impact

One council member and one city staff member attend monthly meetings of the I-494 Corridor Commission. With preparation time, this is approximately 40 hours of staff time. Commuter Services is staffed separately, but coordinates with the city on events, such as the farmers' market, to promote their services. The city's fee is a formula based on population.

Transit
Economic Improvement Program

Project # Transit-02
Project Name Transit Improvements

Type Program

Supplemental Attachments
[2025 Transit Study Presentation](#)

Description

In 2002, Minnetonka exercised its opt-out authority and entered into an agreement for Metro Transit to continue to provide transit service in the city. The city has the ability, with notice, to terminate the current agreement.

SCHEDULING AND PROJECT STATUS

Minnetonka elected to extend the Transit Cooperation Agreement with Metro Transit in 2025. The agreement runs until July 31, 2026. The city has been meeting regularly with Metro Transit and SouthWest Transit to discuss its transit options.

Justification

The service in Minnetonka is being adapted followings its Network Now plan that aims to improve transit service in the regional transit network through 2027. Much of the Minnetonka's transit design has to do with the low density of the city.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan-

- Provide a transportation system that supports the economic vitality and prosperity of the city and the region.

Strategic Profile-

- Create and expand equitable opportunities for accessing programs, services and facilities.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Annual Bus Rides	56,640	71,589	76,031	86,047	101,090	101,090	101,090	101,090	101,090	101,090	101,090
Annual LRT Rides	N/A	N/A	N/A	N/A	N/A	N/A	77,000	80,000	85,000	85,000	85,000

Budget Impact

Staff time of approximately 120 hours per year are spent attending quarterly meetings, marketing, and consulting with Metro Transit staff.



DEVELOPMENT AND REDEVELOPMENT

DEVELOPMENT/REDEVELOPMENT CHAPTER SUMMARY

Activities that promote the vitality of the city through development and redevelopment.

For the 2027-2031 Economic Improvement Program, there are two development/redevelopment programs underway.

- The total five-year estimated cost of the programs is \$875,000.

Program	2027	2028	2029	2030	2031	5-Year Total
Pre-development	75,000	75,000	75,000	75,000	75,000	\$375,000
Studies, Plans, Research	100,000	100,000	100,000	100,000	100,000	\$500,000
Total	\$175,000	\$175,000	\$175,000	\$175,000	\$175,000	\$875,000

Programs/Initiatives funded through other sources

Development/Redevelopment Grants

- Metropolitan Council
- Hennepin County
- State of Minnesota
- Other agency grants

State Bonding for Infrastructure Improvements

- Tax Increment Financing

Conceptual Programs

- Places Public Art

Development and Redevelopment
Economic Improvement Program

Project # Dev/Redev-01
Project Name Predevelopment

Type Program

Description

The initial stages of development or redevelopment require extensive analysis, by the developer and the city, to determine if a project is viable. Analysis by the city includes financial readiness, design assistance, geotechnical data gathering, and preliminary work for TIF/Tax abatement.

SCHEDULING AND PROJECT STATUS

This is an ongoing program.

Justification

Pre-development activities make a city development-ready by preparing properties for development or redevelopment. Staff determines when it is appropriate to use for a potential redevelopment project. For example, initial TIF runs were conducted for the Tonka on the Creek "Overlook", Shady Oak Crossing, Legends of Minnetonka, Bren Road Station, Birke, and Opus redevelopment sites to determine if Tax Increment Financing would be feasible. Once it was determined that this was the case, and the developer moved forward accordingly, the developer was then responsible for paying all legal counsel and financial consultant expenses.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Promote the development of a range of housing types to meet the needs of current and future residents near job centers, village centers, and TOD locations.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.

Expenditures	2027	2028	2029	2030	2031	Total
Planning/Design	75,000	75,000	75,000	75,000	75,000	375,000
Total	75,000	75,000	75,000	75,000	75,000	375,000
Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	75,000	75,000	75,000	75,000	75,000	375,000
Total	75,000	75,000	75,000	75,000	75,000	375,000

Budget Impact

Development projects can be time-intensive for staff. The range per year is 500 to 1,000 hours, depending on the request, the number of projects, the number of meetings and the type of assistance requested. The predevelopment funds will be used to hire consultants or others to complete work outside of the staff's expertise. In 2025, there were \$30,422 in reimbursable expenses related to the review of financing requests. Funding rolls over from year to year for future expenditures.

Development and Redevelopment
Economic Improvement Program

Project # Dev/Redev-02
Project Name Studies, Plans, Research Fund

Type Program

Description

The fund was initially established to fund village center studies that examined each of the city's thirteen designated village centers and create a guide for redevelopment. The following village center studies were completed: Minnetonka Mills, Opus, Hwy 7/101, Shady Oak, Ridgedale, and Glen Lake. The program continues to serve as the primary source of funding for essential studies and to inform the department's work.

Additional studies include:

- Redevelopment visioning process for the city-owned property at 5937 County Road 101.
- Opus AUAR and 2026 AUAR Update
- Zone Co. Zoning Rewrite (partial funding)
- Housing Study
- Business Surveys, Commercial Market Analysis, Visitor Data
- Upcoming studies will be needed beginning in 2027 to inform the 2050 Comprehensive Plan (ie: housing)

SCHEDULING AND PROJECT STATUS

This is an ongoing program.

Justification

Studies provide potential investors, developers, and policymakers with timely information needed for decision making.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Promote the development of a range of housing types to meet the needs of current and future residents near job centers, village centers, and TOD locations.

Expenditures	2027	2028	2029	2030	2031	Total
Planning/Design	100,000	100,000	100,000	100,000	100,000	500,000
Total	100,000	100,000	100,000	100,000	100,000	500,000
Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	100,000	100,000	100,000	100,000	100,000	500,000
Total	100,000	100,000	100,000	100,000	100,000	500,000

Budget Impact

While consultants are brought on to assist with the project, staff time is spent on the studies to prepare contracts, review plans, facilitate ideas, prepare for public meetings and attend public meetings. In 2025, \$42,000 was expended on various studies. In 2026, the fund was utilized to update the 2021 Opus AUAR, the cost of the update was \$30,000.

Development and Redevelopment

Economic Improvement Program

Project #	Dev/Redev-03
Project Name	LRT and LRT Station Area Development

Type	Construction
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Description

Minnetonka has actively been planning for the Green Line Extension since the early 2000's. As the light rail transit (LRT) project progresses from design to construction, there is a desire for redevelopment to occur around the city's station areas, creating a more transit-oriented area. In 2021, the Metropolitan Council announced a delay in completing the project due to unforeseen soil conditions in the Minneapolis segment of the route.

Southwest LRT Milestones:

- Dec. 20, 2018 - Project received "Limited Notice to Proceed" and Construction began with on-site preparation, demolition, utility work and contractor mobilization.
- March 2019 - The Metropolitan Council performed pre-construction inspections, and the contractor submitted a schedule of activities.
- Fall 2019 - Full Funding Grant Agreement.
- August 2019 - Heavy Construction 2019-2027.
- Summer/Fall 2027 - LRT service to begin.

SCHEDULING AND PROJECT STATUS

The Green Line Extension Service is scheduled to begin in 2027.

Justification

It is anticipated that, due to limited county, regional, and state resources, as well as competition for these resources, the city will need to provide resources to assist in facilitating redevelopment in the LRT station areas. Resources that are available as of 2025 include: Hennepin County Regional (Met Council), State Capital infrastructure (streets, etc.), LCDA-TOD fund Transit Improvement Area (unfunded), Transit Oriented Development fund, TBRA-TOD fund, Redevelopment Grant, Community Works Funds, Contamination Clean-Up and Investigation, Affordable Housing Incentive Fund, Transportation Economic Development Environmental Response Fund

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Recognize the interrelationship of land use and transportation, and anticipate impacts of the location and intensity of planned land uses on the transportation system.

Strategic Profile

- Continue to support Opus Area transformation as a vital connected part of Minnetonka.

Budget Impact

In July 2015, the city committed \$2 million towards the LRT project. This is being initially funded through the Special Assessment Construction Fund. The HRA Levy repaid 750,000 of the remaining balance over a 10-year repayment period that ended in 2025. It is unknown which types of programs will need to be added; therefore, the additional budget impacts beyond the city's financial commitment to the LRT project are also unknown. As programs are developed, staff time and future funding will need to be reviewed to determine a program's viability.

Development and Redevelopment
Economic Improvement Program

Project # Dev/Redev-05
Project Name City Owned Properties

Type Program

Description

The city owns scattered site residential and commercial properties. These properties have been purchased over the years for a variety of reasons, including potential for future redevelopment/resale and to meet other city goals. The city's land management committee is tasked with reviewing potential acquisitions and reviewing the status of the city's existing properties.

SCHEDULING AND PROJECT STATUS

This is an on-going project.

Justification

City-owned properties include: 4292 Oak Drive Lane (residential) - occupied as a rental property, 5937 County Road 101 (residential) - vacant future redevelopment site, 5501 Baker Road (residential) - sell for affordable housing use, 5432 Rowland Road (residential) - sell for affordable housing use, 4700 Woodland Rd (residential)- vacant property needed for infrastructure needs, 10505 Belmont Road (residential) - sell for affordable housing, 1809 Welland Ave (residential) - sell for affordable housing use. The city also owns many other non-buildable properties for natural resource management and stormwater infrastructure. The city's land committee monitors and manages the city's land inventory.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Use infill and redevelopment opportunities to encourage a mix of housing choices in the community.

Strategic Profile

- Increase and diversify the types of housing within the city.

Expenditures	2027	2028	2029	2030	2031	Total
Other	0	0	0	0	0	0
Total	0	0	0	0	0	0

Funding Sources	2027	2028	2029	2030	2031	Total
Other	0	0	0	0	0	0
Total	0	0	0	0	0	0

Budget Impact

There is some staff time every year devoted to the upkeep on the properties; however, a property manager is hired for properties where there are tenants, lessening the staff time required. The city also owns several parcels for purposes such as storm water management, wetland preservation, parks or open space, etc.



TAX INCREMENT FINANCING



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

TIF Admin
Economic Improvement Program

Project # TIF-01
Project Name TIF Administration

Type Program

Supplemental Attachments
[2024 TIF Management Report](#)

Description

Any time a TIF district is formed, a development agreement is prepared between the city and the developer. Administration for both the TIF and the development agreement is required over the life of the TIF district. The city collects a portion of the increment to cover ongoing administrative expenses, totaling approximately \$150,000 from all active districts.

SCHEDULING AND PROJECT STATUS

Administration and review of the existing development agreements and TIF districts is ongoing until the projects expire. New TIF districts are anticipated to be added as new redevelopment projects are proposed in anticipation of the Green Line Extension.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to implement the city's policy requiring 10 to 20 percent of new multi-unit housing projects to be affordable housing, and ensure long-term affordability in new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Balance community-wide interests and respect Minnetonka's unique features while continuing community reinvestment.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
TIF Districts	8	11	11	9	9	8	8	9	10	11	12
Tax Abatement	1	1	1	1	1	1	1	1	1	1	1

Expenditures	2027	2028	2029	2030	2031	Total
Other	150,000	160,000	160,000	175,000	175,000	820,000
Total	150,000	160,000	160,000	175,000	175,000	820,000

Funding Sources	2027	2028	2029	2030	2031	Total
Development Fund	150,000	160,000	160,000	175,000	175,000	820,000
Total	150,000	160,000	160,000	175,000	175,000	820,000

The TIF Management Report will be updated every two years and will be updated again in 2026.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-04
Project Name	Glenhaven TIF District

Type	Program
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Description

The Glenhaven TIF district is a renewal and renovation district approved on January 23, 2006. Special legislation was granted to the city in 2009 to extend the duration of the district by seven years to December 31, 2029.

SCHEDULING AND PROJECT STATUS

This TIF district was approved in 2006 and will expire in 2029. The first two phases of the project included: a mixed use apartment building with retail on the first floor and a senior housing rental community. The third phase, originally planned as a condominium building, was recently changed and a 54-unit cooperative was completed in 2017. TIF revenue bonds were issued in 2010 and were refinanced in 2017. The refinance resulted in interest savings to repay the original interfund loan. In 2025, the city council approved a modification to the district that transferred \$774,008 to the affordable housing trust fund for affordable housing.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to implement the city's policy that 10 to 20 percent of new multi-unit housing projects should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-06
Project Name	Tonka on the Creek TIF District (The Overlook)

Type	Program
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Description

The Tonka on the Creek Housing TIF district was approved on February 10, 2014. The Tonka on the Creek TIF District was established to assist with financing a 100-unit apartment building, with 20 units affordable to those earning 50% or less of the Area Median Income (AMI).

SCHEDULING AND PROJECT STATUS

This TIF district was approved in 2014 and is scheduled to end in 2041. Construction began in late 2014 and was completed in early 2016.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Pursue policies, tools, and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of the AMI and explore additional mixed-income practices.

Strategic Profile

- Increase the number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-07
Project Name	Applewood Pointe TIF District

Type	Program
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Description

The Applewood Pointe TIF district is a redevelopment Tax Increment Finance (TIF) district approved in August 2014. An 89-unit senior cooperative building, Applewood Pointe, containing 9 affordable ownership units, was constructed as part of the project.

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2014 and is scheduled to end in 2043. Construction began in late 2015 and was completed in 2016.

In 2025, the city council approved a modification to the district that transferred \$194,823 to the affordable housing trust for affordable housing.

Justification

The Applewood Pointe Redevelopment TIF District was established to assist with development of an 89-unit senior cooperative building, known as Applewood Pointe, of which 9 units are affordable.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Work to diversify housing choices available to seniors in order to fulfill the unmet senior housing needs in the community (homeownership, rental, active, and supportive, aging in place).

Strategic Profile

- Increase number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-08
Project Name	Rowland Housing TIF District (At Home)

Type	Program
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Description

At Home apartments is a 106-unit apartment building that received TIF assistance through the Rowland Housing Tax Increment Financing (TIF) district. Twenty-one units are affordable for those at 50% or less of the Area Median Income (AMI).

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2015 and will end in 2043. Construction began in 2015 and was completed in 2016.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to implement the city's policy that 10 to 20 percent of new multi-unit housing developments should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase the number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-09
Project Name	Dominium TIF District (Legends/Preserve)
Type	Program

Description

The TIF district includes a 482-unit multifamily housing project that received assistance through the Dominion Housing Tax Increment Financing (TIF) District. All 482 units are affordable for those at 60% of the Area Median Income (AMI). The project includes 262 senior housing units and 220 workforce units.

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2018 and is scheduled to end in 2045. Construction began in the winter of 2018 and was completed in 2022.

In 2025, the city council approved a modification to the district that transferred \$180,149 to the affordable housing trust for affordable housing.

Justification

This TIF district includes 482 units affordable to those earning 60% AMI or less.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Promote the development of a range of housing types to meet the needs of current and future residents near job centers, village centers, and Transit-Oriented Development (TOD) locations.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase the number of affordable housing units in the city.
- Continue to support Opus Area transformation as a vital and connected part of Minnetonka.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-10
Project Name	Marsh Run TIF District (The Birke)

Type	Program
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Description

The Birke is a 175 multi-unit housing project that received TIF assistance through a Marsh Run Housing TIF district. The project has 20% (35 units) of its units affordable to those at 50% of the Area Median Income (AMI).

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2019 and is scheduled to terminate in 2046. Construction was completed in 2021.

In 2025, the city council approved a modification to the district that transferred \$218,387 to the affordable housing trust for affordable housing.

Justification

This project includes 35 affordable units (20% of building) to those earning 50% AMI or less.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS Comprehensive Plan

- Continue to implement the city's policy that 10 to 20 percent of new multi-unit housing projects should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase the number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-11
Project Name	Shady Oak Crossing

Type	Program
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Description

Shady Oak Crossing is a 75-unit project that received TIF assistance through the establishment of a redevelopment district. This project includes 23 affordable units for those earning 60% or less of the Area Median Income (AMI).

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2020 and is scheduled to terminate in 2047. Construction began in 2020 and was completed in 2021. In 2025, At Home Apartments purchased the property.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to implement the city's policy that 10 to 20 percent of new multi-unit housing projects should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase the number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-12
Project Name	Opus TIF District

Type	Program
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Description

The Opus Business Park Tax Increment Financing District, a renewal and renovation district, was approved on April 26, 2021 to facilitate the construction of housing and critical infrastructure improvements identified in the Opus Alternative Urban Areawide Review (AUAR).

Scheduling and Project Status

The TIF district was approved in 2021 and is scheduled to terminate in 2039.

Justification

The Opus Business Park Tax Increment Financing District will fund future housing redevelopment projects and road/traffic improvement projects in the Opus area. There are currently four housing developments in the district, and planned transportation mitigation measures:

Housing projects: 1. Minnetonka Station 2. Townline 3. Alcott 4. Marlowe
Road Improvement projects: 1. Shady Oak Road & Red Circle (complete) 2. Shady Oak Road & Hwy 62 3. Shady Oak Road & Bren Rd. 4. Green Oak Dr. 5. Bren Road & Smetana 6. Bren Road & Hwy 169 (second right turn lane on southbound ramp to Bren Rd.

Comprehensive Plan

- Continue to implement the Economic Development Authority's policy that 10 to 20 percent of new multi-unit housing projects should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60, and 80% of AMI and explore additional mixed-income best practices.

Strategic Profile

- Increase number of affordable housing units in the city.
- Continue to support Opus Area transformation as a vital and connected part of Minnetonka.
- Prepare planned infrastructure needs prior to light rail opening in 2027 (Identified in 2026 AUAR).

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.

Tax Increment Financing
Economic Improvement Program

Project #	TIF-13
Project Name	Marsh II District

Type	Program
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Description

The Marsh II Tax Increment Financing District, a redevelopment district, was approved on June 26, 2023, to facilitate the redevelopment of the Marsh office center. The Marsh II project (Vale) includes 40 affordable units. Twenty units are reserved for households earning 60% AMI or less, and twenty units are reserved for households earning 80% AMI or less.

SCHEDULING AND PROJECT STATUS

The TIF district was approved in 2023 and is scheduled to terminate in 2050.

In 2025, the city received a \$150,000 grant from Minnesota Housing to provide ongoing support for the transitional housing unit at Vale.

Justification

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Continue to implement the city's policy that 10 to 20 percent of new multi-unit housing projects should be affordable housing and ensure long-term affordability within new developments.
- Pursue policies, tools and programs to ensure long-term housing affordability for households at or below 30, 50, 60 and 80% of AMI and explore additional mixed income best practices.

Strategic Profile

- Increase the number of affordable housing units in the city.

Budget Impact

Staff, with occasional assistance from consultants, oversee the administration of the TIF district. A portion of the tax increment is retained to cover administrative costs. More detailed information on the TIF district, its obligations, performance, and other development agreement compliance is provided in the 2024 TIF Management Report prepared by the Ehlers, the city's financial consultant.



TAX ABATEMENT



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

Tax Abatement
Economic Improvement Program

Project # Abatement-1
Project Name Ridgedale

Type Improvement

Description

The Ridgedale Tax Abatement was approved for the improvements at Ridgedale Mall and specifically applies to the properties of Macy's, Nordstrom, and the mall outlots. The allocated funds were utilized for transportation improvements in the area surrounding the mall and for enhancing public amenities on the site.

SCHEDULING AND PROJECT STATUS:

The Ridgedale Tax Abatement project was approved in Spring 2013.

Justification

The Ridgedale Tax Abatement helped finance the transportation and other public improvements that needed to be completed due to the Ridgedale Mall expansion.

PROGRAM GOALS AND RELATIONSHIP TO OTHER PLANS

Comprehensive Plan

- Promote the development of a range of housing types to meet the needs of current and future residents near job centers, village centers, and TOD locations.

Strategic Profile

- Strengthen relationships with local businesses and corporations through ongoing engagement, broaden outreach to culturally diverse businesses, and refine strategies based on feedback and impact monitoring.

KEY MEASURES

	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Market Value Increase	-13.22%	0.00%	1.18%	2.18%	3.16%	1.64%	2.00%	2.50%	3.00%	3.50%	4.00%

Budget Impact

Staff, with occasional consultant assistance, oversees the administration of the Tax Abatement. A portion of the abatement is retained to cover administrative costs.



FUNDING SOURCES AND EXPENDITURE PROJECTIONS



**MINNETONKA
ECONOMIC
IMPROVEMENT
PROGRAM**

FUND DESCRIPTIONS

Development Fund - 2026 estimated beginning fund balance: \$4,580,329 (committed to interfund loans and projects)

The Development Fund was created with funds remaining after retiring the bonds of a single Tax Increment Finance (TIF) district in 1993. Under provisions of the TIF contract and law, the Development Fund may only be used for costs associated with Minnetonka's redevelopment and economic development activities. The city's Economic Development Authority initiates projects appropriate to these activities.

Livable Communities Fund - 2026 estimated beginning fund balance: \$200,000 (committed to Homes Within Reach)

The Livable Communities fund was created after receiving special legislation to develop an account from the revenues of a closed Tax Increment Finance (TIF) district. The legislation specifically restricts the use of these funds for affordable housing programs. Standards for affordability are consistent with the Metropolitan Council's income, rent and sales price limits.

Community Development Block Grant (CDBG)

Since 1975, the Community Development Block Grant (CDBG) fund has accounted for revenues and expenditures made under the federal CDBG program. Minnetonka typically uses these funds for housing projects and programs (such as housing rehab, affordable housing, and supportive housing) and supportive services (such as senior chore programs, information and referral services and others).

HRA Levy: \$828,057 - Committed to programming

Minnesota Statutes 469.033, Subd. 6 authorizes housing and redevelopment authorities (HRAs) the power to levy a tax upon all property within its district to finance housing and redevelopment programs subject to the consent of the city council. In 1988 and amended in 1994 and 2010, the Minnetonka City Council established the Economic Development Authority (EDA) of the City of Minnetonka and transferred to the EDA the control, authority and operation of all projects and programs of the city's HRA. The law and council resolutions further require the EDA to file a budget in accordance with the budget procedure of the city in the same manner as required of executive departments of the city.

Affordable Housing Trust Fund - 2026 estimated fund balance: \$7,381,861 available for affordable housing initiatives (uncommitted to specific projects)

State Statute 462C.16 allows local government to establish an affordable housing trust fund for local housing development. Authorized uses of this fund includes: administrative expenses; loans, grants, and guarantees for the development, rehab or financing of housing; matching funds; down-payment assistance, rental assistance, and homebuyer counseling services.

Metro Housing Sales Tax – 2026 estimated fund balance: \$1,139,332

Local Affordable Housing Aid helps metropolitan local communities develop and preserve affordable housing within their jurisdictions to keep families from losing housing and to help those experiencing homelessness find housing. Aid began in 2024 through the collection of state sales tax.

SUMMARY TABLE
EIP 2026
Expenditures by Category & Fund

Category	Program	Total	Fund			
			Devpt Fund	HRA Levy	Aff. Housing Trust Fund	Other
Housing:						
	Homes Within Reach	\$ 125,000		125,000		
	Welcome to Minnetonka	\$ 50,000		50,000		
	Mtka Home Enhancement	\$ 50,000		50,000		
	Pathways to Homeownership	\$ 500,000			500,000	
	Homeless Response	\$ 50,000			50,000	
	Emergency Rental Assistance	\$ 50,000			50,000	
	Subtotal	\$ 825,000	\$ -	\$ 225,000	\$ 600,000	\$ -
Business:						
	GreaterMSP	\$ 26,000	26,000			
	Elevate Hennepin/Open to Business	\$ 20,000	20,000			
	Outreach	\$ 10,000	10,000			
	MN Regional Chambers	\$ 1,100				1,100
	SAC/REC Deferral Program	\$ 50,000				50,000
	Emergency Business Grant	\$ 2,500	2,500			
	Commercial Code Compliance	\$ 7,500	7,500			
	Subtotal	\$ 117,100	\$ 66,000	\$ -	\$ -	\$ 51,100
Transit:						
	Commuter Services	\$ 33,000				33,000
	Transit Improvments	\$ -				
	Subtotal	\$ 33,000	\$ -	\$ -	\$ -	\$ 33,000
Devpt & Redevpt:						
	Predevelopment	\$ 75,000	75,000			
	Studies, Plans, Research	\$ 100,000	100,000			
	Subtotal	\$ 175,000	\$ 175,000	\$ -	\$ -	\$ -
TIF Districts:						
	Devpt Agmt & TIF Admin	\$ 150,000	150,000			
	Subtotal	\$ 150,000	\$ 150,000	\$ -	\$ -	\$ -
Tax Abatement:						
	Ridgedale	\$ -	\$ -	\$ -	\$ -	\$ -
	Subtotal	\$ -	\$ -	\$ -	\$ -	\$ -
TOTALS						
		\$ 1,300,100	\$ 391,000	\$ 225,000	\$ 600,000	\$ 84,100

2027 through 2036
Projects by Category and Dept 10YR
Economic Improvement Program

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Total
1-Housing												
Housing												
Emergency Rental Assistance	<i>Housing-26</i>	50,000	34,000	34,000	34,000	34,000	34,000	34,000	34,000	34,000	34,000	356,000
Homelessness Response	<i>Housing-25</i>	50,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	95,000
Homes Within Reach	<i>Housing-05</i>	125,000	125,000	125,000	125,000	25,000	25,000	25,000	25,000	25,000	25,000	650,000
Housing Improvement Areas	<i>Housing-06</i>	0	0	0	0	0	0	0	0	0	0	0
Minnetonka Home Enhancement	<i>Housing-08</i>	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	500,000
Pathways to Homeownership	<i>Housing-23</i>	500,000	250,000	250,000	250,000	250,000	100,000	100,000	100,000	100,000	100,000	2,000,000
Welcome to Minnetonka Loan Program	<i>Housing-14</i>	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	500,000
	Housing Total	825,000	514,000	514,000	514,000	414,000	264,000	264,000	264,000	264,000	264,000	4,101,000
	1-Housing Total	825,000	514,000	514,000	514,000	414,000	264,000	264,000	264,000	264,000	264,000	4,101,000
2-Business												
Business												
Business Advisory Services	<i>Business-07</i>	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	200,000
Commercial Code Compliance Fund	<i>Business-18</i>	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500	75,000
Emergency Business Assistance	<i>Business-16</i>	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	25,000
GREATER MSP	<i>Business-04</i>	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000	260,000
Outreach	<i>Business-08</i>	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	100,000
Regional Chambers of Commerce	<i>Business-11</i>	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	11,000
SAC/REC Deferral Program	<i>Business-14</i>	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	500,000
	Business Total	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	1,171,000
	2-Business Total	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	117,100	1,171,000
3-Transit												
Transit												
Commuter Services	<i>Transit-01</i>	33,000	33,000	34,000	34,000	35,000	35,000	36,000	36,000	37,000	37,000	350,000
Transit Improvements	<i>Transit-02</i>	0	0	0	0	0	0	0	0	0	0	0
	Transit Total	33,000	33,000	34,000	34,000	35,000	35,000	36,000	36,000	37,000	37,000	350,000
	3-Transit Total	33,000	33,000	34,000	34,000	35,000	35,000	36,000	36,000	37,000	37,000	350,000
4-Development & Redevelopment												
Develop/Redevelopment												
City Owned Properties	<i>Dev/Redev-05</i>	0	0	0	0	0	0	0	0	0	0	0
LRT and LRT Station Area Development	<i>Dev/Redev-03</i>	0	0	0	50	0	0	0	0	0	0	0

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Total
Predevelopment	<i>Dev/Redev-01</i>	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	750,000
Studies, Plans, Research Fund	<i>Dev/Redev-02</i>	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	1,000,000
Develop/Redevelopment Total		175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	1,750,000
4-Development & Redevelopment Total		175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	1,750,000

5-TIF Districts

TIF												
Applewood Pointe TIF District	<i>TIF-07</i>	0	0	0	0	0	0	0	0	0	0	0
Dominium TIF District (Legends/ Preserve)	<i>TIF-09</i>	0	0	0	0	0	0	0	0	0	0	0
Glenhaven TIF District	<i>TIF-04</i>	0	0	0	0	0	0	0	0	0	0	0
Marsh II District	<i>TIF-13</i>	0	0	0	0	0	0	0	0	0	0	0
Marsh Run TIF District (The Birke)	<i>TIF-10</i>	0	0	0	0	0	0	0	0	0	0	0
Opus TIF District	<i>TIF-12</i>	0	0	0	0	0	0	0	0	0	0	0
Rowland Housing TIF District (At Home)	<i>TIF-08</i>	0	0	0	0	0	0	0	0	0	0	0
Shady Oak Crossing	<i>TIF-11</i>	0	0	0	0	0	0	0	0	0	0	0
TIF Administration	<i>TIF-01</i>	150,000	160,000	160,000	175,000	175,000	175,000	150,000	150,000	150,000	150,000	1,595,000
Tonka on the Creek TIF District (The Overlook)	<i>TIF-06</i>	0	0	0	0	0	0	0	0	0	0	0
TIF Total		150,000	160,000	160,000	175,000	175,000	175,000	150,000	150,000	150,000	150,000	1,595,000
5-TIF Districts Total		150,000	160,000	160,000	175,000	175,000	175,000	150,000	150,000	150,000	150,000	1,595,000

6-Tax Abatement

Tax Abatement												
Ridgedale	<i>Abatement-1</i>	0	0	0	0	0	0	0	0	0	0	0
Tax Abatement Total		0	0	0	0	0	0	0	0	0	0	0
6-Tax Abatement Total		0	0	0	0	0	0	0	0	0	0	0
GRAND TOTAL		1,300,100	999,100	1,000,100	1,015,100	916,100	766,100	742,100	742,100	743,100	743,100	8,967,000

2027 through 2036
Economic Improvement Program
Economic Improvement Program

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Affordable Housing Trust Fund											
Beginning Balance		7,381,861	6,781,861	6,521,861	6,261,861	6,001,861	5,741,861	5,631,861	5,521,861	5,411,861	5,301,861
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		0	0	0	0	0	0	0	0	0	0
Total Funds available		7,381,861	6,781,861	6,521,861	6,261,861	6,001,861	5,741,861	5,631,861	5,521,861	5,411,861	5,301,861
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>1-Housing</i>											
Emergency Rental Assistance	Housing-26	50,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Homelessness Response	Housing-25	50,000	0	0	0	0	0	0	0	0	0
Pathways to Homeownership	Housing-23	500,000	250,000	250,000	250,000	250,000	100,000	100,000	100,000	100,000	100,000
	Total	600,000	260,000	260,000	260,000	260,000	110,000	110,000	110,000	110,000	110,000
<i>Other Uses</i>											
Total Expenditures and Uses		600,000	260,000	260,000	260,000	260,000	110,000	110,000	110,000	110,000	110,000
Change in Fund Balance		-600,000	-260,000	-260,000	-260,000	-260,000	-110,000	-110,000	-110,000	-110,000	-110,000
	Ending Balance	6,781,861	6,521,861	6,261,861	6,001,861	5,741,861	5,631,861	5,521,861	5,411,861	5,301,861	5,191,861

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Development Fund											
Beginning Balance		4,580,329	4,256,839	3,923,349	3,589,859	3,241,369	2,892,879	2,544,389	2,220,899	1,897,409	1,573,919
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
Cedar Ridge Assessments		49,500	49,500	49,500	49,500	49,500	49,500	49,500	49,500	49,500	49,500
Chasewood Admin		1,380	1,380	1,380	1,380	1,380	1,380	1,380	1,380	1,380	1,380
Cloud 9 Admin		1,630	1,630	1,630	1,630	1,630	1,630	1,630	1,630	1,630	1,630
Interest Income		15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000	15,000
	Total	67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510	67,510

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Total Funds available		4,647,839	4,324,349	3,990,859	3,657,369	3,308,879	2,960,389	2,611,899	2,288,409	1,964,919	1,641,429
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<u>2-Business</u>											
Business Advisory Services	Business-07	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000
Commercial Code Compliance Fund	Business-18	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500	7,500
Emergency Business Assistance	Business-16	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500
GREATER MSP	Business-04	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000	26,000
Outreach	Business-08	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000
	Total	66,000	66,000	66,000	66,000	66,000	66,000	66,000	66,000	66,000	66,000
<u>4-Development & Redevelopment</u>											
Predevelopment	Dev/Redev-01	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000
Studies, Plans, Research Fund	Dev/Redev-02	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000
	Total	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000	175,000
<u>5-TIF Districts</u>											
TIF Administration	TIF-01	150,000	160,000	160,000	175,000	175,000	175,000	150,000	150,000	150,000	150,000
	Total	150,000	160,000	160,000	175,000	175,000	175,000	150,000	150,000	150,000	150,000
<i>Other Uses</i>											
Total Expenditures and Uses		391,000	401,000	401,000	416,000	416,000	416,000	391,000	391,000	391,000	391,000
Change in Fund Balance		-323,490	-333,490	-333,490	-348,490	-348,490	-348,490	-323,490	-323,490	-323,490	-323,490
	Ending Balance	4,256,839	3,923,349	3,589,859	3,241,369	2,892,879	2,544,389	2,220,899	1,897,409	1,573,919	1,250,429

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
General Fund											
Beginning Balance		0	-34,100	-68,200	-103,300	-138,400	-174,500	-210,600	-247,700	-284,800	-322,900
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		0	0	0	0	0	0	0	0	0	0
Total Funds available		0	-34,100	-68,200	-103,300	-138,400	-174,500	-210,600	-247,700	-284,800	-322,900
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<u>2-Business</u>											
Regional Chambers of Commerce	Business-11	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100
	Total	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100
<u>3-Transit</u>											

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Commuter Services	Transit-01	33,000	33,000	34,000	34,000	35,000	35,000	36,000	36,000	37,000	37,000
	Total	33,000	33,000	34,000	34,000	35,000	35,000	36,000	36,000	37,000	37,000
<i>Other Uses</i>											
Total Expenditures and Uses		34,100	34,100	35,100	35,100	36,100	36,100	37,100	37,100	38,100	38,100
Change in Fund Balance		-34,100	-34,100	-35,100	-35,100	-36,100	-36,100	-37,100	-37,100	-38,100	-38,100
	Ending Balance	-34,100	-68,200	-103,300	-138,400	-174,500	-210,600	-247,700	-284,800	-322,900	-361,000

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
HRA Levy											
Beginning Balance		828,057	950,057	1,047,057	1,069,057	1,116,057	1,263,057	1,385,057	1,507,057	1,629,057	1,504,057
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
Ad Valorem Tax Levy		325,000	300,000	225,000	250,000	250,000	225,000	225,000	225,000	0	0
Investment Interest		2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	0	0
Loan paybacks		20,000	20,000	20,000	20,000	20,000	20,000	20,000	20,000	0	0
	Total	347,000	322,000	247,000	272,000	272,000	247,000	247,000	247,000	0	0
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		347,000	322,000	247,000	272,000	272,000	247,000	247,000	247,000	0	0
Total Funds available		1,175,057	1,272,057	1,294,057	1,341,057	1,388,057	1,510,057	1,632,057	1,754,057	1,629,057	1,504,057
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>1-Housing</i>											
Homes Within Reach	Housing-05	125,000	125,000	125,000	125,000	25,000	25,000	25,000	25,000	25,000	25,000
Minnetonka Home Enhancement	Housing-08	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
Welcome to Minnetonka Loan Program	Housing-14	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
	Total	225,000	225,000	225,000	225,000	125,000	125,000	125,000	125,000	125,000	125,000
<i>Other Uses</i>											
Total Expenditures and Uses		225,000	225,000	225,000	225,000	125,000	125,000	125,000	125,000	125,000	125,000
Change in Fund Balance		122,000	97,000	22,000	47,000	147,000	122,000	122,000	122,000	-125,000	-125,000
	Ending Balance	950,057	1,047,057	1,069,057	1,116,057	1,263,057	1,385,057	1,507,057	1,629,057	1,504,057	1,379,057

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Livable Communities Fund											
Beginning Balance		437,760	363,760	289,760	290,760	291,760	292,760	293,760	294,760	295,760	296,760
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
HRA Levy		125,000	125,000	125,000	125,000	125,000	125,000	125,000	125,000	0	0
HRA Levy		0	0	0	0	0	0	0	0	125,000	0
Interest Income		1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	0
Total		126,000	126,000	126,000	126,000	126,000	126,000	126,000	126,000	126,000	0
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		126,000	126,000	126,000	126,000	126,000	126,000	126,000	126,000	126,000	0
Total Funds available		563,760	489,760	415,760	416,760	417,760	418,760	419,760	420,760	421,760	296,760
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>Other Uses</i>											
Funds Committed to HWR		200,000	200,000	125,000	125,000	125,000	125,000	125,000	125,000	125,000	0
Total		200,000	200,000	125,000	125,000	125,000	125,000	125,000	125,000	125,000	0
Total Expenditures and Uses		200,000	200,000	125,000	125,000	125,000	125,000	125,000	125,000	125,000	0
Change in Fund Balance		-74,000	-74,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	0
Ending Balance		363,760	289,760	290,760	291,760	292,760	293,760	294,760	295,760	296,760	296,760

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Metro Housing Sales Tax											
Beginning Balance		1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		0	0	0	0	0	0	0	0	0	0
Total Funds available		1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>Other Uses</i>											
Total Expenditures and Uses		0	0	0	0	0	0	0	0	0	0
Change in Fund Balance		0	0	0	0	0	0	0	0	0	0
Ending Balance		1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322	1,939,322

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Other											
Beginning Balance		0	50,000	100,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
Other		50,000	50,000	50,000	0	0	0	0	0	0	0
Total		50,000	50,000	50,000	0	0	0	0	0	0	0
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		50,000	50,000	50,000	0	0	0	0	0	0	0
Total Funds available		50,000	100,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>Other Uses</i>											
Total Expenditures and Uses		0	0	0	0	0	0	0	0	0	0
Change in Fund Balance		50,000	50,000	50,000	0	0	0	0	0	0	0
Ending Balance		50,000	100,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Special Assessment Construction Fund											
Beginning Balance		0	-50,000	-100,000	-150,000	-200,000	-250,000	-300,000	-350,000	-400,000	-450,000
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		0	0	0	0	0	0	0	0	0	0
Total Funds available		0	-50,000	-100,000	-150,000	-200,000	-250,000	-300,000	-350,000	-400,000	-450,000
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<u>2-Business</u>											
SAC/REC Deferral Program	Business-14	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
Total		50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000
<i>Other Uses</i>											
Total Expenditures and Uses		50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000	50,000

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
Change in Fund Balance		-50,000	-50,000	-50,000	-50,000	-50,000	-50,000	-50,000	-50,000	-50,000	-50,000
Ending Balance		-50,000	-100,000	-150,000	-200,000	-250,000	-300,000	-350,000	-400,000	-450,000	-500,000

Source	Project #	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
TIF											
Beginning Balance		0	0	0	0	0	0	0	0	0	0
<u>Revenues and Other Fund Sources</u>											
<i>Revenue</i>											
<i>Other Fund Sources</i>											
Total Revenues and Other Fund Sources		0	0	0	0	0	0	0	0	0	0
Total Funds available		0	0	0	0	0	0	0	0	0	0
<u>Expenditures and Uses</u>											
<i>Capital Projects & Equipment</i>											
<i>Other Uses</i>											
Total Expenditures and Uses		0	0	0	0	0	0	0	0	0	0
Change in Fund Balance		0	0	0	0	0	0	0	0	0	0
Ending Balance		0	0	0	0	0	0	0	0	0	0

Tax Increment Financing District Summary

District	Glenhaven	Tonka on the Creek	Rowland (The Chase at Nine Mile Creek)	Applewood Pointe	Marsh Run (Doran - The Birke)	Shady Oak Crossing (Ron Clark)	Dominium	Opus Business Park	Marsh Run II (Doran)
District Type	Renewal and Renovation	Housing	Housing	Redevelopment	Housing	Redevelopment	Housing	Renewal and Renovation	Redevelopment
Development	52-unit apartmentwith 20,500 sq. ft. of retail, 150-unit sr. apartment (ind./mem care), and 45 sr. cooperative (Zlago)	100-unit apartment with 20% of units affordable at or below 50% AMI	106-unit apartment with 20% of units affordable at or below 50% AMI	87-unit sr. cooperative with 9 units affordable	175-Unit Apartment with 20% of the units affordable at or below 50% AMI	75-Unit Apartment with 30% of the units affordable at or below 60% AMI	262-unit sr. apartment and 220-unit workforce apartment all affordable at or below 60% AMI	Various housing developments	197-Unit Apartment with 10% Units affordable at or below 60% AMI and 20% affordable at or below 80% AMI
Certification Date	6/2/2006	4/22/2014	7/2/2015	7/2/2015	7/26/2019	7/17/2020	12/10/2018	5/14/2021	7/25/2023
Legal MaxTterm	12/31/2029	12/31/2041	12/31/2043	12/31/2043	12/31/2046	12/31/2047	12/31/2046	12/31/2039	12/31/2050
Anticipated Term	12/31/2029	12/31/2041	12/31/2043	12/31/2025	12/31/2046	12/31/2043	12/31/2046	12/31/2039	12/31/2036
First Increment	2007	2016	2018	2018	2021	2022	2021	2024	2025
Current Obligations	\$4,515,000 TIF Revenue Bonds, Series 2017 and \$502,588 IFL	\$2,283,000 PAYGO TIF Note to Tonka on the Creek LLC PAYGO	\$2,500,000 PAYGO TIF Note to Rowlands Investments LLC	\$1,290,000 PAYGO TIF Note to United Properties	\$4,200,000 PAYGO TIF Note	\$1,900,000 PAYGO TIF Note	\$4,161,000 PAYGO TIF Note for Sr. housing and \$3,648,000 PAYGO TIF Note for workforce housing	\$2,780,000 PAYGO TIF Note to Wellington, \$553,000 Grant to Linden Street Partners (IFL) and \$280,000 grant to Doran (IFL)	\$4,600,000 PAYGO TIF Note
2024 Estimated TIF Revenue	\$748,364	\$246,017	\$247,102	\$247,253	\$634,748	\$183,314	\$421,158	\$1,041,843	\$0

Tax Increment Financing Available District Pooling

POOLING FOR AFFORDABLE HOUSING													
Gray Shaded Columns Depict TIF Districts That Have Been Modified to Allow For Additional 10% - Green Shaded Columns Are Hsg TIF Districts Blue Shaded Columns Depict TIF Districts That Could Be Modified to Allow For Additional 10% - Pink Shaded Column Is Redistributed Returned Increment													
Year	Beacon Hill (Housing)	Boulevard Gardens (Redevelopment)	Tonkas on the Creek (Housing)	Rowland (Housing)	Marsh Run (Housing)	Dominium (Housing)	Applewood Pointe (Redevelopment)	Shady Oak Crossing (Redevelopment)	Glenhaven (Renewal and Renovation)	Total	Cumulative	TIF Transferred to AHTF	TIF Remaining in the Respective Districts For Affordable Housing
To Date	\$ 936,640	\$ 3,753,602	\$ 147,196	\$ 124,242	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,961,680	\$ 4,961,680	\$ 4,961,680	
2024	\$ -	\$ 3,605,131	\$ 23,789	\$ -	\$ 144,431	\$ 1,485	\$ -	\$ -	\$ -	\$ 3,774,835	\$ 8,736,515	\$ 3,774,835	
2025			\$ 11,877	\$ -	\$ 46,086	\$ 15,524	\$ 93,857	\$ 4,538	\$ 841,926	\$ 1,013,807	\$ 9,750,322	\$ 1,013,807	
2026			\$ 16,667	\$ -	\$ 52,562	\$ 14,555	\$ 280,955	\$ 6,430	\$ 292,071	\$ 663,239	\$ 10,413,561	\$ 663,239	
2027			\$ 16,833	(21,813)	\$ 53,088	\$ 14,700	\$ 238,556	\$ 6,495	\$ 294,639	\$ 602,498	\$ 11,016,059	\$ -	\$ 602,498
2028			\$ 17,002	\$ 5,489	\$ 53,619	\$ 14,847	\$ 240,941	\$ 6,559	\$ 297,832	\$ 636,289	\$ 11,652,348	\$ -	\$ 636,289
2029			\$ 17,172	\$ 5,544	\$ 54,155	\$ 14,996	\$ 243,351	\$ 6,625	\$ 338,962	\$ 680,804	\$ 12,333,153	\$ -	\$ 680,804
2030			\$ 17,343	\$ 5,599	\$ 54,697	\$ 15,145	\$ -	\$ 6,691	\$ 28,956	\$ 128,432	\$ 12,461,585	\$ -	\$ 128,432
2031			\$ 17,517	\$ 5,655	\$ 628,300	\$ 15,297	\$ -	\$ 6,758	\$ -	\$ 673,527	\$ 13,135,112	\$ -	\$ 673,527
2032			\$ 17,692	\$ 5,712	\$ 615,874	\$ 15,450	\$ -	\$ 6,826	\$ -	\$ 661,553	\$ 13,796,665	\$ -	\$ 661,553
2033			\$ 17,869	\$ 5,769	\$ 622,033	\$ 15,604	\$ -	\$ 6,894	\$ -	\$ 668,169	\$ 14,464,834	\$ -	\$ 668,169
2034			\$ 18,048	\$ 5,826	\$ 628,253	\$ 15,760	\$ -	\$ 6,963	\$ -	\$ 674,851	\$ 15,139,684	\$ -	\$ 674,851
2035			\$ 158,146	\$ 5,885	\$ 634,536	\$ 15,918	\$ -	\$ 7,033	\$ -	\$ 821,517	\$ 15,961,202	\$ -	\$ 821,517
2036			\$ 230,117	\$ 5,944	\$ 640,881	\$ 16,077	\$ -	\$ 7,103	\$ -	\$ 900,121	\$ 16,861,323	\$ -	\$ 900,121
2037			\$ 232,418	\$ 249,599	\$ 647,290	\$ 16,238	\$ -	\$ 7,174	\$ -	\$ 1,152,719	\$ 18,014,042	\$ -	\$ 1,152,719
2038			\$ 234,742	\$ 228,992	\$ 653,763	\$ 16,400	\$ -	\$ 7,246	\$ -	\$ 1,141,143	\$ 19,155,184	\$ -	\$ 1,141,143
2039			\$ 237,089	\$ 231,282	\$ 660,300	\$ 16,564	\$ -	\$ 7,318	\$ -	\$ 1,152,554	\$ 20,307,739	\$ -	\$ 1,152,554
2040			\$ 239,460	\$ 233,595	\$ 666,903	\$ 16,730	\$ -	\$ 124,316	\$ -	\$ 1,281,005	\$ 21,588,744	\$ -	\$ 1,281,005
2041			\$ 241,855	\$ 235,932	\$ 673,572	\$ 16,897	\$ -	\$ 174,870	\$ -	\$ 1,343,127	\$ 22,931,870	\$ -	\$ 1,343,127
2042				\$ 238,292	\$ 680,308	\$ 17,066	\$ -	\$ 176,619	\$ -	\$ 1,112,286	\$ 24,044,156	\$ -	\$ 1,112,286
2043				\$ 240,676	\$ 687,111	\$ 17,237	\$ -	\$ 178,385	\$ -	\$ 1,123,409	\$ 25,167,565	\$ -	\$ 1,123,409
2044					\$ 693,982	\$ 17,409	\$ -	\$ 180,169	\$ -	\$ 891,561	\$ 26,059,126	\$ -	\$ 891,561
2045					\$ 700,922	\$ 17,583	\$ -	\$ 181,971	\$ -	\$ 900,476	\$ 26,959,603	\$ -	\$ 900,476
2046					\$ 707,931	\$ 312,026	\$ -	\$ 183,791	\$ -	\$ 1,203,748	\$ 28,163,350	\$ -	\$ 1,203,748
2047							\$ 185,628	\$ 185,628	\$ -	\$ 28,348,979	\$ 28,348,979	\$ -	\$ 185,628
Total	\$ 936,640	\$ 7,358,733	\$ 1,912,832	\$ 1,812,218	\$ 11,000,598	\$ 649,510	\$ 1,097,659	\$ 1,486,403	\$ 2,094,386	\$ 28,348,979	\$ 28,348,979	\$ 10,413,561	\$ 17,935,418

TIF Pooling Summary:

Applewood Pointe's TIF Note will be paid in full in 2025. By making the election to retain 35% of the TIF in this district, thus keeping the district open for an additional four (4) years, the City foregoes having it decertified and having the captured tax capacity available to spread the City tax levy on. To provide some perspective, the estimated captured tax capacity for this district in 2026 is 242,131. If the City/EDA chose to decertify the district at the end of 2025 when the TIF Note is paid in full and not levy for this portion of the tax capacity, it would provide a .06% reduction in the tax levy, which equates to approximately a \$2.93 reduction in taxes for the average value home of \$495,000 (assumes no change in existing tax base from prior year or change in the fiscal disparities dollars from pay 2024). Likewise, if the EDA/City returned the \$280,955 in TIF to the County for redistribution, the City's portion would be approximately \$101,000 and the EDA/City would lose approximately \$180,000 for the AHTF.

History of Economic Development Grant Awards for Minnetonka Projects (2016-Present)

Year Awarded	Fund / Project Name	Grant Amount	Project Grant Uses
2016	NatureWorks - Minnesota Investment Fund -	\$250,000	Machinery/Equipment purchase, the company invested \$625,0200 and created six new FTE.
2017	LCDA-TOD (Mariner)	\$1,876,500	Site acquisition, site prep, stormwater, sidewalk along Bren Rd.
2018	Hennepin County Corridor Planning Grant (Opus Design Guidelines)	\$50,000	Grant for Opus Placemaking Implementation Guide.
2018	Hennepin TOD (Mariner)	\$450,000 *	Deferred gap financing loan to developer.
2018	Hennepin AHIF (Mariner)	\$400,000 *	Deferred gap financing loan to developer.
2018	LHIA - Mariner	\$210,500	Deferred gap financing loan to the developer.
2018	LCDA- TOD (Dominium)	\$2,000,000	Solar panels, site prep, stormwater, and design for stormwater.
2019	MN DEED Job Creation Fund (Carlson Wagonlit)	\$450,000	The company created 75 new FTE.
2019	MN DEED Job Creation Fund (PeopleNet/Trimble)	\$600,000	The company invested \$7,991,461.
2019	MN DEED Minnesota Investment Fund (PeopleNet/Trimble)	\$1,000,000	Created 250 new FTE.
2020	Hennepin County Brownfields Gap Financing Participation (Opus AUAR Study)	\$44,000	Assisted with payment for Opus AUAR.
2020	MN DEED Redevelopment Grant (Shady Oak Crossing)	\$246,653	Demolition, abatement, utility improvements, and utility relocation.
2020	Hennepin County TOD (Shady Oak Crossing)	\$250,000 *	Demolition, stormwater management, and utilities.
2020	Met Council TBRA (Shady Oak Crossing)	\$414,200	Environmental site investigation, asbestos abatement, contaminated soil remediation, and soil vapor sampling.
2021	Hennepin County TOD (Wellington)	\$250,000 *	Demolition, public space, sidewalks/trails, public bike infrastructure, stormwater management.
2022	King Technology	\$617,000	Invested \$14.5M, and created 50 FTE.
2022	Metropolitan Council Policy Grant	\$50,000	Assisted with payment for Zone Co. zoning diagnostic.
2024	Metropolitan Council – 5432 Rowland Rd	\$288,634	Grant to assist with the construction costs of the twin homes.
2024	Metropolitan Council – Habitat Twinhome Project	\$500,000	Grant to assist with the construction costs to build 10 twin homes.
2024	Hennepin County – 5432 Rowland Rd	\$200,000*	Grant to assist with the two affordable homeownership units.
2025	Local Housing Trust Fund Match	\$225,000	One-time funding application for the affordable housing trust fund.
	Total	\$8,822,487	

* Indicates funds that were not applied for by the city, but required staff support and city administration.



AFFORDABLE HOUSING GOALS

CRITICAL MEASURES OF REGIONAL HOUSING POLICY

projected **NEED**

Significantly more households will need affordable housing in the next decade - whether we plan for them or not. Our region will be more successful if we all do what we can to address the growing affordable housing need.



More households will **NEED** affordable housing

Cities are allocated a share of the region's projected need

Cities' share of the region's growth in affordable housing need is on their Community Page within the Local Planning Handbook. This share is proportional to a city's overall forecasted growth, its existing affordable housing stock, and the ratio of low-wage jobs to low-wage earning residents.

Cities must plan for their share of the need

Cities aren't required to create enough units to meet their share of the need, but they must plan for the possibility of these units by guiding sufficient land at higher residential densities in their comprehensive plans.

achievable **GOAL**

An aspirational but realistic number of new affordable housing units that a city, in partnership with developers, funders and others, can help create by 2030.



Livable Communities Act **GOAL**

Cities negotiate their goal with the Council.

Cities wanting grants from the Livable Communities Act programs must negotiate a goal with the Council. The goal represents the affordable and life-cycle housing that developers could realistically build in a city, recognizing market conditions and available funding.

Why participate in Livable Communities Act programs?

The Livable Communities Act programs give participating cities access to grant dollars for environmental clean-up, innovative development and redevelopment projects, and affordable housing production or preservation.

performance **SCORE**

The Council recognizes communities for their efforts around affordable housing annually. Scores can influence certain Council funding decisions.



Housing Performance **SCORE**

How can cities achieve a higher score?

The Council annually calculates a Housing Performance Score to acknowledge the local efforts to create and preserve affordable housing. Cities can increase scores by creating or preserving affordable housing as well as by offering programs, plans and tools that support and encourage affordable housing.

Do Housing Performance scores matter?

Housing Performance Scores affect a city's competitiveness for Livable Communities Act funding and regionally allocated federal transportation funding. Data collected in the scoring process also provides useful information on how cities are addressing their housing needs.

2021-2030 ALLOCATION OF AFFORDABLE HOUSING NEED

The 2021-2030 Allocation of Affordable Housing Need—or the *NEED*—is based on forecasting consistent with [Thrive MSP 2040](#), the regional development guide adopted in May 2014 by the Metropolitan Council. The *NEED* numbers are shared with local governments to aid their fulfillment of affordable housing planning responsibilities statutorily required by the [Metropolitan Land Use Planning Act](#). The *NEED* is proportional to 1) a city or township's total forecasted population growth between 2021 and 2030, 2) its existing affordable housing stock, and 3) the ratio of low-wage jobs to low-wage earning residents. The full methodology is described in the Council's [2040 Housing Policy Plan](#). Here, affordable refers to housing units that households at three levels of Area Median Income—as defined by the [U.S. Department of Housing and Urban Development](#)—could pay for without becoming cost-burdened (that is, spending more than a third of their income on housing costs).

As local governments submit their comprehensive plans and formal updates over the next decade, their forecasts and/or *NEED* numbers may change. *NEED* numbers are current as of the date indicated; refer to [Community Pages in our Local Planning Handbook](#) for the most current information, which is updated in real time.

	Net population growth (2021-2030) (1/29/2021)	<i>NEED</i> for affordable units, total (1/29/2021)	<i>NEED</i> for units afford- able to households with income at or below 30% of AMI	<i>NEED</i> for units afford- able to households with income 31% to 50% of AMI	<i>NEED</i> for units afford- able to households with income 51% to 80% of AMI
Sewered Communities					
Hennepin County					
Minnetonka	2,400	1,064	508	412	144

AFFORDABLE HOUSING GOALS

Progress on the city's affordable housing goals.

In 1995, the Minnesota Legislature created the Livable Communities Act (LCA) to address the affordable and life-cycle housing needs in the Twin Cities metropolitan area. When the LCA was established, Minnetonka was one of the first communities to sign up to participate in the program. At that time, a series of affordable housing goals for the city was established for 1996 to 2010. The city has elected to continue to participate in the LCA program, establishing affordable and lifecycle housing goals for 2011 to 2020. In 2020, the city will establish new goals for 2021-2030.

1995-2010 AFFORDABLE HOUSING GOALS

Unit Type	Goals (1995-2010)	Results	Percent Achieved
New Affordable Ownership Units	180 Units	202	112%
New Affordable Rental Units	324 Units	213	66%
New Rental Units (All)	540 Units	697	130%

1995-2010 New Affordable Ownership Units

Project	Year Completed	Affordable Units	EIP Program Used
Gables of West Ridge Market	1996-1997	90	Boulevard Gardens TIF
Habitat for Humanity	1999	4	None
Ridgebury	2000	56	Ridgebury TIF
The Enclave	2002	1	None
The Sanctuary	2005-2007	3	-Grants -Homes Within Reach
Lakeside Estates	2005	1	Homes Within Reach
Cloud 9 Sky Flats	2006	34	N/A
Wyldeewood Condos	2006	8	N/A
Minnetonka Drive	2007	1	Homes Within Reach
Deephaven Cove	2007	2	-Grants -Homes Within Reach
Meadowwoods	2007/2008	2	Homes Within Reach

1995-2010 New Affordable Rental Units

Project	Year Completed	Affordable Units	EIP Program Used
Excelsior Court Apartments	1996	24	N/A
West Ridge Retirement	1997	45	Boulevard Gardens TIF
Boulevard Gardens	1997	46	Boulevard Gardens TIF
Crown Ridge Apartments	1997	46	Boulevard Gardens TIF

Project	Year Completed	Affordable Units	EIP Program Used
Minnetonka Mills	1997	30	Minnetonka Mills TIF
Cedar Pointe Townhouses	1997	9	Cedar Pointe
The Oaks at Glen Lake	2008	13	Glenhaven TIF

2011-2020 AFFORDABLE HOUSING GOALS

Unit Type	Goals (2011-2020)	Results	Percent Achieved (to date)
New Affordable Units (rental & ownership)	246 to 378	679	276%
New Lifecycle Units	375 to 800	1,655	441%

2011-2020 New Affordable Units (rental and ownership)

Project	Year Completed	Affordable Units	EIP Program Used
The Glenn by St. Therese	2011	30	Glenhaven TIF
The Ridge	2013	51	TIF Pooling
Tonka on the Creek	2016	20	Tonka on the Creek TIF
At Home	2016	21	Rowland Housing TIF
Cherrywood Pointe	2017	8	N/A
The RiZe	2019	32	N/A
Preserve at Shady Oak/ Legends of Minnetonka	2020*	482	TIF Housing
Marsh Run	2020*	35	TIF Housing

2011-2020 New Lifecycle Units

Project	Year Completed	Lifecycle Units	EIP Program Used
The Glenn by St. Therese	2011	150	Glenhaven TIF
The Ridge	2013	64	TIF Pooling
Tonka on the Creek	2016	100	Tonka on the Creek TIF
At Home	2016	106	Rowland Housing TIF
Applewood Pointe	2017	89	Applewood Pointe TIF
Lecesse*	2017	290	N/A
Cherrywood Pointe	2017	92	N/A
Zvago	2017	54	Glenhaven TIF
Orchards of Minnetonka	2019	147	N/A
Havenwood	2019	100	N/A
Minnetonka Hills	2019	78	N/A
Ridgedale Executive Apts	2020*	77	N/A

Project	Year Completed	Lifecycle Units	EIP Program Used
Avidor	2020*	168	N/A
Marsh Run	2020*	140	TIF Housing

2021-2030 AFFORDABLE HOUSING GOALS

Unit Type	Goals (2021-2030)	Results	Percent Achieved (to date)
New Affordable Units (rental & ownership)	558 - 1,064	770	138%
New Lifecycle Units	2,400	1,469	61%

New construction is not counted toward the goal until the project is occupied.

2021-2030 New Affordable Units (rental and ownership)

Project	Year Completed	Affordable Units	EIP Program Used
Preserve at Shady Oak/ Legends of Minnetonka	2021	482	TIF Housing
Shady Oak Crossings	2021	35	TIF Pooling
United Properties – Amira Minnetonka	2023	19	AHTF
Alcott – Doran	2023	53	AHTF
Linden Street - Minnetonka Station	2023	28	AHTF
Wellington – Townline	2023	68	Opus TIF
Doran - Vale	2024	40	Marsh II TIF
Greystar – Bellamy	2026	27	Opus TIF
United Properties – Amira Villas	2026	3	N/A
Greco – The Ensley	2026	15	N/A
Total	N/A	770	N/A

An asterisk indicates projects that are approved, but not yet constructed, therefore affordable and lifecycle units are not counted in the 2021-2030 goals.

2021-2030 New Lifecycle Units

Project	Year Completed	Lifecycle Units	EIP Program Used
Shady Oak Crossings	2021	52	TIF Pooling
Amira Minnetonka	2023	186	Development Fund
Alcott	2023	297	Opus TIF
Minnetonka Station	2023	247	Opus TIF
Townline	2023	155	Opus TIF
Vale	2025	157	Marsh II TIF
Bellamy	2026	242	Opus TIF
Amira Villas	2026	27	N/A

Project	Year Completed	Lifecycle Units	EIP Program Used
The Ensley	2026	106	N/A
Total	N/A	1,469	N/A

An asterisk indicates projects that are approved, but not yet constructed, therefore affordable and lifecycle units are not counted in the 2021-2030 goals.

2026 Affordable Housing Income Limits

How much do residents make in the Twin Cities?

- Twin Cities Median Family Income 2026: \$131,500

Household Size	30%	40%	50%	60%	80%	120%
1	\$27,630	\$36,840	\$46,050	\$55,260	\$73,680	\$110,450
2	\$31,560	\$42,080	\$52,600	\$63,120	\$84,160	\$126,250
3	\$35,520	\$47,360	\$59,200	\$71,040	\$94,720	\$142,000
4	\$39,450	\$52,600	\$65,750	\$78,900	\$105,200	\$157,800
5	\$42,630	\$56,840	\$71,050	\$85,260	\$113,680	\$170,400
6	\$45,780	\$61,040	\$76,300	\$91,560	\$122,080	\$183,050
7	\$48,930	\$65,240	\$81,550	\$97,860	\$130,480	\$195,650
8	\$52,080	\$69,440	\$86,800	\$104,160	\$138,880	\$208,300

Income limits are published on the US Department of Housing and Urban Development User Portal: <https://www.huduser.gov/portal/datasets/il.html>

Maximum Gross Rents by Bedroom Size

AMI	Studio	1 bedroom	2 bedroom	3 bedroom
30%	\$690	\$739	\$888	\$1,026
40%	\$921	\$986	\$1,183	\$1,368
50%	\$1,151	\$1,233	\$1,479	\$1,710
60%	\$1,381	\$1,479	\$1,776	\$2,052
80%	\$1,842	\$1,973	\$2,368	\$2,736

Maximum rent tables are published annually by Minnesota Housing:

<https://www.mnhousing.gov/rental-housing/post-selection/rent---income-limits.html>

Affordable rent based on sample occupations and their average salaries

- Affordable Rent is considered a household spending equal to or less than 30% of household income on housing.

Occupation	Median Salary	Affordable Rent
Fast Food Workers	\$35,247	\$881
Retail Salesperson	\$35,954	\$899
Cooks, Restaurant	\$40,883	\$1,022
Laborers	\$46,914	\$1,173
Customer Service Representatives	\$48,692	\$1,217
Chef / Head Cook	\$62,913	\$1,573
Elementary School Teacher	\$77,347	\$1,934
Electrician	\$98,645	\$2,466
Nurse	\$103,822	\$2,596
Veterinarian	\$126,992	\$3,175

Salaries are from [MN DEED data \(2025\)](#). Salaries are for the 7 County Metro region and rent is calculated based on those salaries.

Minnetonka Housing/Business Development Policies

The City of Minnetonka has several policies related to housing and business development. Policy direction from the council can take many different forms, including such channels as formally adopted ordinances and resolutions, to more informal requests and suggestions to the city manager, who is ultimately responsible to the city council for carrying out their policy decisions.

These policies are intended as a general guide for the city council. They are not binding and may be modified when, in the sole discretion of the council, such modification is deemed necessary or appropriate in the interest of the city.

This listing is regularly updated as new policy directions are established, and it is by no means exclusive. These policies are included in the EIP as a reminder for the EDAC and Council to review annually during the EIP review. The city's policies are updated annually on the city's website.

City of Minnetonka City Council Policies (excerpts of housing related policies):

Chapter 2: Administration and Finance

2.4 – Special Assessments with Tax Increment Districts

2.5 – Tax Exempt Financing for Industrial Development, Health Care Facilities, and Multi-family Housing Projects (Private Activity Tax Exempt Financing)

2.14 - Tax Increment Financing Pooling Fund

2.15 - Housing Improvement Areas

2.16 - Post-Issuance Compliance Procedure and Policy For Tax-Exemption Governmental Bonds

2.18 - Tax Increment Financing and Tax Abatement

2.19 – Debt Management

Chapter 11: Streets, Parks, and Other Public Property

11.12 – Real Estate Property Management

Chapter 12: Public Utilities

12.10 - Met Council Sewer Availability Charge and City Residential Equivalency Charge Payment Deferral Program

Chapter 13: General Provisions and Policies

13.1 Fair Housing

13.2 Affordable Housing Policy

GLOSSARY

Term	Definition
Affordable Housing Trust Fund	In 2020, the City Council established an Affordable Housing Trust Fund (AHTF), dedicating funds to preserve and create affordable housing.
Community Development Block Grant (CDBG)	A program through HUD assisting state and local governments with a variety of community development needs
Department of Employment and Economic Development (DEED)	A state agency assisting in economic development through programs targeting business recruitment, expansion and retention; workforce development; and community development
Economic Development Advisory Commission (EDAC)	An advisory commission to the city council on matters related to economic development, housing and redevelopment
Economic Development Authority (EDA)	An authority granted to local governments by the state for the purpose of conducting economic development, housing and redevelopment activities. EDAs have the ability to levy taxes
Housing Improvement Area (HIA)	A defined area in the city in which housing improvements to commonly owned space in condominium/townhouse developments may be financing with the assistance of a city through special assessments
Housing and Redevelopment Authority (HRA)	An authority granted to local governments by the state for the purpose of conducting housing and redevelopment activities
Light Rail Transit (LRT)	A mode of public transit where trains run in a separate right of way
Livable Communities Act (LCA)	A program adopted in 1995 by the Minnesota State Legislature and administered by the Metropolitan Council for purposes of increasing affordable housing and investing in local communities
Local Affordable Housing Aid (LAHA)	Local Affordable Housing Aid helps metropolitan local governments develop and preserve affordable housing within their jurisdictions to keep families from losing housing and to help those experiencing homelessness find housing. This program is funded through state sales tax.
Metropolitan Council	A regional policy-making body, planning agency and provider of services to guide growth in the Twin Cities metropolitan area

Term	Definition
Metro Transit	The transit arm of the Metropolitan Council responsible for running the metropolitan area's bus and train systems
MN Investment Fund (MIF) and Job Creation Fund (JCF)	Business financing tools offered by DEED to help businesses locate or expand in Minnesota
Property Assessed Clean Energy (PACE)	A program that allows businesses to make clean energy investments in their businesses by financing the costs through a special assessment on the property
Tax Abatement	A temporary deferral of property taxes for purposes of stimulating economic development
Tax Increment Financing (TIF)	A financing tool where additional property taxes are generated from a new development are captured and used for public purposes such as housing, removal of blight and employment opportunities
U.S. Department of Housing and Urban Development (HUD)	Established in 1965 as a cabinet-level federal agency that is responsible for housing and community development activities

Resolution No. 2026-

Resolution adopting the 2027-2031 Economic Improvement Program (EIP)

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. The preliminary 2027-2031 EIP was presented to the Economic Development Advisory Commission (EDAC) for its consideration on Aug. 13, 2026.
- 1.02. As a result of that review, the EDAC concluded that the EIP articulates the city's economic development priorities and identifies funding accordingly over a multi-year planning horizon, and recommended that the council consider adopting the 2027-2031 EIP at its Sept. 14, 2026, meeting.

Section 2. Council Action.

- 2.01. The 2027-2031 EIP as presented and discussed by the city council on Sept. 14, 2026, and as amended is hereby adopted.

Adopted by the City Council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a duly authorized meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk

**City Council
Agenda Item 14.B
Meeting of September 14, 2026**



Title: Resolution adopting the 2027-2031 Capital Improvements Program (CIP)

Report from: Darin Nelson, Finance Director

Submitted Through: Erik Nilsson, City Attorney
Moranda Dammann, Assistant City Manager
Mike Funk, City Manager

Presenter: Darin Nelson, Finance Director

Action Requested: Motion

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

The proposed 2027-2031 Capital Improvements Program (CIP) reflects council direction and addresses the capital priorities of the city prudently and cost-effectively.

Recommended Action

Motion to adopt the resolution.

Strategic Plan Relatability

Infrastructure & Asset Management

The CIP serves as the base for ensuring safe, efficient, sustainable, cost-effective and well-maintained infrastructure, equipment and transportation systems.

Financial Consideration

Yes

Once the CIP is adopted, the 2027 projects will be added to the 2027 budget for final approval in December. All future projects (2028 and beyond) are plans that, at this point, are subject to change and will be updated in future CIPs.

Background

See supplemental background report.

ATTACHMENTS:

[Supplemental Background Report](#)
[2027-2031 Capital Improvements Program](#)
[Resolution](#)

Supplemental Background Report

Background

The budget process begins with preparing the five-year Capital Improvements Program (CIP). Capital improvements are projects that require the expenditures of public funds for the acquisition, construction or replacement of infrastructure and capital assets necessary for the community. Creating and updating a multi-year capital program allows the city to plan for its current and long-term needs. Project categories within the CIP include buildings, recreational facilities, parks and trails, major equipment, technology, streets, municipal state aid improvements, storm drainage, and water and sewer utilities.

The CIP is a program that is part of the budget process but is not an official budget. It is a program—and one that can change based on priorities and funding. Once the council officially adopts the CIP, the 2027 projects will be added to the 2027 budget for final approval in December. All projects for future years (2028 and beyond) are subject to change and will be updated in future Capital Improvement Programs (CIPs).

There are pending or future projects within many of the project categories. These projects are located toward the end of each category section. These projects can be pending for several reasons, such as dependence on outside funding, a lack of warranted need at this time, or the need to keep the project on the city's radar. Additionally, the pending projects section includes deferred projects. Due to insufficient fund balance in certain funds, specific capital projects are being deferred for future consideration. These deferred projects are within the municipal buildings and major equipment categories.

What the CIP Funds

Overall, the 2027-2031 CIP does not include many new projects; instead, it focuses on maintaining the city's current investments in buildings, infrastructure and equipment.

The proposed 2027-2031 CIP supports approximately \$213.5 million in capital projects over the next five years, representing a 30 percent or approximately \$49 million increase compared to the 2026-2030 CIP. The increase is primarily related to recreational facility improvements to the community center, The Marsh and the Williston Fitness Center. In prior CIPs, these improvements were classified as pending, whereas each of these projects for 2027 has now been moved to an active status in the current CIP. These three projects account for almost \$40 million of the \$49 million increase in the five-year CIP costs.

The program continues to address the community's affirmed request to expand the city's trail system to improve safety, connectivity, and transportation. Also included are funds for the city's ongoing commitment to necessary road and storm water infrastructure improvements, as well as the replacement needs of our aging water and sewer utility systems.

CIP (\$000's)	2023-27	2024-28	2025-29	2026-30	2027-31
Street Improvements	\$51,605	\$52,675	\$117,025	\$89,517	\$87,360
Water, Sanitary & Storm Water	34,960	28,855	36,745	27,350	32,520
Parks, Rec & Trails	20,880	20,699	24,975	15,860	15,730
Equipment	22,042	23,190	20,531	23,154	23,380
Buildings	16,310	14,335	12,505	8,890	54,490
Total CIP	<u>\$145,797</u>	<u>\$139,754</u>	<u>\$211,781</u>	<u>\$164,771</u>	<u>\$213,480</u>

Environmental Sustainability and Stewardship Efforts

Sustainability and natural resources are one of the city's strategic priorities. Over the years, many CIP projects have incorporated a sustainability focus or implemented positive environmental improvements, and the proposed CIP continues this initiative, much of which is driven by the Climate Action and Adaptation Plan (CAAP). A sustainability symbol is placed in the upper right-hand corner of the pages to draw attention to these specific projects.

The city continues to build on projects that deliver positive environmental improvements by focusing on stewardship and the management of its natural resources, as evidenced by the current Natural Resources Master Plan and the Parks, Open Space and Trail (POST) plan. A financial commitment to natural resources stewardship is again evident in this year's CIP, indicated by a stewardship symbol in the upper right-hand corner of the relevant project pages.

Notable Projects

Municipal Buildings. *MB-27103 Major Building Components.* This project provides for the replacement of various major building components, including heating, ventilation and air conditioning (HVAC), life safety equipment and fire systems. Ice Arena A is scheduled for dehumidification system replacement in 2029 at an estimated cost of \$1.55 million. This project has been delayed for several years due to funding constraints. The current system is beyond its useful life and has experienced failures over the last year or more, requiring the ice arena to rent costly mobile dehumidification systems while it is repaired. The major building components planned for 2027 include replacing two rooftop units (RTUs) at the Williston Fitness Center for \$250,000, to be funded from its available fund balance.

MB-27107 City Hall Civic Center Complex. This project involves renovating and replacing the city hall elevator controls and control room. A similar project for the community center was approved in the 2026-2030 CIP and is separate from the potential community center remodeling project and is scheduled for completion in 2026. This 2027 project is estimated to cost \$180,000.

MB-28108DEF Solar Initiative – Roof Projects. The public works facility was initially scheduled for a roof replacement in 2025. This roof has also been identified as a viable option for future solar panels, which would help the city generate additional clean energy and reduce its annual operating costs. The roof replacement would include options to ready the roof for future solar

panels, which was initially planned for 2027. Due to financial pressures on the Capital Replacement Fund, this project is being deferred to future years. The existing roof is not at risk of failure but is in below adequate condition and will continue to be reevaluated annually.

MB-TBD110 Satellite Fire Stations Remodel/Replacement. As discussed during the April 28, 2025, study session, the city's four satellite fire stations require remodeling and/or replacement to accommodate the fire department's shift to a full-time staffing model—the estimated cost to remodel or replace ranges from nearly \$22 million to \$37 million.

The city submitted a state bonding request to the Legislature last summer for potential inclusion in a bonding bill during the 2026 legislative session. The city was fortunate to receive \$2.5 million from the Legislature to help replace fire station #2, which has an estimated rebuild cost of \$13 million. Unfortunately, the Legislature did not act on a local sales tax authorization that could have funded the remaining portion of fire station #2 and the replacement of fire station #3, if voters had ultimately approved the local sales tax.

Funding options to cover rebuilding Fire Station #2 include issuing city bonds to cover the remaining unfunded portion or delaying the rebuilding for a year and determining if the city council is interested in seeking authorization for a local sales tax in 2027. The council also has the option of doing nothing, but that would mean forgoing the \$2.5 million in state bonding dollars and would not address the fire department's space needs or provide 24-hour coverage in a busy quadrant of the city to ensure timely responses to emergency calls.

Recreational Facilities. *RecF-27206 The Marsh Renovation.* Similar to the funding for fire stations #2 and #3, the renovations for The Marsh were focusing on a local sales tax to fund the facility improvements. If the city council decides to pursue authorization for a local sales tax in the future, the soonest voters could decide on it would be in November 2027. The city was seeking local sales tax authorization for up to \$35 million in renovation costs. This option did not include the addition of an outdoor pavilion on the west side of the facility. This project is classified as active rather than pending in the CIP, but until funding is available or other financing measures are decided, it is on hold.

RecF-TBD2704 Williston Center Renovation. This facility is also showing wear and needs refurbishment in high-traffic areas within the building, such as the locker rooms and fitness area. The estimated cost for these refurbishments is approximately \$6 million. Financing for these improvements is likely limited to city bonding, as this project was not included in the sales tax request. Any improvements to the Williston Center would occur after improvements to The Marsh are complete, to minimize disruption for residents and guests. Similar to The Marsh project, this project is classified as active, but funding remains uncertain.

RecF-27210 Community Center Renovation. The community center renovation remains a high priority. This project was put on hold in late 2022 due to the purchase of The Marsh. The council approved moving forward with the community center renovation at the [July 27, 2026, City Council meeting](#). Construction is planned to begin in Jan. 2027 and be completed by July 2027. An additional \$500,000 has been added to the project cost to account for the replacement of HVAC units. These units are at the end of their useful lives and were not part of the original community center refurbishment plans. The estimated cost of this renovation is \$4.5 million including HVAC replacement.

Staff have blocked bookings for the winter and spring of 2027 to complete this project. Funding for this project would be through debt financing, either through a conventional bond issuance or directly with a financial institution.

In December 2026, the city council approved step 1 of a 2-step levy increase for financing renovations for fire stations and/or recreational facilities. When fully funded, this levy will dedicate approximately \$810,000 annually to facility improvement debt service, covering approximately \$10 million in facility renovations.

Parks, Trails & Open Space. *Park-26307 Skate Park:* The Parks, Open Space and Trails (POST) Plan lists a skate park as a priority initiative. In 2022 and 2023, the city completed a Skate Park Feasibility Study, identifying Glen Lake Park as the recommended site for skate park development. The feasibility study originally estimated costs of \$1.1 million. The estimated cost is now \$1.35 million, including \$150,000 for demolition of the Glen Lake Activity Center. Funding for this project is through a combination of the Community Investment Fund and a Grant from the State of Minnesota in the amounts of \$950,000 and \$400,000, respectively.

Park-27305 Trail Improvement Plan – 2027 Trail Projects. The Trail Improvement Plan is a multi-year plan created to enhance the city's trail and sidewalk system. New trails and walks added to the system provide safe, active connections among existing trails, parks, schools and village centers. Trail expansion remains a top priority, given the 2019 implementation of dedicated natural gas franchise fees and the increase in electric franchise fees, both of which are dedicated to trail expansion. 2027 includes the trail construction along Excelsior Boulevard and Baker Road. Both trail expansion projects are expected to be completed in 2028. Overhead electrical burial will take place in 2026 and 2027 ahead of the trail construction.

The trail along Baker Road is being led and funded by the Three Rivers Park District. The city is responsible for any desired burial of electrical lines along the route. Preliminary estimates from Xcel indicate that partial line burial, where the trail and utility lines are on the same side of the road, is approximately \$4 million, the remaining \$200,000 is for miscellaneous trail connections. Final estimates from Xcel should be received in the near future.

The trail expansion along Excelsior Boulevard from County Road 101 to Williston Road is estimated at \$8.4 million. Electrical line burial along Excelsior Boulevard is estimated at an additional \$6.9 million. Hennepin County has agreed to supplant \$1 million of this burial cost.

The pricing for burying electrical lines by Xcel Energy has risen dramatically over the past year. Unfortunately, the city has no control over these prices because Xcel Energy owns the lines and manages the undergrounding contracts.

Trails are being constructed as quickly as funding allows. Due to the complexity and increased costs of the two current projects, future trail expansion for the remaining segments will be delayed until approximately 2032. This pause in new trail construction will allow time for the Trail Expansion Fund and the Electric Franchise Fees Fund to replenish fund balances. The next project funded by the Trail Expansion Fund is the preliminary design of a trail along Hopkins Crossroad, from Minnetonka Blvd to Minnetonka Mills Road. Design is scheduled for 2030, with electrical line burial in 2031 and trail construction in 2032. There will be other priority trail expansion projects occurring over the next five years. These trail projects are being incorporated into and funded within street rehabilitation projects.

The city's current Trail Improvement Plan Inventory of Trail Segments provides specific information on each trail segment and can be found on the city's website, [Trail Improvement Plan](#). There is a single page for each trail segment that includes the following:

- A map of the segment color-coded by priority.
- A description of the trail's connection to community amenities, village centers, or other transportation infrastructure.
- How the individual segment has been rated for priority using the previously described criteria.

Park-26309 Park Habitat Stewardship Plan. The proposed CIP continues to fund restoration and maintenance activities on approximately 390 acres of park property under Phase I of the Park Habitat Stewardship Plan, as identified in Appendix B (Table B-2) of the [Natural Resources Management Plan \(NRMP\)](#). The CIP identifies priority parks for restoration based on the prioritization schedule outlined in the NRMP, including the five community parks, as well as other high-priority parks and city-owned properties (e.g., the Cullen-Smith property). Restoration funds identified in the CIP will be used for larger-scale restoration projects. These restoration funds are in addition to those allocated for ongoing maintenance needs in the Natural Resources Division's operating budget.

Park-27313 Crosswalks. This is a new project page dating back to 2025. This annual project continues with a \$100,000 allotment for potential crosswalk opportunities within the city's trail and sidewalk network. This project utilizes funding from the Trail Expansion Fund.

Park-27316 Cullen Nature Preserve and Trails. The city acquired the Ann Cullen Smith property in January 2015 for \$2.51 million. This property is a 30-acre parcel, one of the largest single, unspoiled parcels of land in Minnetonka. Over the last several years, the city has coordinated restoration efforts to prepare the property for use as a public park. The proposed expenditures call for a phased approach to improvements, starting in 2027 with the installation of a gravel parking lot, signage and wayfinding, along with earthen and limestone trails. The 2027 costs are estimated at \$345,000, with projected total costs through 2031 at \$856,000, all funded through the Park & Trail Improvement Fund.

Major Equipment. *ME-27402 Fleet Vehicles.* This project provides for the scheduled replacement of departmental cars, pickups, light trucks and equipment, including mowers and support equipment such as trailers, generators, rollers and turf care equipment. Vehicles are typically purchased through state and county cooperative purchasing contracts. The city's current fleet consists of five electric vehicles (EVs) and 14 hybrid vehicles. Vehicle purchases are reviewed annually for electric vehicles (EVs) and hybrid options.

Historically, this project also included the purchase of public safety vehicles, such as squads and other light-duty units. For 2027, public safety fleet vehicles have been separated into a new project page. The estimated cost of fleet replacement for 2027, excluding public safety, is \$713,550.

ME-27402PS Fleet Vehicles – Public Safety. This project provides for the purchase and buildout of public safety light-duty vehicles. Vehicles are typically purchased through state and county cooperative purchasing contracts. The city's public safety fleet consists of one electric vehicle (EV) and 5 hybrid vehicles. Similar to other city vehicle purchases, electric vehicles (EVs) and hybrid options are reviewed annually. 2027 planned purchases include 8 police vehicles and 2 fire vehicles, with an estimated cost of \$733,000.

ME-27423 Turnout Gear. This project updates the firefighting turnout gear to protect firefighters from thermal insult and other environmental hazards while fighting fires and performing rescues. It is the city's practice to move a set of turnout gear to reserve status as a backup after five years of use. This practice allows firefighters limited out-of-service time due to contaminated gear and gear requiring repair. The estimated cost of replacing turnout gear is \$600,000.

Technology. *Tech-27502 Cybersecurity.* This project will fund the purchase and deployment of necessary hardware, software and tools that are critical to cybersecurity. The city must be proactive in securing the organization's digital environment, safeguarding data, maintaining business continuity, and supporting overall business resilience against cyber threats. This project would dedicate \$125,000 in 2027 towards necessary security measures.

Local Street Improvements. The city's infrastructure continues to age, and it must continue to make substantial investments in its streets and utilities to preserve these assets. These infrastructure projects are becoming increasingly expensive but are crucial to providing sustained, uninterrupted service to the city's residents and businesses. As seen in other metro areas, infrastructure failures can be severe and costly for municipalities and property owners. The city has made a concerted effort to ramp up its investment in utility infrastructure replacement and rehabilitation. These efforts have had a positive impact in reducing water main breaks and sewer backups.

LSI-27602 Local Street Rehabilitation - Kinsel. The next major street rehabilitation project is scheduled for the Kinsel neighborhood in 2027. Preliminary design work has already begun on this project. The estimated construction cost for this project is over \$16.6 million, with the majority of the funding coming from the Street Improvement Fund, Stormwater Fund, and Utility Fund.

As a reminder, street reconstruction projects have historically been financed on a pay-as-you-go basis and are not specially assessed to property owners or financed by bonding.

LSI-27609 Local Street Preservation – Frontage Road. Street preservation projects are typically less intrusive because utilities are not entirely replaced, and the road surface can be milled and overlaid with a new layer. The estimated 2027 mill and overlay project cost is \$1.8 million and includes the frontage road between Ridgedale Drive and Hopkins Crossroad on the south side of I-394.

MSA Street Improvements. *MSA-27701 Excelsior Blvd/CR3 (CR 101 to Williston).* The city is currently scheduled to reconstruct and reconfigure Excelsior Boulevard from County Road 101 to Williston Road, including the construction of a new trail segment. Preliminary work will begin in 2026, with major construction taking place in 2027 and 2028. This project is a joint partnership with Hennepin County. The preliminary estimate for the city's share of this project is \$27.5 million. City funding will be obtained through a variety of sources, including Municipal State Aid, Street Improvement Fund, franchise fees for undergrounding electrical lines, Water and Sewer Utility Fund, Storm Water Fund, and the Trail Expansion Fund. Hennepin County is funding approximately \$25 million of the project costs.

Storm Drainage Improvements. *SDI-27804 Major Pond Rehabilitation.* These projects provide for sediment testing and dredging of the city's 200 constructed storm ponds. This project allows for the dredging of one to two ponds annually and is consistent with the Water Resources Management Plan and the NPDES Phase II Storm Water Program. The 2027 project costs are

estimated to be \$300,000. As many of the storm water ponds are approaching the end of their anticipated useful life, additional funding is being allocated to this project, as reflected in the budget for future years.

SDI-27805 Storm Sewer Lift Station Improvements. A 2017 stormwater facilities study evaluated the physical condition of stormwater lift station components and the operational performance of each station, identifying necessary improvements. Although no projects are listed on this project page for the next five years, the Kraemer lift station improvements are included in the larger Excelsior Boulevard improvement project.

Utility System Improvements. The utility fund continues its long-range plan for water and sanitary sewer infrastructure, along with an associated financing plan for critical maintenance and replacement of the city's utility infrastructure investment. Financing includes regular bond issuances, with the next bond issuance scheduled for 2027.

WSS-27907 Sewer – System Sustainability Improvements. This project provides ongoing improvements in sustainability and optimization of the sanitary sewer infrastructure. Projects include rehabilitating the Glen Lake lift station and force main, as well as the Acorn Ridge and Fairchild lift stations. The project costs for 2027 are estimated at \$2.55 million.

WSS-27904 Water - System Sustainability Improvements. This project implements the recommendations of the 2025 Infrastructure Rehabilitation and Replacement study. The improvements scheduled for 2027 include air relief valves, well refurbishments, and roof replacements on various well houses at an estimated cost of \$400,000. The improvements scheduled for 2028 are more extensive and include the refurbishment of water treatment plant #14 at an estimated cost of \$4.4 million.

WSS-27906 Water Meter Replacement Program. This project continues with the replacement of the city's water meter stock. This project was approved by the council at the May 20, 2024, council meeting. The project initially proposed a 6-year replacement schedule. Due to the efficiency of the replacements, the project is now projected to be complete in four years. The total cost of this project is \$8.5 million.

Project updates since the June council study session

RecF-27210 Community Center Renovation. As noted earlier in the report, the council approved moving forward with the community center renovation at the [July 27, 2026, City Council meeting](#).

Park-27315 – Big Willow Field Lighting. In an effort to extend the usage of existing baseball fields at Big Willow park, the city will work with Minnetonka Big Willow Baseball Association (MBWBA) on a Hennepin County grant for partial funding. MBWBA will provide additional funding with the city not contributing financially to this project. The estimated cost of this project is \$150,000.

General Fund balance

Because the city budgets responsibly, a conservative strategy has been employed whereby a portion of the resources funding the CIP includes monies transferred over the five years from the General Fund balance, per Council Policy 2.13 for determining adequate fund balances, a

"Budget Stabilization Reserve" must be maintained to cover the following year's operating budget and uncertainties, such as changes in state law or unforeseen natural disasters. In accordance with the policy, amounts in the balance of this reserve exceeding 40% of the following year's operating budget may be considered available for transfer and appropriation by the council for capital or other nonrecurring needs.

This methodology is key to ensuring the city's ongoing fiscal resiliency. In any given year, if the city does not achieve a positive increase in its fund balance, it is well-positioned to restructure its five-year plan.

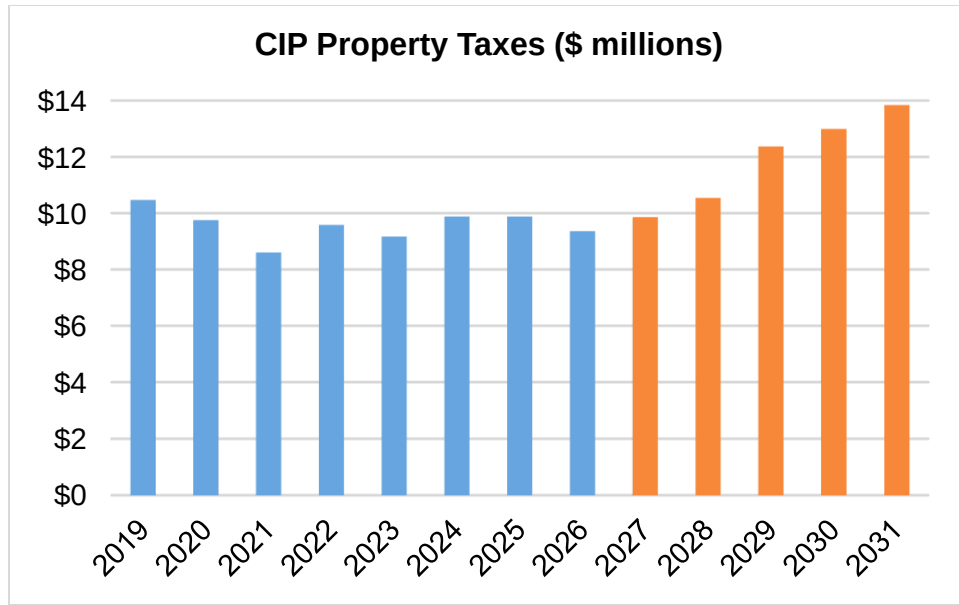
The Fiscal Year 2025 ended with a positive increase in the fund balance. Therefore, by the end of 2026, the General Fund balance is projected to have approximately \$1.5 million in available funds above the minimum required to meet the forty-percent fund balance threshold. This balance includes funds above the threshold realized in past years and already programmed in the current 2026-2030 CIP. The 2026 capital budget, combined with the 2027-2031 CIP, anticipates transferring \$5.0 million over the next five years for capital expenditures. The remaining fund balance ensures sufficient resources to meet the General Fund's needs over the next year.

Property taxes

The 2020-2024 and 2021-2025 CIPs reduced property taxes directed to the CIP. Initially, the 2020-2024 CIP redirected a portion of the CIP property tax levy towards the new public safety facility's debt service and increased operational costs. The original intent before 2020 was to restore the 2021 capital property tax levy to 2019 levels. That was before the onset of the COVID-19 pandemic. Due to the pandemic, the 2021-2025 CIP delayed the restoration of the levy and further reduced the capital property tax levy.

Since that time, the CIP levy has remained relatively flat. In contrast, the overall tax levy has steadily increased due to operational and programmatic changes, including the implementation of the public safety master plan. As the public safety master plan implementation draws to a close in the coming years, there will need to be an emphasis on increasing the capital projects tax levy. Excess General Fund reserves over the past couple of years have helped stem the tide, along with a concerted effort to leverage capital dollars through outside grants and partnerships. Still, as project costs continue to rise, additional capital funding will be needed to maintain the city's current investments in infrastructure, buildings and equipment.

For 2027, the capital levy request is \$9.86 million, an increase of \$500,000 from the previous year and virtually identical to the 2025 capital levy.



Other funding sources

One of the desired outcomes in the city's strategic plan is to expand revenue sources for capital improvement projects. Staff is always seeking partnerships, grants, and other sources to leverage property taxes and minimize the impact on the city's taxpayers. A prime example of this effort is the Hopkins Crossroad trail expansion project completed in 2024. This \$5.4 million project was funded by \$4.1 million in federal and state grants. This outside funding enabled the city to fund the upcoming trail expansion projects in a timelier manner. Additional grant funding includes 50 percent funding for new rooftop and ground-mounted solar arrays, a Natural Resources Releaf grant, and stormwater funding near Groveland Elementary School.

Awarded grants and partnerships for upcoming projects include \$400,000 from the State of Minnesota for the skate park, \$2.5 million for rebuilding fire station #2 from the state bonding bill passed earlier this year, along with approximately \$25 million from Hennepin County for joint city and county project along Excelsior Boulevard.



CITY OF
MINNETONKA

CAPITAL IMPROVEMENTS PROGRAM

2027-2031

DRAFT 198



2027-2031 Capital Improvements Program

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Projects include sustainability features and/or focus.



Projects include a natural resources stewardship feature and/or focus.

Capital Improvements Policy

The Capital Improvements Program (CIP) is the city's five-year plan to provide and maintain public facilities for the citizens and businesses of Minnetonka, balanced against the constraint of available resources.

Funding Priorities

Reinvestment for the replacement, maintenance or increased efficiency of existing systems will have priority over the expansion of existing systems or the provision of new facilities and services. Priority rankings include:

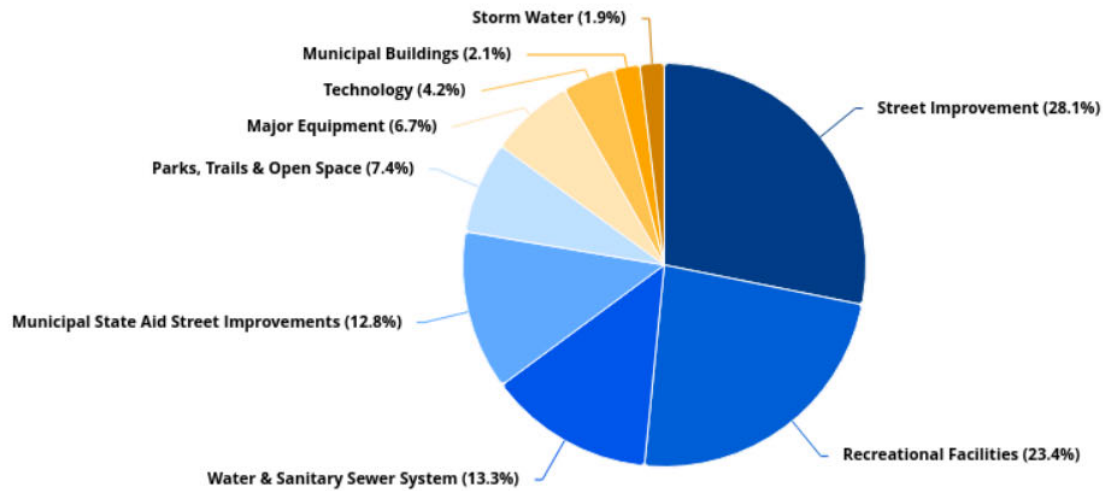
1. Projects necessary for public health and safety, or to meet legal mandates.
2. Projects which help maintain or make existing systems more efficient. Cost-benefits and coordination with related projects will be considered.
3. Projects expanding existing systems, providing new services, or for general community betterment.

Planning Principles

- The CIP will support achievement of the city's long-term Strategic Priorities.
- The CIP will be updated annually to reflect changing capital needs for new construction and maintenance of the city's substantial investments in streets, utilities, parks, buildings and equipment.
- Development of the CIP will be consistent with the annual operating budget. Future operating costs associated with new capital improvements will be projected and included in operating budget forecasts.
- Fund balance guidelines will be established for each capital fund, and will reflect the type of fund, subsequent-year budget needs, annual cash flow requirements, replacement reserves and potential contingencies. The guidelines will be used to responsibly manage balances over the five-year planning horizon.

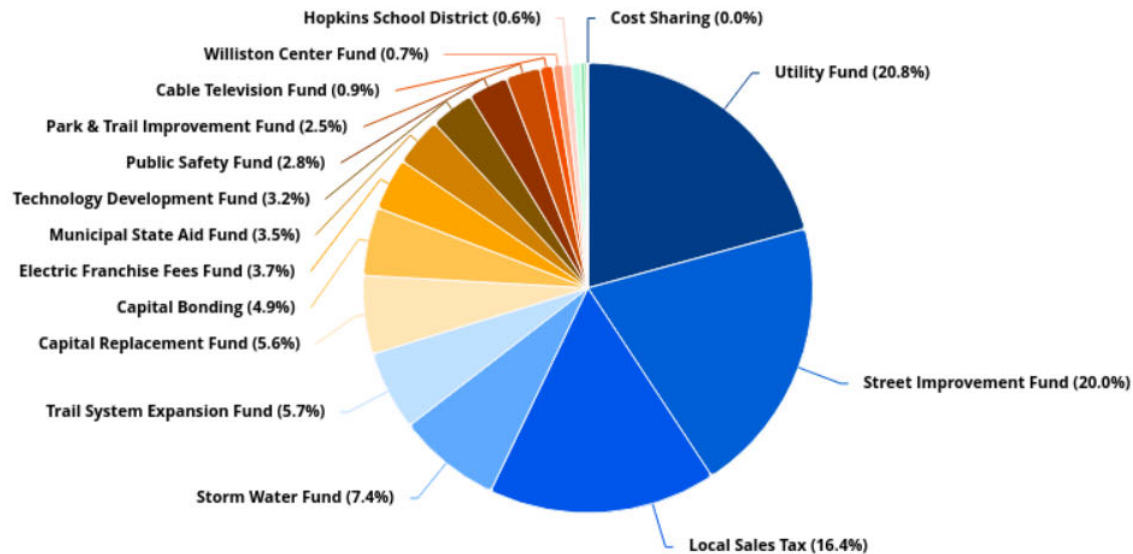


2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Category Summary



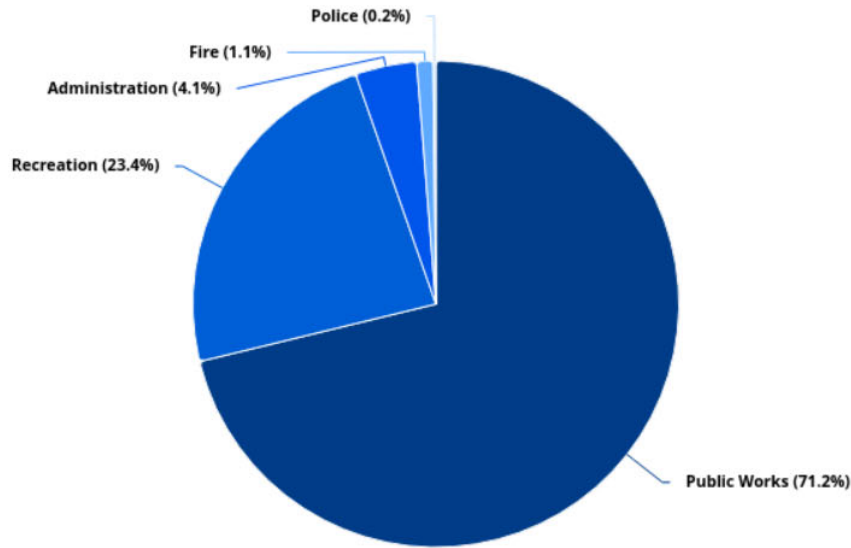
Category	2027	2028	2029	2030	2031	Total
Major Equipment	2.95M	3.02M	2.48M	3.24M	2.68M	14.37M
Municipal Buildings	860K	645K	1.83M	695K	420K	4.46M
Municipal State Aid Street Improvements	20.07M	1.1M		3.3M	2.8M	27.27M
Parks, Trails & Open Space	6.1M	1.98M	1.33M	1.86M	4.47M	15.73M
Recreational Facilities	5.53M	7.96M	30.39M	5.56M	590K	50.03M
Storm Water	750K	825K	775K	925K	875K	4.15M
Street Improvement	20.41M	7.41M	10.99M	6.34M	14.95M	60.09M
Technology	1.85M	1.61M	2.16M	1.56M	1.83M	9.01M
Water & Sanitary Sewer System	7.31M	8.84M	1.93M	7.24M	3.06M	28.37M
GRAND TOTAL	65.82M	33.39M	51.89M	30.72M	31.67M	213.48M

2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Funding Source Summary



Source	2027	2028	2029	2030	2031	Total
Cable Television Fund	480K	417K	384K	366K	342K	1.99M
Capital Bonding	4.5M		1.5M	4.5M		10.5M
Capital Replacement Fund	2.19M	2.23M	3.83M	1.91M	1.82M	11.99M
City of Hopkins	22K	10K	5K	50K	3K	91K
Community Investment Fund	650K					650K
Cost Sharing	0					0
Electric Franchise Fees Fund	5M				3M	8M
Forestry Fund	254K	260K	266K	272K	278K	1.33M
Grants/Partnership Funding	150K			150K		300K
Gray's Bay Marina Fund	25K	50K				75K
Hopkins School District	270K	270K	270K	270K	270K	1.35M
Local Sales Tax		7M	28M			35M
Municipal State Aid Fund	1.45M	1.1M		4.05M	900K	7.5M
Park & Trail Improvement Fund	841K	1.83M	975K	585K	1.09M	5.32M
Public Safety Fund	1.69M	784K	699K	1.84M	1.04M	6.05M
Storm Water Fund	6.58M	2.08M	1.79M	975K	4.44M	15.86M
Street Improvement Fund	12.62M	6.35M	8.57M	5.88M	9.18M	42.6M
Technology Development Fund	1.25M	1.15M	1.73M	1.15M	1.49M	6.77M
Trail System Expansion Fund	10.8M	100K	100K	1.1M	100K	12.2M
Utility Fund	16.54M	9.55M	3.42M	7.37M	7.46M	44.34M
Williston Center Fund	505K	200K	350K	255K	250K	1.56M
GRAND TOTAL	65.82M	33.39M	51.89M	30.72M	31.67M	213.48M

2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Department Summary



Department	2027	2028	2029	2030	2031	Total
Administration	1.74M	1.57M	2.11M	1.51M	1.83M	8.76M
Fire	890K	55K		1.05M	300K	2.29M
Police	71K	143K	86K	86K		386K
Public Works	57.6M	23.66M	19.29M	22.51M	28.95M	152.01M
Recreation	5.53M	7.96M	30.39M	5.56M	590K	50.03M
GRAND TOTAL	65.82M	33.39M	51.89M	30.72M	31.67M	213.48M

2027 through 2031
Capital Improvement Plan
Minnetonka, MN - CIP
Sources and Uses of Funds Details

Source	Project #	2027	2028	2029	2030	2031
Cable Television Fund						
Beginning Balance		533,707	344,307	155,007	-59,593	-314,793
<u>Revenues and Other Fund Sources</u>						
<i>Revenue</i>						
Cable Franchise Fees		651,000	620,000	601,900	584,400	567,400
Interest on Investments		43,500	8,600	3,900	-1,500	-7,900
Public Educ & Govt (PEG) Fees		195,000	185,700	176,900	168,500	160,500
Total		889,500	814,300	782,700	751,400	720,000
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		889,500	814,300	782,700	751,400	720,000
Total Funds available		1,423,207	1,158,607	937,707	691,807	405,207
<u>Expenditures and Uses</u>						
<i>Capital Projects & Equipment</i>						
<i>Administration</i>						
Audio/Visual Equipment & Broadcast Programming	TECH-27504	479,500	317,200	384,400	266,000	241,500
Technology Infrastructure	TECH-27505	0	100,000	0	100,000	100,000
Total		479,500	417,200	384,400	366,000	341,500
<i>Other Uses</i>						
Operating Expenditures		517,600	540,900	565,300	590,800	617,400
Transfer Out		81,800	45,500	47,600	49,800	52,100
Total		599,400	586,400	612,900	640,600	669,500
Total Expenditures and Uses		1,078,900	1,003,600	997,300	1,006,600	1,011,000
Change in Fund Balance		-189,400	-189,300	-214,600	-255,200	-291,000
Ending Balance		344,307	155,007	-59,593	-314,793	-605,793

Source	Project #	2027	2028	2029	2030	2031
Capital Replacement Fund						
Beginning Balance		1,750,645	895,795	181,145	-275,705	-510,455
Revenues and Other Fund Sources						
<i>Revenue</i>						
Auction Proceeds		110,000	110,000	110,000	110,000	110,000
Interest on Investments		35,000	17,900	3,600	-5,500	-10,200
Tax Levy		1,092,000	1,389,400	2,511,700	1,571,300	1,539,200
Transfer In		100,000	0	750,000	0	0
Total		1,337,000	1,517,300	3,375,300	1,675,800	1,639,000
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		1,337,000	1,517,300	3,375,300	1,675,800	1,639,000
Total Funds available		3,087,645	2,413,095	3,556,445	1,400,095	1,128,545
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Energy Conservation & Sustainability Improvements	MB-27102	70,000	0	0	0	0
Major Building Components	MB-27103	0	200,000	1,550,000	180,000	0
Building Automation Replacement	MB-27104	75,000	75,000	0	80,000	0
Building Roof Replacements	MB-27105	150,000	125,000	40,000	30,000	0
Fire Station Refurbishment	MB-27106	75,000	75,000	75,000	175,000	150,000
City Hall Civic Center Complex	MB-27107	180,000	60,000	0	160,000	0
Special Project Facility Repairs and Upgrades	MB-27109	60,000	60,000	70,000	70,000	70,000
Life Safety Reporting Upgrades	MB-28101	0	50,000	100,000	0	0
Dump/Plow Truck Replacements	ME-27401	391,800	403,600	415,700	428,200	466,300
Fleet Vehicles	ME-27402	522,050	443,750	540,050	179,050	347,350
Sidewalk and Trail Maintenance	ME-27410	258,000	0	0	0	0
Snow Blower	ME-28409	0	229,600	0	0	0
Sustainable Initiatives	ME-28412	0	100,000	0	0	0
Sidewalk and Trail Maintenance Vehicle	ME-28414	0	0	108,400	223,200	0
Front End Loader	ME-29408	0	0	352,300	0	373,700
Sign Truck	ME-29415	0	0	189,300	0	0
Mechanical Grinding Bucket	ME-29417	0	0	131,400	0	0
Skidsteer Loader	ME-30411	0	0	0	150,100	154,600
Total		1,781,850	1,821,950	3,572,150	1,675,550	1,561,950
<i>Recreation</i>						
The Marsh Improvements	RecF-27202	150,000	125,000	150,000	125,000	150,000
Royals Athletic Center Improvements	RecF-27204	110,000	110,000	110,000	110,000	110,000
Ice Arena Improvements	RecF-27205	0	175,000	0	0	0
Community Center Improvements	RecF-27208	150,000	0	0	0	0
Total		410,000	410,000	260,000	235,000	260,000
<i>Other Uses</i>						
Total Expenditures and Uses		2,191,850	2,231,950	3,832,150	1,910,550	1,821,950
Change in Fund Balance		-854,850	-714,650	-456,850	-234,750	-182,950
Ending Balance		895,795	181,145	-275,705	-510,455	-693,405

Source	Project #	2027	2028	2029	2030	2031
Community Investment Fund						
Beginning Balance		19,798,002	19,706,002	20,261,702	20,831,202	21,415,002
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		495,000	492,700	506,500	520,800	535,400
Other Revenue		63,000	63,000	63,000	63,000	63,000
Total		558,000	555,700	569,500	583,800	598,400
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		558,000	555,700	569,500	583,800	598,400
Total Funds available		20,356,002	20,261,702	20,831,202	21,415,002	22,013,402
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Glen Lake Park - Skate Park & Park Improvements	Park-26307	150,000	0	0	0	0
Park & Open Space Purchase	Park-27312	500,000	0	0	0	0
Total		650,000	0	0	0	0
<i>Other Uses</i>						
Total Expenditures and Uses		650,000	0	0	0	0
Change in Fund Balance		-92,000	555,700	569,500	583,800	598,400
Ending Balance		19,706,002	20,261,702	20,831,202	21,415,002	22,013,402

Source	Project #	2027	2028	2029	2030	2031
Electric Franchise Fees Fund						
Beginning Balance		-900,971	-4,371,271	-3,271,571	-2,144,371	-988,971
Revenues and Other Fund Sources						
<i>Revenue</i>						
Electric Franchise Fees		1,219,000	1,219,000	1,219,000	1,219,000	1,219,000
Hennepin County		343,200	0	0	0	0
Interest on Investments		-22,500	-109,300	-81,800	-53,600	-24,700
Total		1,539,700	1,109,700	1,137,200	1,165,400	1,194,300
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		1,539,700	1,109,700	1,137,200	1,165,400	1,194,300
Total Funds available		638,729	-3,261,571	-2,134,371	-978,971	205,329
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Local Street Rehabilitation - Kinsel	LSI-27602	500,000	0	0	0	0
Gleason Lake Road (County Road 15)	LSI-28602	1,000,000	0	0	0	0
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	3,500,000	0	0	0	0
Trail Improvement Plan - Hopkins Crossroad	Park-32305	0	0	0	0	3,000,000
Total		5,000,000	0	0	0	3,000,000
<i>Other Uses</i>						
Street Light Installations		10,000	10,000	10,000	10,000	10,000
Total		10,000	10,000	10,000	10,000	10,000
Total Expenditures and Uses		5,010,000	10,000	10,000	10,000	3,010,000
Change in Fund Balance		-3,470,300	1,099,700	1,127,200	1,155,400	-1,815,700
Ending Balance		-4,371,271	-3,271,571	-2,144,371	-988,971	-2,804,671

Source	Project #	2027	2028	2029	2030	2031
Forestry Fund						
Beginning Balance		360,108	315,308	263,608	204,908	139,008
<u>Revenues and Other Fund Sources</u>						
<i>Revenue</i>						
Interest on Investments		7,200	6,300	5,300	4,100	2,800
Tax Levy		262,000	262,000	262,000	262,000	262,000
Total		269,200	268,300	267,300	266,100	264,800
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		269,200	268,300	267,300	266,100	264,800
Total Funds available		629,308	583,608	530,908	471,008	403,808
<u>Expenditures and Uses</u>						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Plant Pest Program (Forestry Preservation)	Park-27301	254,000	260,000	266,000	272,000	278,000
Total		254,000	260,000	266,000	272,000	278,000
<i>Other Uses</i>						
Transfer Out - GF		60,000	60,000	60,000	60,000	60,000
Total		60,000	60,000	60,000	60,000	60,000
Total Expenditures and Uses		314,000	320,000	326,000	332,000	338,000
Change in Fund Balance		-44,800	-51,700	-58,700	-65,900	-73,200
Ending Balance		315,308	263,608	204,908	139,008	65,808

Source	Project #	2027	2028	2029	2030	2031
Municipal State Aid Fund						
Beginning Balance		4,921,539	5,824,939	7,100,939	9,508,839	7,926,939
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		123,000	145,600	177,500	237,700	198,200
State Allotment		2,230,400	2,230,400	2,230,400	2,230,400	2,230,400
Total		2,353,400	2,376,000	2,407,900	2,468,100	2,428,600
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		2,353,400	2,376,000	2,407,900	2,468,100	2,428,600
Total Funds available		7,274,939	8,200,939	9,508,839	11,976,939	10,355,539
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Signal Improvements	LSI-27606	75,000	0	0	0	0
Signal Improvements	LSI-30606	0	0	0	750,000	0
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	1,375,000	0	0	0	0
Local Street Preservation - Lake St. and Williston	MSA-30701	0	1,100,000	0	3,300,000	0
Minnetonka Boulevard (County Road 5)	MSA-31702	0	0	0	0	900,000
Total		1,450,000	1,100,000	0	4,050,000	900,000
<i>Other Uses</i>						
Total Expenditures and Uses		1,450,000	1,100,000	0	4,050,000	900,000
Change in Fund Balance		903,400	1,276,000	2,407,900	-1,581,900	1,528,600
Ending Balance		5,824,939	7,100,939	9,508,839	7,926,939	9,455,539

Source	Project #	2027	2028	2029	2030	2031
Park & Trail Improvement Fund						
Beginning Balance		7,074,643	7,062,243	5,867,343	5,675,543	5,886,943
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		172,500	172,000	141,900	136,800	141,900
Miscellaneous Income		9,600	9,600	9,600	9,600	9,600
Park Dedication Fees		250,000	250,000	250,000	250,000	250,000
Tax Levy		396,700	201,700	381,700	400,000	400,000
Total		828,800	633,300	783,200	796,400	801,500
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		828,800	633,300	783,200	796,400	801,500
Total Funds available		7,903,443	7,695,543	6,650,543	6,471,943	6,688,443
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Fleet Vehicles	ME-27402	51,500	85,000	0	0	0
Sidewalk and Trail Maintenance Vehicle	ME-28414	0	105,200	0	0	0
Athletic Field Improvements	Park-27302	40,000	80,000	30,000	40,000	65,000
Burwell House Investments	Park-27303	30,000	0	45,000	0	0
Park Investment Plan	Park-27304	60,000	250,000	340,000	245,000	370,000
Trail Rehabilitation	Park-27306	65,000	740,000	350,000	90,000	300,000
Park Habitat Stewardship Plan	Park-27309	120,000	100,000	105,000	110,000	115,000
Parks Projects Implementation	Park-27314	85,000	70,000	0	0	0
Cullen Nature Preserve Parking and Trails	Park-27316	345,000	178,000	95,000	0	238,000
Timberline Park	Park-28310	0	200,000	0	0	0
Total		796,500	1,808,200	965,000	485,000	1,088,000
<i>Recreation</i>						
Shady Oak Beach Improvements	RecF-27203	44,700	20,000	10,000	100,000	6,700
Total		44,700	20,000	10,000	100,000	6,700
<i>Other Uses</i>						
Total Expenditures and Uses		841,200	1,828,200	975,000	585,000	1,094,700
Change in Fund Balance		-12,400	-1,194,900	-191,800	211,400	-293,200
Ending Balance		7,062,243	5,867,343	5,675,543	5,886,943	5,593,743

Source	Project #	2027	2028	2029	2030	2031
Public Safety Fund						
Beginning Balance		-1,824,830	-1,772,330	-1,180,730	-190,330	-80,130
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		-36,500	-35,400	-23,600	-3,800	-1,600
Tax Levy		1,483,000	1,410,600	1,713,300	1,953,700	1,985,800
Transfer In		300,000	0	0	0	0
Total		1,746,500	1,375,200	1,689,700	1,949,900	1,984,200
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		1,746,500	1,375,200	1,689,700	1,949,900	1,984,200
Total Funds available		-78,330	-397,130	508,970	1,759,570	1,904,070
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Fire</i>						
Training Props	ME-27416	25,000	0	0	0	0
Lucas Device Purchase	ME-27417	0	55,000	0	0	0
Apparatus Refurbishment	ME-27420	200,000	0	0	150,000	0
Turnout Gear	ME-27423	600,000	0	0	0	0
Pumper Truck Replacement	ME-27431	0	0	0	900,000	0
Hose and appliances	ME-31418	0	0	0	0	300,000
Station Alerting	TECH-27510	65,000	0	0	0	0
Total		890,000	55,000	0	1,050,000	300,000
<i>Police</i>						
Police Patrol Vehicle Radars	ME-27426	0	0	40,000	40,000	0
Speed Awareness Monitor	ME-27427	25,000	0	0	0	0
SWAT Team Protective Gear	ME-27428	0	97,000	0	0	0
Automated License Plate Readers	TECH-27514	46,000	46,000	46,000	46,000	0
Total		71,000	143,000	86,000	86,000	0
<i>Public Works</i>						
Fleet Vehicles - Public Safety	ME-27402PS	733,000	585,600	613,300	703,700	735,800
Total		733,000	585,600	613,300	703,700	735,800
<i>Other Uses</i>						
Total Expenditures and Uses		1,694,000	783,600	699,300	1,839,700	1,035,800
Change in Fund Balance		52,500	591,600	990,400	110,200	948,400
Ending Balance		-1,772,330	-1,180,730	-190,330	-80,130	868,270

Source	Project #	2027	2028	2029	2030	2031
Storm Water Fund						
Beginning Balance		4,485,145	2,913,045	3,150,145	3,751,945	5,236,345
Revenues and Other Fund Sources						
<i>Revenue</i>						
Bond Proceeds		2,600,000	0	0	0	0
Interest on Investments		197,800	197,800	197,800	197,800	197,800
Storm Water Utility Fees		3,485,000	3,589,500	3,697,200	3,808,100	3,922,300
Total		6,282,800	3,787,300	3,895,000	4,005,900	4,120,100
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		6,282,800	3,787,300	3,895,000	4,005,900	4,120,100
Total Funds available		10,767,945	6,700,345	7,045,145	7,757,845	9,356,445
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Local Street Rehabilitation - Kinsel	LSI-27602	2,800,000	0	0	0	0
Local Street Preservation	LSI-27603	50,000	50,000	50,000	50,000	50,000
Local Street Preservation - Frontage Rd.	LSI-27609	25,000	0	0	0	0
Gleason Lake Road (County Road 15)	LSI-28602	0	500,000	0	0	0
Local Street Preservation - Wayzata Boulevard	LSI-28609	0	25,000	0	0	0
Local Street Preservation - Vinehill Road	LSI-29609	0	0	25,000	0	0
Local Street Rehabilitation - Essex	LSI-31602	0	0	937,500	0	2,812,500
Street Sweeper	ME-28405	0	353,600	0	0	0
Dozer	ME-28407	0	330,400	0	0	0
Excavator	ME-31416	0	0	0	0	205,300
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	2,950,000	0	0	0	0
Minnetonka Boulevard (County Road 5)	MSA-31702	0	0	0	0	500,000
Storm Sewer Risk Assessment and Projects	SDI-27801	300,000	350,000	350,000	400,000	400,000
Water Quality Projects	SDI-27802	0	100,000	0	100,000	0
Watershed Modeling	SDI-27803	150,000	25,000	25,000	25,000	25,000
Major Pond Rehabilitation	SDI-27804	300,000	350,000	400,000	400,000	450,000
Total		6,575,000	2,084,000	1,787,500	975,000	4,442,800
<i>Other Uses</i>						
Transfers Out		162,500	167,400	172,400	177,600	182,900
Operating Expenses		1,117,400	1,151,000	1,185,500	1,221,100	1,257,700
Debt Service		0	147,800	147,800	147,800	147,800
Total		1,279,900	1,466,200	1,505,700	1,546,500	1,588,400
Total Expenditures and Uses		7,854,900	3,550,200	3,293,200	2,521,500	6,031,200
Change in Fund Balance		-1,572,100	237,100	601,800	1,484,400	-1,911,100
Ending Balance		2,913,045	3,150,145	3,751,945	5,236,345	3,325,245

Source	Project #	2027	2028	2029	2030	2031
Street Improvement Fund						
Beginning Balance		8,784,063	2,874,763	3,607,263	2,249,363	4,549,363
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		175,700	57,500	72,100	45,000	91,000
MSA Maintenance		650,000	645,000	640,000	640,000	640,000
Tax Levy		5,880,000	6,380,000	6,500,000	7,500,000	8,150,000
Total		6,705,700	7,082,500	7,212,100	8,185,000	8,881,000
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		6,705,700	7,082,500	7,212,100	8,185,000	8,881,000
Total Funds available		15,489,763	9,957,263	10,819,363	10,434,363	13,430,363
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Pavement Management Study	LSI-27601	85,000	85,000	95,000	95,000	95,000
Local Street Rehabilitation - Kinsel	LSI-27602	5,665,000	0	0	0	0
Local Street Preservation	LSI-27603	2,250,000	2,360,000	2,460,000	2,370,000	2,470,000
Noise Barrier	LSI-27605	850,000	0	0	0	0
Bridge Inspections and Improvements	LSI-27608	15,000	40,000	15,000	50,000	15,000
Local Street Preservation - Frontage Rd.	LSI-27609	1,750,000	0	0	0	0
Gleason Lake Road (County Road 15)	LSI-28602	0	700,000	0	0	0
Local Street Preservation - Wayzata Boulevard	LSI-28609	500,000	3,165,000	0	0	0
Bridge Improvements - Libb's Bridge	LSI-29608	0	0	2,000,000	0	0
Local Street Preservation - Vinehill Road	LSI-29609	0	0	2,100,000	0	0
Local Street Rehabilitation - Essex	LSI-31602	0	0	1,900,000	2,900,000	5,700,000
Public Works Technology	ME-30413	0	0	0	470,000	0
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	1,500,000	0	0	0	0
Minnetonka Boulevard (County Road 5)	MSA-31702	0	0	0	0	900,000
Total		12,615,000	6,350,000	8,570,000	5,885,000	9,180,000
<i>Other Uses</i>						
Total Expenditures and Uses		12,615,000	6,350,000	8,570,000	5,885,000	9,180,000
Change in Fund Balance		-5,909,300	732,500	-1,357,900	2,300,000	-299,000
Ending Balance		2,874,763	3,607,263	2,249,363	4,549,363	4,250,363

Source	Project #	2027	2028	2029	2030	2031
Technology Development Fund						
Beginning Balance		5,975	-149,375	-53,475	-357,375	-59,475
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		100	-3,000	-1,100	-7,100	-1,200
Tax Levy		750,000	900,000	1,000,000	1,300,000	1,500,000
Transfers In		350,000	350,000	425,000	150,000	50,000
Total		1,100,100	1,247,000	1,423,900	1,442,900	1,548,800
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		1,100,100	1,247,000	1,423,900	1,442,900	1,548,800
Total Funds available		1,106,075	1,097,625	1,370,425	1,085,525	1,489,325
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Administration</i>						
Cybersecurity	TECH-27502	125,000	65,000	65,000	0	0
Security Equipment	TECH-27503	188,000	200,000	242,500	140,500	186,700
Office Equipment	TECH-27507	154,000	95,700	43,800	121,600	98,700
Technology Purchases/Upgrades	TECH-27508	788,450	790,400	1,376,500	882,900	1,202,700
Total		1,255,450	1,151,100	1,727,800	1,145,000	1,488,100
<i>Other Uses</i>						
Total Expenditures and Uses		1,255,450	1,151,100	1,727,800	1,145,000	1,488,100
Change in Fund Balance		-155,350	95,900	-303,900	297,900	60,700
Ending Balance		-149,375	-53,475	-357,375	-59,475	1,225

Source	Project #	2027	2028	2029	2030	2031
Trail System Expansion Fund						
Beginning Balance		732,661	-8,044,039	-6,340,139	-4,593,639	-3,803,439
Revenues and Other Fund Sources						
<i>Revenue</i>						
Gas & Electric Franchise Fees		2,005,000	2,005,000	2,005,000	2,005,000	2,005,000
Interest on Investments		18,300	-201,100	-158,500	-114,800	-95,100
Total		2,023,300	1,803,900	1,846,500	1,890,200	1,909,900
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		2,023,300	1,803,900	1,846,500	1,890,200	1,909,900
Total Funds available		2,755,961	-6,240,139	-4,493,639	-2,703,439	-1,893,539
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	6,500,000	0	0	0	0
Trail Improvement Plan - 2027 Trail Projects	Park-27305	4,200,000	0	0	0	0
Crosswalks	Park-27313	100,000	100,000	100,000	100,000	100,000
Trail Improvement Plan - Hopkins Crossroad	Park-32305	0	0	0	1,000,000	0
Total		10,800,000	100,000	100,000	1,100,000	100,000
<i>Other Uses</i>						
Total Expenditures and Uses		10,800,000	100,000	100,000	1,100,000	100,000
Change in Fund Balance		-8,776,700	1,703,900	1,746,500	790,200	1,809,900
Ending Balance		-8,044,039	-6,340,139	-4,593,639	-3,803,439	-1,993,539

Source	Project #	2027	2028	2029	2030	2031
Utility Fund						
Beginning Balance		29,365,079	28,139,479	23,588,479	25,722,079	23,966,326
Revenues and Other Fund Sources						
<i>Revenue</i>						
Bond Proceeds		10,000,000	0	0	0	0
Hookup Fees		100,000	100,000	100,000	100,000	100,000
Interest on Investments		572,500	603,800	624,500	640,600	831,800
Miscellaneous Income		254,000	254,000	254,000	254,000	254,000
Water Sales & Sewer Services		22,703,200	23,708,300	24,929,900	25,677,747	26,448,100
Total		33,629,700	24,666,100	25,908,400	26,672,347	27,633,900
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		33,629,700	24,666,100	25,908,400	26,672,347	27,633,900
Total Funds available		62,994,779	52,805,579	49,496,879	52,394,426	51,600,226
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Local Street Rehabilitation - Kinsel	LSI-27602	4,662,500	0	0	0	0
Local Street Preservation	LSI-27603	120,000	120,000	120,000	130,000	130,000
Local Street Preservation - Frontage Rd.	LSI-27609	60,000	0	0	0	0
Gleason Lake Road (County Road 15)	LSI-28602	0	300,000	0	0	0
Local Street Preservation - Wayzata Boulevard	LSI-28609	0	60,000	0	0	0
Local Street Preservation - Vinehill Road	LSI-29609	0	0	60,000	0	0
Local Street Rehabilitation - Essex	LSI-31602	0	0	1,225,000	0	3,675,000
Fleet Vehicles	ME-27402	140,000	231,100	89,600	0	95,100
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	4,250,000	0	0	0	0
Minnetonka Boulevard (County Road 5)	MSA-31702	0	0	0	0	500,000
Water - Miscellaneous Piping & Improvements	WSS-27901	210,000	220,000	230,000	240,000	250,000
Water - Tower Maintenance	WSS-27902	90,000	100,000	205,000	355,000	40,000
Water - Removal of Excavated Soil	WSS-27903	100,000	0	110,000	0	120,000
Water - System Sustainability Improvements	WSS-27904	400,000	4,400,000	600,000	1,650,000	2,150,000
Water - Water Meter Replacement Program	WSS-27906	3,500,000	0	0	0	0
Sewer - System Sustainability Improvements	WSS-27907	2,550,000	3,650,000	300,000	4,500,000	0
Sewer - Infiltration and Inflow Reduction Program	WSS-27908	210,000	220,000	230,000	240,000	250,000
Opus Area Utility Infrastructure	WSS-27909	250,000	250,000	250,000	250,000	250,000
Total		16,542,500	9,551,100	3,419,600	7,365,000	7,460,100
<i>Other Uses</i>						
Sewer Service Charge		6,104,400	6,348,600	6,602,500	6,866,600	7,141,300
Transfers		900,400	927,400	955,200	983,900	1,013,400
Operating Expenses		7,947,200	8,331,400	8,735,200	9,159,700	9,605,800
Debt Service		3,360,800	4,058,600	4,062,300	4,052,900	4,050,200
Total		18,312,800	19,666,000	20,355,200	21,063,100	21,810,700
Total Expenditures and Uses		34,855,300	29,217,100	23,774,800	28,428,100	29,270,800
Change in Fund Balance		-1,225,600	-4,551,000	2,133,600	-1,755,753	-1,636,900
Ending Balance		28,139,479	23,588,479	25,722,079	23,966,326	22,329,426

Source	Project #	2027	2028	2029	2030	2031
Williston Center Fund						
Beginning Balance		1,402,535	929,535	737,235	377,035	88,935
Revenues and Other Fund Sources						
<i>Revenue</i>						
Interest on Investments		35,100	23,200	18,400	9,400	2,200
Membership Fees		1,992,400	2,062,100	2,134,300	2,209,000	2,286,300
Miscellaneous Revenues		14,700	15,400	16,200	17,100	18,000
Other Fees		397,300	417,200	438,100	460,100	483,200
Tennis Court Fees		840,500	882,500	926,700	973,100	1,021,800
Total		3,280,000	3,400,400	3,533,700	3,668,700	3,811,500
<i>Other Fund Sources</i>						
Total Revenues and Other Fund Sources		3,280,000	3,400,400	3,533,700	3,668,700	3,811,500
Total Funds available		4,682,535	4,329,935	4,270,935	4,045,735	3,900,435
Expenditures and Uses						
<i>Capital Projects & Equipment</i>						
<i>Public Works</i>						
Major Building Components	MB-27103	250,000	0	0	0	200,000
Total		250,000	0	0	0	200,000
<i>Recreation</i>						
Williston Center Improvements	RecF-27201	255,000	200,000	350,000	255,000	50,000
Total		255,000	200,000	350,000	255,000	50,000
<i>Other Uses</i>						
Transfers Out - Indirect Costs		59,300	60,500	61,700	62,900	64,200
Operating Expenses		3,188,700	3,332,200	3,482,200	3,638,900	3,802,700
Total		3,248,000	3,392,700	3,543,900	3,701,800	3,866,900
Total Expenditures and Uses		3,753,000	3,592,700	3,893,900	3,956,800	4,116,900
Change in Fund Balance		-473,000	-192,300	-360,200	-288,100	-305,400
Ending Balance		929,535	737,235	377,035	88,935	-216,465



2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Public Works							
Municipal Buildings							
Energy Conservation & Sustainability Improvements	MB-27102	70,000					70,000
Major Building Components	MB-27103	250,000	200,000	1,550,000	180,000	200,000	2,380,000
Building Automation Replacement	MB-27104	75,000	75,000		80,000		230,000
Building Roof Replacements	MB-27105	150,000	125,000	40,000	30,000		345,000
Fire Station Refurbishment	MB-27106	75,000	75,000	75,000	175,000	150,000	550,000
City Hall Civic Center Complex	MB-27107	180,000	60,000		160,000		400,000
Special Project Facility Repairs and Upgrades	MB-27109	60,000	60,000	70,000	70,000	70,000	330,000
Life Safety Reporting Upgrades	MB-28101		50,000	100,000			150,000
Municipal Buildings Total		860,000	645,000	1,835,000	695,000	420,000	4,455,000
Public Works Total		860,000	645,000	1,835,000	695,000	420,000	4,455,000
GRAND TOTAL		860,000	645,000	1,835,000	695,000	420,000	4,455,000



Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project #	MB-27102
Project Name	Energy Conservation & Sustainability Improvements

Total Project Cost	\$70,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the upgrade of energy consuming equipment such as light fixtures, occupancy sensors, insulation, weather stripping, water heaters, water reduction device fixtures and similar equipment that will save energy and water resources.

Projects are undertaken such that those deriving the shortest payback of investment are completed first as well as lighting that has reached the end of its useful life.

2027: Conservation Improvements - Heat pump conversions, Public Safety Satellite Station make up air

Grays Bay sustainability planning was proposed for 2029 but has been delayed due to financial considerations.

Justification

Electric rate interim increases have been sought by Xcel Energy from the Public Utilities Commission on a somewhat regular basis. Electric and gas prices continue to drive return on investment for energy saving projects.

The city has a comprehensive list of energy-saving improvements and completes those with the shortest payback first and progresses to those items with a longer payback.

LED lighting, energy efficient motors, variable air volume HVAC equipment and building computer controls are becoming mainstream and are supported by life cycle-costing methods and rate of return analyses.

LED lighting generally saves 30 to 40% of current demand (per fixture). At current electric rates, LED lighting projects have a payback of typically 3-5 years.

Current strategy is to replace fluorescent lighting three or more years old, failed lighting, or lighting that is operating over eight hours per working day with LED fixtures.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	70,000	0	0	0	0	0	70,000
Total	0	70,000	0	0	0	0	0	70,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	70,000	0	0	0	0	0	70,000
Total	0	70,000	0	0	0	0	0	70,000

Budget Impact

Generally resources spent in this area should have a return on investment of 3 to 5-years or less.

No funding is currently included in this project for specific climate action plan or energy action plan.



Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project # MB-27103
Project Name Major Building Components

Total Project Cost	\$2,380,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the replacement or emergency repair of various major building components including: heating, ventilating & air conditioning (HVAC), life safety equipment, fire systems, building exterior envelope components, interior sub-systems and structural repair.

2027: Williston RTU's #4 and 7

2028: Rink B radiant heat units

2029: Rink A de-humidification, HVAC

2030: Public Works MAU's #4 and 5

2031: Williston RTU's #5 and 6

Definitions:

RTU - roof top unit; **MAU** - makeup air unit; **HVAC** - heating, ventilation and air conditioning

Justification

A number of the city's building air conditioning and heating units are approaching the end of their useful life. The outlined phased program replaces those units that are in greater need. If a unit unexpectedly fails, those units will be re-prioritized for immediate replacement.

This project is consistent with the policy of maintaining the city's infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	250,000	200,000	1,550,000	180,000	200,000	0	2,380,000
Total	0	250,000	200,000	1,550,000	180,000	200,000	0	2,380,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	200,000	1,550,000	180,000	0	0	1,930,000
Williston Center Fund	0	250,000	0	0	0	200,000	0	450,000
Total	0	250,000	200,000	1,550,000	180,000	200,000	0	2,380,000

Budget Impact

This item generally does not increase operating costs and reduces costs when energy efficient units replace older less-efficient ones.

Many major building components are currently available for utility rebates.



Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project # MB-27104
Project Name Building Automation Replacement

Total Project Cost	\$230,000	Contact	Facilities Manager
Department	Public Works	Type	Equipment
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project funds the ongoing installation or replacement of the computer controlled system to efficiently monitor and remotely control city heating, ventilating and air conditioning systems as well as other related systems in each of the city's buildings.

Each year's improvement project would be initiated and completed in the year of funding.

2027: Server upgrade and licenses

2028: Equipment lighting replacement, lighting controls and Civic Center lights

2030: Williston Fitness Center lighting panel integration and licenses

Justification

Building automation is the centralized digital control of a building's heating, ventilation, air conditioning, lighting and other systems, through a Building Automation System (BAS). The objectives of building automation are reduction in energy consumption, improved equipment life cycles, improved occupant comfort and remote operation.

The city's original building automation computer program and system is no longer supported and is systematically being replaced. Initially, building controls utilized pneumatic systems to command actuators and thermostats by air pressure. The conversion from pneumatic to digital (electronic) controls reduces maintenance, and increases environmental control for improved building comfort.

The project is consistent with maintaining the city's infrastructure. As the building automation system becomes more robust, so does the capability of the building system controls.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	75,000	75,000	0	80,000	0	0	230,000
Total	0	75,000	75,000	0	80,000	0	0	230,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	75,000	75,000	0	80,000	0	0	230,000
Total	0	75,000	75,000	0	80,000	0	0	230,000

Budget Impact

These projects decrease annual operational costs by eliminating labor costs for air compressor maintenance, parts searches, and call backs. Building automation replacement also allows quicker response to comfort control adjustments. Energy efficiencies are anticipated to increase as select building temperature setbacks are expanded.

The automation replacement increases costs for new software licenses and software modules.



Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project # MB-27105
Project Name Building Roof Replacements

Total Project Cost	\$845,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the scheduled replacement, repair and evaluation of roof systems for community and utility buildings.

All city roofs were assessed in 2011 to program development and follow up on improvements. Project specifications are then developed by a consulting firm specializing in roof systems. The projects are bid in the funding year and completed during the warm weather months.

2027: Recreation building repairs and maintenance

2028: Landing Shop, General repairs

2029: Ford Park Shelter

2030: Warming House - non-metal roofs

Future: Williston Center Tennis Roof

Repairs to Fire Stations #1, 3 and 4 were scheduled for 2029 but have been delayed due to financial considerations.

Justification

Roofing systems have a life expectancy that varies depending on the type of roof system. Rubber and adhered rubber roofs have increased life expectancies and are considered good alternatives if the City's preferred built-up roof standard is not economically feasible. Re-roofing provides an opportunity to evaluate insulation and make upgrades for energy savings. All roof insulating capabilities are evaluated during replacement of each roof system. Flashing systems, coping, gutters, snow guards and parapet walls are also considered part of the roof system and are repaired if found to be deficient.

These projects are consistent with the policy of maintaining the city's infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	150,000	125,000	40,000	30,000	0	500,000	845,000
Total	0	150,000	125,000	40,000	30,000	0	500,000	845,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	150,000	125,000	40,000	30,000	0	0	345,000
Williston Center Fund	0	0	0	0	0	0	500,000	500,000
Total	0	150,000	125,000	40,000	30,000	0	500,000	845,000

Budget Impact

Added insulation during re-roofing will decrease heating and cooling expenses.

Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP



Project # MB-27106
Project Name Fire Station Refurbishment

Total Project Cost	\$550,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This item provides for the repair and ongoing refurbishment of fire stations. Anticipated repairs may include flooring, cabinets, truck exhaust systems, hot water heaters, painting, overhead door operators, generator replacement, wall and floor repairs, and code items.

Justification

The city's satellite fire stations were constructed between 1972 and 1991. Significant roofing, siding, grounds and flooring projects are complete in a majority of the stations.

Exterior doors, select mechanical & plumbing replacements, apparatus bay/operational items and general facility improvements are identified.

These smaller upgrades follow major upgrades to Fire Stations #2, 3, 4 and 5.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	75,000	75,000	75,000	175,000	150,000	0	550,000
Total	0	75,000	75,000	75,000	175,000	150,000	0	550,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	75,000	75,000	75,000	175,000	150,000	0	550,000
Total	0	75,000	75,000	75,000	175,000	150,000	0	550,000

Budget Impact

Repairs generally will not increase operating costs. Energy conservation items such as doors and water heaters will decrease heat energy expenses.

No funding currently included pertains to the Public Safety study.

Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project # MB-27107
Project Name City Hall Civic Center Complex

Total Project Cost	\$400,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project provides for the funding of major improvement, maintenance and service delivery projects at city hall and the community center, which includes meeting rooms, banquet facilities, employee areas and public spaces.

Projects will include enhancements to the furnishings, lighting, building comfort, and security. City Hall (CH) & Community Center (CC) Projects:

2027: City Hall elevator controls and control room

2028: ADA upgrades

2030: Police elevator and controls

The scale of improvements in 2027 were reduced and the Police Department Link and sidewalk heating that were scheduled for completion in 2029 have been delayed due to financial considerations.

Justification

The community center was constructed in 1987 and city hall in 1971 and have received a number of cosmetic improvements, roofs, and select building system equipment to operate effectively. Like city hall, the community center is in need of upgrades that are outlined above as identified in the 2023 Community Facilities Study. Building refurbishment and employee work space improvements are priorities and driving forces for a comprehensive facility improvement.

The city began implementation of the Civic Center Master Plan in 2005 and 2006 through upgrades of the Civic Center roadway, parking lots, landscaping and recreational facilities. The City Hall courtyard was refurbished in 2016 with the installation of stamped concrete, retaining walls, lighting, yard furniture and landscaping. In 2017 the community center courtyard and council chambers deck was completed. In 2019 city hall office spaces were refurbished and in 2019 to 2020 meeting rooms and office areas were refurbished.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	180,000	60,000	0	160,000	0	0	400,000
Total	0	180,000	60,000	0	160,000	0	0	400,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	180,000	60,000	0	160,000	0	0	400,000
Total	0	180,000	60,000	0	160,000	0	0	400,000

Budget Impact

Facility improvements will help to provide a quality facility that can be marketed to outside groups and organizations that could potentially increase revenues.

Capital Improvement Plan - Municipal Buildings
Minnetonka, MN - CIP

Project #	MB-27109		
Project Name	Special Project Facility Repairs and Upgrades		
Total Project Cost	\$330,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the completion of special project facility repairs and upgrades.

Justification

Throughout the course of the year, various facility projects come up that are not budgeted within the current 5 year CIP. However, the nature of the project is typically best from a timing and budgeting perspective to be completed when identified. Projects could include doors, windows, waterproofing, drywall repairs, painting, minor HVAC repairs, etc.

This project would allow for these identified tasks to be completed when requested.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	60,000	60,000	70,000	70,000	70,000	0	330,000
Total	0	60,000	60,000	70,000	70,000	70,000	0	330,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	60,000	60,000	70,000	70,000	70,000	0	330,000
Total	0	60,000	60,000	70,000	70,000	70,000	0	330,000

Budget Impact

This item generally does not increase operating costs and in some cases reduces costs by completing the project with available on site contractors.

Capital Improvement Plan - Municipal Buildings

Minnetonka, MN - CIP

Project # MB-28101
Project Name Life Safety Reporting Upgrades

Total Project Cost	\$150,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item funds the improvement of life safety, duress, sprinkler and fire panel alarms that are located in the city's buildings.

The schedule for life safety improvements include:

2028: Automated external defibrillator (AED) replacement

2029: Vehicle Storage Systems, Sensor Replacements for Police, Fire and Public Works

Justification

A number of the city's building fire panels and associated emergency detectors (smoke, fire, duress, and duct) are due for replacement as they have reached the end of their useful life and need to be updated to meet current code.

Improvements to the notification system involve upgrading the detectors located in each building that signal an emergency with digital equipment. Alarms that were previously sent to police dispatch are now sent to an outside vendor for monitoring.

The city has 21 city owned automated external AED's which were last replaced in 2020/2021. The life expectancy of AED's is approximately 8 years and are due for replacement to maintain the safety of these life saving devices.

The project is consistent with the policy of maintaining the city's infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	50,000	100,000	0	0	0	150,000
Total	0	0	50,000	100,000	0	0	0	150,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	50,000	100,000	0	0	0	150,000
Total	0	0	50,000	100,000	0	0	0	150,000

Budget Impact

This project does not increase annual operating costs.

Capital Improvement Plan

Minnetonka, MN - CIP

Pending Projects

(Includes projects with a 'Status' set to 'Pending')

Project Name	Department	Project #	Project Cost
Pending			
Satellite Fire Stations Remodel/Replacement	Fire	MB-TBD110	13,000,000
Total			13,000,000
Pending			
City Hall Civic Center Complex	Public Works	MB-27107DEF	430,000
Solar Initiative - Roof Projects	Public Works	MB-28108DEF	3,250,000
Energy Conservation & Sustainability Improvements	Public Works	MB-29102DEF	125,000
Building Roof Replacements	Public Works	MB-29105DEF	350,000
Total			4,155,000

Capital Improvement Plan - Municipal Buildings (Pending)
Minnetonka, MN - CIP

Project #	MB-27107DEF		
Project Name	City Hall Civic Center Complex		
Total Project Cost	\$430,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

This project provides for the funding of major improvement, maintenance and service delivery projects at city hall and the community center, which includes meeting rooms, banquet facilities, employee areas and public spaces.

Projects will include enhancements to the furnishings, lighting, building comfort, and security.

The city hall storm water management improvements in 2027 and the Police Department Link and sidewalk heating that were scheduled for completion in 2029 have been delayed due to financial considerations.

Justification

The community center was constructed in 1987 and city hall in 1971 and have received a number of cosmetic improvements, roofs, and select building system equipment to operate effectively. Like city hall, the community center is in need of upgrades that are outlined above as identified in the 2023 Community Facilities Study. Building refurbishment and employee work space improvements are priorities and driving forces for a comprehensive facility improvement.

The city began implementation of the Civic Center Master Plan in 2005 and 2006 through upgrades of the Civic Center roadway, parking lots, landscaping and recreational facilities. The City Hall courtyard was refurbished in 2016 with the installation of stamped concrete, retaining walls, lighting, yard furniture and landscaping. In 2017 the community center courtyard and council chambers deck was completed. In 2019 city hall office spaces were refurbished and in 2019 to 2020 meeting rooms and office areas were refurbished.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	130,000	0	300,000	0	0	0	430,000
Total	0	130,000	0	300,000	0	0	0	430,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	130,000	0	300,000	0	0	0	430,000
Total	0	130,000	0	300,000	0	0	0	430,000

Budget Impact

Facility improvements will help to provide a quality facility that can be marketed to outside groups and organizations that could potentially increase revenues.



Capital Improvement Plan - Municipal Buildings (Pending)

Minnetonka, MN - CIP

Project # MB-28108DEF
Project Name Solar Initiative - Roof Projects

Total Project Cost	\$3,250,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

This project consists of upgrading the Public Works roofs with solar panels.

The Public Works roof and solar improvement projects that were budgeted for 2025 and 2027 were delayed due to financial considerations.

Justification

Electric rate interim increases have been sought by Xcel Energy from the Public Utilities Commission on a somewhat regular basis. Electric and gas prices continue to drive return on investment for energy saving projects.

These projects were identified as part of the energy conservation and sustainability improvements effort. Staff will be pursuing energy grants to aid in cost sharing this project.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	1,500,000	0	1,250,000	500,000	0	3,250,000
Total	0	0	1,500,000	0	1,250,000	500,000	0	3,250,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	1,500,000	0	312,500	500,000	0	2,312,500
Grants/Partnership Funding	0	0	0	0	937,500	0	0	937,500
Total	0	0	1,500,000	0	1,250,000	500,000	0	3,250,000

Budget Impact

Construction of the solar roof will decrease dependency on electric consumption.



Capital Improvement Plan - Municipal Buildings (Pending)

Minnetonka, MN - CIP

Project #	MB-29102DEF		
Project Name	Energy Conservation & Sustainability Improvements		
Total Project Cost	\$125,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

This item provides for the upgrade of energy consuming equipment such as light fixtures, occupancy sensors, insulation, weather stripping, water heaters, water reduction device fixtures and similar equipment that will save energy and water resources.

Projects are undertaken such that those deriving the shortest payback of investment are completed first as well as lighting that has reached the end of its useful life.

Grays Bay sustainability planning was proposed for 2029 but has been delayed due to financial considerations.

Justification

Electric rate interim increases have been sought by Xcel Energy from the Public Utilities Commission on a somewhat regular basis. Electric and gas prices continue to drive return on investment for energy saving projects.

The city has a comprehensive list of energy-saving improvements and completes those with the shortest payback first and progresses to those items with a longer payback.

LED lighting, energy efficient motors, variable air volume HVAC equipment and building computer controls are becoming mainstream and are supported by life cycle-costing methods and rate of return analyses.

LED lighting generally saves 30 to 40% of current demand (per fixture). At current electric rates, LED lighting projects have a payback of typically 3-5 years.

Current strategy is to replace fluorescent lighting three or more years old, failed lighting, or lighting that is operating over eight hours per working day with LED fixtures.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	125,000	0	0	0	125,000
Total	0	0	0	125,000	0	0	0	125,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	125,000	0	0	0	125,000
Total	0	0	0	125,000	0	0	0	125,000

Budget Impact

Generally resources spent in this area should have a return on investment of 3 to 5-years or less.

No funding is currently included in this project for specific climate action plan or energy action plan.



Capital Improvement Plan - Municipal Buildings (Pending)

Minnetonka, MN - CIP

Project # MB-29105DEF
Project Name Building Roof Replacements

Total Project Cost	\$350,000	Contact	Facilities Manager
Department	Public Works	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

This item provides for the scheduled replacement, repair and evaluation of roof systems for community and utility buildings.

All city roofs were assessed in 2011 to program development and follow up on improvements. Project specifications are then developed by a consulting firm specializing in roof systems. The projects are bid in the funding year and completed during the warm weather months.

Repairs to Fire Stations #1, 3 and 4 were scheduled for 2029 but have been delayed due to financial considerations.

Justification

Roofing systems have a life expectancy that varies depending on the type of roof system. Rubber and adhered rubber roofs have increased life expectancies and are considered good alternatives if the City's preferred built-up roof standard is not economically feasible. Re-roofing provides an opportunity to evaluate insulation and make upgrades for energy savings. All roof insulating capabilities are evaluated during replacement of each roof system. Flashing systems, coping, gutters and snow guards, parapet walls are also considered part of the roof system and are repaired if found to be deficient.

These projects are consistent with the policy of maintaining the city's infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	350,000	0	0	0	350,000
Total	0	0	0	350,000	0	0	0	350,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	350,000	0	0	0	350,000
Total	0	0	0	350,000	0	0	0	350,000

Budget Impact

Added insulation during re-roofing will decrease heating and cooling expenses.

Improvements to Fire #5, originally scheduled in 2024, were accelerated to 2020 due to current roof failures.

Capital Improvement Plan - Municipal Buildings (Pending)
Minnetonka, MN - CIP



Project #	MB-TBD110		
Project Name	Satellite Fire Stations Remodel/Replacement		
Total Project Cost	\$36,962,500	Contact	Facilities Manager
Department	Fire	Type	Improvement
Category	Municipal Buildings	Priority	2 Important-Provide Efficiency
Status	Pending	Useful Life	20 years

Description

In 2024, the Fire Department partnered with Wold Architects and Engineers to conduct a long-term needs assessment for the City's satellite fire stations, which was completed in early 2025. The needs assessment provides several options for the four satellite fire stations with identifying a range of costs and challenges.

Justification

The city's satellite fire stations were constructed between 1972 and 1991 and were not intended to be staffed on a full-time basis. As the fire department continues to implement the public safety master plan, which includes moving towards a combination department with both full-time firefighter and paid-on-call firefighters, there is a need for space to house firefighters. Wold Architects and Engineers provided an overview of options for each of the four satellite stations during a council study session on April 28, 2025. The agenda packet also included Wold's report.

The funding request is preliminary since no decision has been made on the preference of remodeling or replacing each of the four satellite stations. The cost ranges are between \$21.7 million to refurbish stations 2, 4 and 5 and replace station 3 to \$37 million to replace all four stations. The city did receive \$2.5 million in state bonding from the 2026 Legislature to rebuild fire station #2, which is in the north-east quadrant of the city near the Ridgedale mall area. Rebuilding station #2 is estimated at \$13 million. The budget amounts in the table assume the reconstruction of station #2 takes place in 2028, with future funding for stations 3, 4 and 5 unknown given the legislature did not approve the city's sales tax request. Funding for the city's portion of rebuilding fire station #2 could either be through property tax bonds are a potential sales tax if the city council, legislature and voters approved this financing method in 2027.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Improvements	0	0	13,000,000	0	0	0	23,962,500	36,962,500
Total	0	0	13,000,000	0	0	0	23,962,500	36,962,500

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Bonding	0	0	10,500,000	0	0	0	23,962,500	34,462,500
State of MN Bonding	0	0	2,500,000	0	0	0	0	2,500,000
Total	0	0	13,000,000	0	0	0	23,962,500	36,962,500

Budget Impact

Remodeling or replacement of the satellite fire stations will require additional operational funding due to the increase in facility size. New mechanical equipment and more energy efficient building materials will minimize energy use impacts.



2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department Category	Project #	Priority	2027	2028	2029	2030	2031	Total
Recreation								
Recreational Facilities								
Williston Center Improvements	RecF-27201	2	255,000	200,000	350,000	255,000	50,000	1,110,000
The Marsh Improvements	RecF-27202	2	150,000	125,000	150,000	125,000	150,000	700,000
Shady Oak Beach Improvements	RecF-27203	2	67,000	30,000	15,000	300,000	10,000	422,000
Royals Athletic Center Improvements	RecF-27204	2	380,000	380,000	380,000	380,000	380,000	1,900,000
Ice Arena Improvements	RecF-27205	2		175,000				175,000
The Marsh Renovation	RecF-27206	2		7,000,000	28,000,000			35,000,000
Community Center Improvements	RecF-27208	2	150,000					150,000
Gray's Bay Marina Improvements	RecF-27209	2	25,000	50,000				75,000
Community Center Renovation	RecF-27210	2	4,500,000					4,500,000
Williston Center Renovation	RecF-TBD2704	2			1,500,000	4,500,000		6,000,000
Recreational Facilities Total			5,527,000	7,960,000	30,395,000	5,560,000	590,000	50,032,000
Recreation Total			5,527,000	7,960,000	30,395,000	5,560,000	590,000	50,032,000
GRAND TOTAL			5,527,000	7,960,000	30,395,000	5,560,000	590,000	50,032,000

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27201
Project Name Williston Center Improvements

Total Project Cost	\$1,810,000	Contact	Williston Center Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active		

Description

Facility improvements focus on keeping our customer base satisfied in terms of cleanliness, maintenance, equipment needs and programming space.

In 2025, Williston completed a fitness room refresh including replacement the strength equipment, updated LED lighting and replacement of fitness room flooring. In addition, all of the cycling bikes were replaced and Studio A was updated with dimmable LED lighting. The Williston boiler and water storage unit that holds domestic hot water were also replaced. Major projects in 2026 include the replacement of the gymnasium flooring, updated splash pad water feature and refinishing the wood flooring in Studio A, Studio B and the treehouse lobby.

Justification

2027: elliptical machines/bikes (\$75,000), batting cage netting/lighting (\$25,000), treadmills (\$130,000) and misc. building repairs (\$25,000)

2028: pool basin refinishing (\$50,000), gymnasium updates - basketball standards (\$100,000), misc. building repairs (\$50,000)

2029: replace indoor playground features (\$300,000), misc. building repairs (\$50,000)

2030: replace elevator (\$225,000), misc. building repairs (\$30,000)

2031: misc. building repairs (\$50,000)

Future: generator (\$700,000), to be considered with any future Williston Center improvements or sooner if grant funding becomes available

The projects included in the 2027-2031 municipal buildings section will address essential emergency repairs and significant structural improvements that may affect operational procedures.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	255,000	200,000	350,000	255,000	50,000	700,000	1,810,000
Total	0	255,000	200,000	350,000	255,000	50,000	700,000	1,810,000

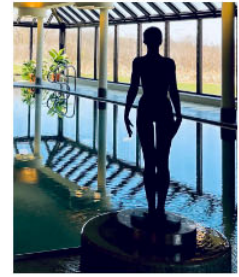
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Williston Center Fund	0	255,000	200,000	350,000	255,000	50,000	500,000	1,610,000
Grants/Partnership Funding	0	0	0	0	0	0	200,000	200,000
Total	0	255,000	200,000	350,000	255,000	50,000	700,000	1,810,000

Budget Impact

The projects listed above will not affect annual operating costs, but will protect the investments made within the building over the past few years.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27202
Project Name The Marsh Improvements

Total Project Cost	\$700,000	Contact	Marsh Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active		

Description

The City purchased The Marsh in early 2023 and the building partially re-opened in May 2023. The Marsh currently has 8,600 members and offers over 100 fitness classes per week. Lease agreements are in place for physical therapy, spa tenants, the cafe and Marshland Market. These provide quality services as well as a steady stream of revenue for the facility.

Justification

Facility improvements focus on keeping the facility updated and the customer base satisfied. Future facility projects and upgrades include: ***2027:** Replace indoor cycling bikes, replace a few treadmills, update therapy pool to UV system ***2028:** Replace 6 treadmills, update mechanical systems for the steam and sauna rooms. ***2029:** Replace ellipticals, upright and recumbent bikes. ***2030:** Replace NuSteps. ***2031:** Upgrade deck furniture

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Improvements	0	150,000	125,000	150,000	125,000	150,000	0	700,000
Total	0	150,000	125,000	150,000	125,000	150,000	0	700,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	150,000	125,000	150,000	125,000	150,000	0	700,000
Total	0	150,000	125,000	150,000	125,000	150,000	0	700,000

Budget Impact

*Future projects could change depending on the outcome of the local option sales tax.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27203
Project Name Shady Oak Beach Improvements

Total Project Cost	\$422,000	Contact	Recreation Superintendent
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active		

Description

Shady Oak Beach is jointly operated by the cities of Hopkins and Minnetonka. The facility is open from June – August each summer with the revenues generated from season pass sales and daily admissions. The facility was most recently renovated in 1998. The HVAC upgrades made to the lifeguard shack in 2026 will enhance the experience for Sauna in the Park users during the winter months.

2027: Sauna program expansion (\$50,000), playground equipment/games, storage space, rental equipment (\$10,000); miscellaneous building maintenance (\$5,000); accessibility improvements (\$2,000); 2028: Inflatables replacement (\$25,000); miscellaneous building maintenance (\$5,000); 2029: Miscellaneous building maintenance (\$10,000); miscellaneous building components, rental equipment (\$5,000); 2030: Playground replacement (\$300,000); 2031: Miscellaneous building maintenance (\$10,000)

Justification

The joint agreement between the City of Minnetonka and City of Hopkins provides for the sharing of the operating and capital expenses of Shady Oak Beach. These expenses are split 67% City of Minnetonka and 33% City of Hopkins. These improvements are in keeping with the efforts to maintain a quality facility.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	67,000	30,000	15,000	300,000	10,000	0	422,000
Total	0	67,000	30,000	15,000	300,000	10,000	0	422,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	44,700	20,000	10,000	100,000	6,700	0	181,400
Grants/Partnership Funding	0	0	0	0	150,000	0	0	150,000
City of Hopkins	0	22,300	10,000	5,000	50,000	3,300	0	90,600
Total	0	67,000	30,000	15,000	300,000	10,000	0	422,000

Budget Impact

Maintenance costs tend to rise as facilities age. A consistent replacement schedule of older items will allow operating costs to be maintained. These capital projects will not have an effect on the facility's annual operating costs or revenues long-term.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27204
Project Name Royals Athletic Center Improvements

Total Project Cost	\$1,900,000	Contact	Facility Division Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active		

Description

The Royals Athletic Center is jointly owned and operated by the City of Minnetonka and the Hopkins School District. The facility has five regulation basketball courts, seven volleyball courts, walking & jogging track and an exercise and conditioning room. Designated hours for community use of the Royals Athletic Center provide residents the opportunity to maintain overall fitness. Recreation Services operates evening adult and youth leagues/programming in the facility after 6:30 p.m. Due to the Hopkins School District capital bond referendum, the renovation of certain items may be completed at different times than expected. The city will still adhere to its funding schedule. Projects are regularly put into the CIP to spread the cost of maintenance and equipment replacement over a number of years rather than expending a large amount at one time. The City would be responsible for 29% of the following improvements: 2027: Replace main bleachers, 2028: Replace basketball court floors, 2029: Replace basket/curtain lifts, control panel, lighting, 2030: Install ceiling suspended volleyball standards, 2031: Replace walk/run track flooring

Justification

The joint agreement between the city of Minnetonka and the Hopkins School District provides for the sharing of the operating and capital expenses of the Royals Athletic Center. The facility is instrumental to the joint recreation division's ability to offer high demand youth and adult community programs.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	380,000	380,000	380,000	380,000	380,000	0	1,900,000
Total	0	380,000	380,000	380,000	380,000	380,000	0	1,900,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Hopkins School District	0	270,000	270,000	270,000	270,000	270,000	0	1,350,000
Capital Replacement Fund	0	110,000	110,000	110,000	110,000	110,000	0	550,000
Total	0	380,000	380,000	380,000	380,000	380,000	0	1,900,000

Budget Impact

These capital improvements are in keeping with efforts to provide and maintain a quality and efficiently operated facility. Preventative maintenance costs tend to rise as the building and equipment ages. A consistent maintenance and replacement schedule of older equipment will allow operating costs to be maintained.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27205
Project Name Ice Arena Improvements

Total Project Cost	\$175,000	Contact	Ice Arena Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

Ice Arena A was constructed in 1970 by volunteers and has been under the city's ownership since 1975. Ice Arena B was constructed as a permanent facility in 1989 after operating as an air structure for 16 years. As aging facilities that still are in demand, primarily during prime skating season, ongoing preventative maintenance and equipment replacement are vital to providing quality, safe and efficient facilities.

Justification

Improvements to the vestibule in Rink B are shown in 2028 (\$175,000). These improvements are in keeping with efforts to provide and maintain a safe and efficient facility.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	175,000	0	0	0	0	175,000
Total	0	0	175,000	0	0	0	0	175,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	175,000	0	0	0	0	175,000
Total	0	0	175,000	0	0	0	0	175,000

Budget Impact

Maintenance costs on the refrigeration system installed in Rink A in 2015 and scheduled in Rink B in 2026 have reduced due to better energy efficiency, the elimination of expensive R22 refrigerant, and reduced mechanical breakdowns.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27206
Project Name The Marsh Renovation

Total Project Cost	\$35,000,000	Contact	Marsh Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	40 years

Description

The Community Facilities Study helped to inform the future use of the building. Options ranged from selling the property to a \$42 million dollar renovation/expansion. In January, 2026, the city council approved a resolution asking for special legislation through a Local Option Sales Tax (LOST). The total value of that resolution was \$35 million, which includes repayment of the initial \$6.275 million internal loan as well as a major renovation to the aging facility. The legislature did not approve the city's local sales tax request during the 2026 Legislative session. If the city decides to pursue authorization for LOST in the future, the soonest voters could decide on a local sales tax would be in November 2027.

The \$42 million dollar option, not included in the LOST request, included the addition of an outdoor pavilion on the west side of the facility.

Justification

2028: Design/engineering 2029: Renovation/construction

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	22,000,000	0	0	0	22,000,000
Planning/Design/Engineering	0	0	7,000,000	0	0	0	0	7,000,000
Other	0	0	0	6,000,000	0	0	0	6,000,000
Total	0	0	7,000,000	28,000,000	0	0	0	35,000,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Local Sales Tax	0	0	7,000,000	28,000,000	0	0	0	35,000,000
Total	0	0	7,000,000	28,000,000	0	0	0	35,000,000

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27208
Project Name Community Center Improvements

Total Project Cost	\$150,000	Contact	Facility Division Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

The Minnetonka Community Center provides meeting and banquet facilities for groups up to 250 people and also serves as the hub of Minnetonka Senior Services programs. The facility contains several gathering spaces, conference and craft room areas, as well as two special use areas: the council chambers and the banquet, dining, and community rooms.

2027: banquet room furniture and kitchen equipment (\$150,000)

These dollars are needed in 2027 and would be in addition to any community center remodeling costs. However, there is \$100,000 in the 2026-2030 CIP for community center carpet replacement that would not occur if a renovation is completed in 2027. Carpet replacement is on hold until a final decision on the community center renovation is determined.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Improvements	0	150,000	0	0	0	0	0	150,000
Total	0	150,000	0	0	0	0	0	150,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	150,000	0	0	0	0	0	150,000
Total	0	150,000	0	0	0	0	0	150,000

Budget Impact

Improvements listed above to the Community Center are dependent upon a major renovation to the facility.

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP

Project # RecF-27209
Project Name Gray's Bay Marina Improvements

Total Project Cost	\$75,000	Contact	Facilities Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

Gray's Bay Marina is managed by the Recreation Services Department and is open April 1-October 31, weather and ice-out dates permitting. The facility offers 29 boat slips that are leased to Minnetonka residents only. The site is staffed mid-May through October 31 and offers fuel, pump-out service, restrooms and public launch facilities. Lease fees and gas sales finance operation and maintenance of the facility. Through a joint powers agreement, the city is responsible for all capital outlay for city-owned amenities such as the service building and boat slip/service docks, with the DNR providing funding for public areas of the park such as the public landing, boarding docks, and parking lot.

Justification

Improvements to the gas pumps are scheduled for 2027 (\$25K) and to the permanent docks in 2028 (\$50K).

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Improvements	0	25,000	50,000	0	0	0	0	75,000
Total	0	25,000	50,000	0	0	0	0	75,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Gray's Bay Marina Fund	0	25,000	50,000	0	0	0	0	75,000
Total	0	25,000	50,000	0	0	0	0	75,000

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-27210
Project Name Community Center Renovation

Total Project Cost	\$4,500,000	Contact	Facility Division Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	30 years

Description

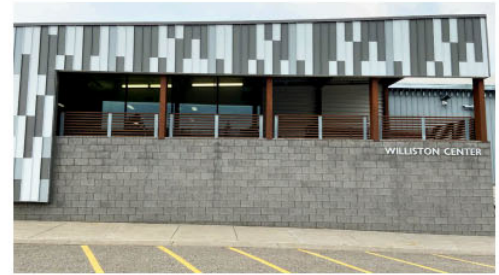
The Community Facilities Study helped to inform the future improvements to the facility. Those improvements include the 2022 plans that were put on hold due to the purchase of The Marsh. A renovation to the Community Center would address a number of needs including but not limited to: a more prominent service desk, new finishes, accessible restrooms and better traffic flow.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	3,500,000	0	0	0	0	0	3,500,000
Planning/Design/Engineering	0	1,000,000	0	0	0	0	0	1,000,000
Total	0	4,500,000	0	0	0	0	0	4,500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Bonding	0	4,500,000	0	0	0	0	0	4,500,000
Total	0	4,500,000	0	0	0	0	0	4,500,000

Capital Improvement Plan - Recreational Facilities

Minnetonka, MN - CIP



Project # RecF-TBD2704
Project Name Williston Center Renovation

Total Project Cost	\$6,000,000	Contact	Williston Center Manager
Department	Recreation	Type	Improvement
Category	Recreational Facilities	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	30 years

Description

The Community Facilities Study helped to inform the future use of the building. Renovation options range from \$200,000 to \$26 million. Staff prioritized a number of the high traffic areas within the building (locker rooms, fitness area, etc.) as areas to renovate (\$6M).

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	0	4,500,000	0	0	4,500,000
Planning/Design/Engineering	0	0	0	1,500,000	0	0	0	1,500,000
Total	0	0	0	1,500,000	4,500,000	0	0	6,000,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Bonding	0	0	0	1,500,000	4,500,000	0	0	6,000,000
Total	0	0	0	1,500,000	4,500,000	0	0	6,000,000



2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	Priority	2027	2028	2029	2030	2031	Total
Public Works								
Parks, Trails & Open Space								
Glen Lake Park - Skate Park & Park Improvements	<i>Park-26307</i>	3	150,000					150,000
Plant Pest Program (Forestry Preservation)	<i>Park-27301</i>	3	254,000	260,000	266,000	272,000	278,000	1,330,000
Athletic Field Improvements	<i>Park-27302</i>	2	40,000	80,000	30,000	40,000	65,000	255,000
Burwell House Investments	<i>Park-27303</i>	1	30,000		45,000			75,000
Park Investment Plan	<i>Park-27304</i>	2	60,000	250,000	340,000	245,000	370,000	1,265,000
Trail Improvement Plan - 2027 Trail Projects	<i>Park-27305</i>	3	4,200,000					4,200,000
Trail Rehabilitation	<i>Park-27306</i>	1	65,000	740,000	350,000	90,000	300,000	1,545,000
Park Habitat Stewardship Plan	<i>Park-27309</i>	1	120,000	100,000	105,000	110,000	115,000	550,000
Park & Open Space Purchase	<i>Park-27312</i>	3	500,000					500,000
Crosswalks	<i>Park-27313</i>	3	100,000	100,000	100,000	100,000	100,000	500,000
Parks Projects Implementation	<i>Park-27314</i>	2	85,000	70,000				155,000
Big Willow Field Lighting	<i>Park-27315</i>	2	150,000					150,000
Cullen Nature Preserve Parking and Trails	<i>Park-27316</i>	2	345,000	178,000	95,000		238,000	856,000
Timberline Park	<i>Park-28310</i>	1		200,000				200,000
Trail Improvement Plan - Hopkins Crossroad	<i>Park-32305</i>	3				1,000,000	3,000,000	4,000,000
Parks, Trails & Open Space Total			6,099,000	1,978,000	1,331,000	1,857,000	4,466,000	15,731,000
Public Works Total			6,099,000	1,978,000	1,331,000	1,857,000	4,466,000	15,731,000
GRAND TOTAL			6,099,000	1,978,000	1,331,000	1,857,000	4,466,000	15,731,000

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP



Project # Park-26307
Project Name Glen Lake Park - Skate Park & Park Improvements

Total Project Cost	\$1,350,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Active	Useful Life	20 years

Description

In early 2021, a group of residents approached the Minnetonka Park Board inquiring about a new or updated skate park. The city currently owns one skate park, located in Glen Lake off of Excelsior Boulevard. This 20-year-old skate park is an older style skate park and is not heavily used. In 2022/23, the city completed a Skate Park Feasibility Study and identified the Glen Lake park as the recommended site for skate park development. The feasibility study also included estimated costs. This project was initially slated for construction in 2025 with the anticipation that \$300,000 in grant funding would be available. The 2025 grant did not materialize, however, \$400,000 of grant funding has now been awarded. An additional \$150,000 of Community Investment Funding has been added in 2027 to supplement the cost of removing the Glen Lake Activity Center.

To accommodate the proposed new skate park in Glen Lake Park, the design will include conceptual park improvement elements in addition to the skate park. Additional park improvement considerations include the removal of the Glen Lake Activity Center building, as identified in the 2024 Community Facilities Study, parking upgrades, equipment storage, park gathering and seating amenities, landscaping and green infrastructure. Improvements to the Glen Lake Mighty Mites ball field restrooms and concession facility will be considered as well.

Justification

The results of the 2019 Community Facility & Programming Space Study indicated an increase in participation levels for skateboarding. The recent update to the Parks, Open Space and Trails (POST) Plan lists a skate park as a priority initiative. An increased interest in non-traditional sports, such as skateboarding have occurred recently. The Minnetonka Park Board and staff have received numerous requests for updated amenities related to skate boarding.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	1,200,000	150,000	0	0	0	0	0	1,350,000
Total	1,200,000	150,000	0	0	0	0	0	1,350,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Community Investment Fund	800,000	150,000	0	0	0	0	0	950,000
Grants/Partnership Funding	400,000	0	0	0	0	0	0	400,000
Total	1,200,000	150,000	0	0	0	0	0	1,350,000

Budget Impact

Other park amenities identified will require standard park maintenance and staff time.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP



Project #	Park-27301		
Project Name	Plant Pest Program (Forestry Preservation)		
Total Project Cost	\$1,330,000	Contact	Natural Resources Manager
Department	Public Works	Type	Maintenance
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Active		

Description

This program funds asset-related costs associated with the arrival of the Emerald Ash Borer (EAB) insect.

In 2014, the city initiated the EAB Management Plan to begin to address the anticipated effects of EAB infestation. The city has hired additional staff to assist with the implementation of EAB management for both public and private trees. The first full year of the program was in 2015. Phase 2 of the EAB Management Plan began in 2019 after discovery of the EAB within the city boundary.

The city is currently in Phase 3 of EAB management, focused on removing dead and hazardous ash trees on city owned property and right of way after the Twin Cities was declared generally infested with EAB in May 2022 by the MN Department of Agriculture.

Justification

The Emerald Ash Borer is an insect now present in Minnetonka that will eventually kill most native ash trees. As a result, the city has a proactive management program that deals with the anticipated costs of the infestation. These costs include tree removal, stump grinding, reforestation, chemical treatments and public education.

Initial funding was based on removing approximately 7,350 ash trees. To date, 6,800 have been removed, 93% of the original scope. Updated assessments show the City is now in the peak of its infestation, and removal needs were underestimated. At least 3,500 additional ash trees will require removal due to continued EAB related mortality, placing overall progress at roughly 63% of the total updated need. Removal costs have increased by about 195%, rising from \$220 to \$650 per tree. To complete the remaining work, increased funding is needed to remove roughly 900 trees per year through 2030, with funding stabilizing in 2031 and declining thereafter as removal needs decrease.

Beginning in 2022, CIP funds specific to the EAB Management Program were expanded to include all plant pests to account for overlap of staff efforts and funds associated with those efforts. The funds will be used for tree removal related to other existing or emerging pests/diseases (oak wilt, Dutch elm disease, etc.), removal of risk trees, and tree pruning along the right-of-way and on city property as well as reforestation. Funds will continue to be used to hire contractors to remove diseased trees that city field crews cannot remove.

This plan is related to Council Policy 8.3 (Plant Pest Program) and is coordinated with other forestry-related programs.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	254,000	260,000	266,000	272,000	278,000	0	1,330,000
Total	0	254,000	260,000	266,000	272,000	278,000	0	1,330,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Forestry Fund	0	254,000	260,000	266,000	272,000	278,000	0	1,330,000
Total	0	254,000	260,000	266,000	272,000	278,000	0	1,330,000

Budget Impact

The costs above reflect only the capital budget portion of the program, and operating costs for the program are budgeted in the general fund within the natural resources division of the public works department. A \$60,000 per year transfer from the forestry fund balance to the general fund supports the operating costs of the plan including staffing, administration and seasonal employees above its general fund base budget.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27302	Contact	Public Works Operations Manager
Project Name	Athletic Field Improvements	Type	Improvement
Total Project Cost	\$255,000	Priority	2 Important-Provide Efficiency
Department	Public Works		
Category	Parks, Trails & Open Space		
Status	Active		

Description

The Minnetonka Park Board's 2012 update of the city's Athletic Field Needs Study and the 2019 Facility Needs Study continue to indicate a moderate need for increased game quality athletic fields for the sports of soccer, lacrosse and football; and increased access to quality practice fields for youth softball and baseball through partnerships.

2027: Backstop fencing replacement - various parks (\$40,000).

2028: Field improvements at city owned athletic fields (\$20,000). Replacement of the two scoreboards at Guilliams softball fields (\$60,000).

2029: Backstop fencing replacement (first and third base sides) at Big Willow Park (\$30,000).

2030: Replace backstop netting for fields 2 and 3 and batting cages, and replace fencing for the batting cages at Big Willow Park (\$40,000).

2031: Replace fencing for the two softball fields at Guilliams Park (\$65,000)

Justification

With a lack of available city property for athletic field expansion, the lighting of existing fields, along with partnerships with local school districts, provides the best opportunities to expand access to community fields. This program also funds major upgrades to dedicated city owned athletic fields to maintain acceptable playing standards.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	40,000	80,000	30,000	40,000	65,000	0	255,000
Total	0	40,000	80,000	30,000	40,000	65,000	0	255,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	40,000	80,000	30,000	40,000	65,000	0	255,000
Total	0	40,000	80,000	30,000	40,000	65,000	0	255,000

Budget Impact

These improvements will reduce annual maintenance costs.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27303	Contact	Facilities Manager
Project Name	Burwell House Investments	Type	Improvement
Total Project Cost	\$75,000	Priority	1 Critical for Safety/Preserve
Department	Public Works		
Category	Parks, Trails & Open Space		
Status	Active		

Description

The Burwell House and related structures are subject to the Historic Register of Buildings requirements as well as grant conditions from the State Historic Preservation Office (SHPO). The facilities, grounds, and adjacent parkland serve to house the artifacts of the Minnetonka Historical Society, support and provide facilities for both Administrative and Recreation programming, and hosts several special events each year.

Buildings on site include: Burwell House and Woodshed, Ice House, Cottage, and Workshop. This page reflects the recommended capital needs of the buildings and grounds.

Justification

In 2023, the facility assessment improvements were completed. A subsequent ADA study was completed and those improvements are now ongoing as the seasons permit. Natural erosion and grounds maintenance continue to require funding and are made with historical preservation guidance. Financial partnerships through SHPO and other interested parties will be pursued as opportunities arise.

The 2026-2030 plans address internal and external maintenance items required to maintain a safe and sanitary historic property. Driveway, parking and grounds maintenance continues as well as internal work to wallpapers, paints, and equipment to maintain the historic inventory of the Historical Society.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	30,000	0	45,000	0	0	0	75,000
Total	0	30,000	0	45,000	0	0	0	75,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	30,000	0	45,000	0	0	0	75,000
Total	0	30,000	0	45,000	0	0	0	75,000

Budget Impact

These improvements will reduce annual maintenance costs.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27304	Contact	Public Works Operations Manager
Project Name	Park Investment Plan	Type	Improvement
Total Project Cost	\$1,265,000	Priority	2 Important-Provide Efficiency
Department	Public Works		
Category	Parks, Trails & Open Space		
Status	Active		

Description

This item provides for the scheduled improvements within the park system on a 30 year schedule and includes small benches, bike racks and other amenities in addition to the projects identified below.

Staff has created a 30-year schedule guideline.

2027: Engineered wood fiber installation at playgrounds (\$30,000) Kelly Park irrigation (\$30,000).

2028: Covington and Woodgate Park playground equipment and safety surfacing replacement (\$180,000). Engineered wood fiber installation at playgrounds (\$30,000). Color coating replacement at Meadow and Oberlin tennis courts (\$40,000).

2029: Boulder Creek and Knollway Park playground equipment and safety surfacing replacement (\$200,000). New color coatings at GroTonka tennis courts (\$30,000). Engineered wood fiber installation at playgrounds (\$30,000). Boulder Creek hockey boards (\$80,000).

2030: Spring Hill and Westwood Park playground equipment and safety surfacing replacement (\$215,000). Engineered wood fiber installation at playgrounds (\$30,000).

2031: Elmwood-Strand and Reich Park playground and safety surface replacement (\$240,000). Light fixtures, painting, signage, plumbing improvements etc., at 13 park buildings (\$100,000). Engineered wood fiber installation at playgrounds (\$30,000).

Justification

An implementation schedule was created for the park and trail system on a 30 year basis. Improvements will be made upon final evaluation of the listed amenity in order to maintain the park and trail infrastructure. Improvements may include but are not limited to play surfaces & equipment, lighting, site furnishings, bike parking and accessibility improvements to access play structures as feasible.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	60,000	250,000	340,000	245,000	370,000	0	1,265,000
Total	0	60,000	250,000	340,000	245,000	370,000	0	1,265,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	60,000	250,000	340,000	245,000	370,000	0	1,265,000
Total	0	60,000	250,000	340,000	245,000	370,000	0	1,265,000

Budget Impact

This rehabilitation will not increase annual maintenance costs.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27305	Contact	Park Planner
Project Name	Trail Improvement Plan - 2027 Trail Projects		
Total Project Cost	\$4,200,000	Type	Improvement
Department	Public Works	Priority	3 Expansion of New/Existing
Category	Parks, Trails & Open Space		
Status	Active		

Description

The Trail Improvement Plan is a multi-year plan created to enhance the city's trail and sidewalk system. New trails and walks added to the system provide safe and active connections between existing trails, parks schools and village centers. Staff will explore opportunities to include bike parking as part of trail expansion projects in village centers and at schools, as feasible and appropriate.

A total of 7.1 miles of new trail construction is programmed between 2027 and 2031 including:

2027: Excelsior Boulevard - Glen Oak Street to Clear Spring Road/CSAH 101 Library (both sides of 1.7 mile segment for 3.4 miles total) - See MSA-27701.

2027/2028 Trail projects led by Three Rivers Park District (TRPD):

Baker Road/Rowland Road from Shady Oak Road to Bryant Lake Regional Trail (3.7 miles)

The city has budgeted \$200,000 for miscellaneous trail improvements to these TRPD trails.

Staff will continue to apply for grant opportunities and local funding will be programmed to complete trail segments.

\$4.2M of funding for utility burial is included on this page for Baker Road. Additional funding for utility burial is included for trail projects that require it through electric franchise fund.

Justification

There is strong community support for the Minnetonka Trail System as evidenced by the heavy use of the completed trail segments and inquiries received about opportunities for extensions. When completed, these trails and walkways will enable more people to use active modes of transportation, connect five community parks, adjacent communities, and allow users to travel safely throughout the city on trails physically separated from motorized vehicles.

This is an integral part of the Parks, Open Space and Trail System and the Comprehensive Guide Plans to construct the Minnetonka Trail for walkers, joggers and bicyclists of all ages and abilities.

Staff conducted an educational and community dialogue for missing trail links to assist the Park Board and City Council in recommending projects to be constructed. The city's internal trails team annually reviews and updates the Trail Improvement Plan and unscheduled segments.

The vision for trail segments uses a feasibility score made up of Community Access (40%), Nature of Use (40%), Cost Effectiveness (10%) and Degree of Construction Difficulty (10%).

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	4,200,000	0	0	0	0	0	4,200,000
Total	0	4,200,000	0	0	0	0	0	4,200,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Trail System Expansion Fund	0	4,200,000	0	0	0	0	0	4,200,000
Total	0	4,200,000	0	0	0	0	0	4,200,000

Budget Impact

\$10,000,000 Three Rivers Park District

\$ 200,000 Trail Expansion Fund

A list of additional future segments that are ranked and prioritized for implementation is shown on CIP page Park-TBD332. Annual maintenance costs will increase by approximately \$1,500 per mile of additional trail.

Overhead utilities will be buried with trail projects, consistent with city strategic goals, as the balance of the Electric Franchise Fund allows. If the fund does not allow, only burial or relocation of poles necessary to construct the trail will be pursued.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27306		
Project Name	Trail Rehabilitation		
Total Project Cost	\$1,545,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This item provides for the rebuilding and resurfacing of existing Minnetonka Trail System and neighborhood trail connections, and replacement and expansion of trail signage and maps. A condition rating system will be used to determine which segments will be addressed each year. Signage on the trail system will be continually updated and revised maps will be produced.

A total of 11 miles of trails are programmed to be rehabilitated between 2027 and 2031 including:

2027: Hilloway Rd, Orchard Rd, Arthur St. W, Dwight Ln., Lynwood Rd., Ford Park (1.4 miles)

2028: Oberlin Park, Jidana Park, Orchard Park., Big Willow, Townline Rd/CR 62 (5.8 miles)

2029: Purgatory Park, Covington Park, Meadow Park (2.1 miles), Big Willow Bridge - Replace existing timber bridge with steel bridge and remove steep slope on south end of bridge.

2030: Boulder Creek Park, Gro Tonka Park, Nolan Dr. and Shady Oak Beach (1.7 miles)

2031: Replace Minnehaha Creek Bridge at Civic Center Park.

This is an integral part of the plan to maintain the Trail System for walkers, joggers and bicyclists. The trails and walkways connect five community parks, adjacent communities and allow users to travel throughout the city on trails separated from motorized vehicles.

Justification

There is strong community support for the Minnetonka Trail System as evidenced by the heavy use of the completed trail segments. Some of the trail sections are approaching 20 years old and have reached a condition beyond what regular maintenance can address.

Approximately 108 miles of trails are currently maintained by the city.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	65,000	740,000	350,000	90,000	0	0	1,245,000
Planning/Design/Engineering	0	0	0	0	0	300,000	0	300,000
Total	0	65,000	740,000	350,000	90,000	300,000	0	1,545,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	65,000	740,000	350,000	90,000	300,000	0	1,545,000
Total	0	65,000	740,000	350,000	90,000	300,000	0	1,545,000

Budget Impact

Future maintenance costs related to these improvements are included in annual budget.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP



Project # Park-27309
Project Name Park Habitat Stewardship Plan

Total Project Cost	\$550,000	Contact	Natural Resources Manager
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

Costs associated with habitat restoration and maintenance activities required to restore and maintain biodiversity and high quality habitat in natural areas. Activities include site planning, invasive plant removal, site preparation, native seeding/planting, mowing, herbicide treatments, and prescribed burning.

Funds will be used for restoration and maintenance activities that are guided by restoration priorities and target plant communities outlined in Appendix A of the 2021 Natural Resources Master Plan (NRMP), and any detailed habitat restoration and maintenance plans that have been developed for select parks. Starting in 2031, restoration moves primarily into a maintenance phase throughout all parks identified in the NRMP.

2027: Lone Lake Park, Tower Hill Park

2028: Purgatory Park, Hilloway Park (Maintenance), Minnehaha Headwaters Park, Oberlin Park, Reich Park, High School Tamarack Wetland

2029: Meadow Park, Orchard Park, Lake Rose Park (Maintenance), Kelly Park, Woodgate Park

2030: Linner Park, Mooney Park, Covington Park, Crane Park

2031: General maintenance activities

Justification

The City Council adopted the 2021 Natural Resources Master Plan (NRMP), which includes projected costs for restoration and maintenance of native plant communities within priority Minnetonka parks. Priority parks are identified in Table 4.2 of the plan and have restoration goals and strategies identified in Appendix A.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	120,000	100,000	105,000	110,000	115,000	0	550,000
Total	0	120,000	100,000	105,000	110,000	115,000	0	550,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	120,000	100,000	105,000	110,000	115,000	0	550,000
Total	0	120,000	100,000	105,000	110,000	115,000	0	550,000

Budget Impact

Habitat restoration in park spaces incurs annual maintenance costs that continue over time. As native species become established and habitat areas become more resilient, those maintenance costs generally decline but will not cease entirely. Regular funding for long-term maintenance will be necessary to ensure success, however many activities can be conducted efficiently using large-scale mowing practices, regular burns, and volunteer labor. Restoring habitat biodiversity creates a more resilient landscape and park systems, benefiting the community as a whole.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project # Park-27312
Project Name Park & Open Space Purchase

Total Project Cost	\$500,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Active		

Description

The city's open space preservation implementation strategy calls for the preservation of open space that meets certain criteria. The Park Board has previously identified certain open and occupied parcels that are necessary to expand existing parkland. The 2021 update to the POST plan and a near term future regional park search effort in collaboration with Three Rivers Park District may also inform future need, prioritization and acquisition of land to expand the park system, as appropriate.

As parcels from the prioritization list become available, they will be acquired or preserved by other means (e.g., conservation easements) based on funding availability and City Council approval. Parcels classified as urgent and high priority for open space preservation will be actively pursued.

This project is consistent with the Council Policy on an Open Space Preservation Program and the Management of Natural Resources.

Justification

The Minnetonka Park Board developed a property acquisition list that identifies desirable open and occupied parcels for purchase by the city. The list includes properties within the Minnehaha Creek Preserve and properties that are adjacent to existing city park land to serve in expanding the city's parks. One such area of focus is in and around the Glen Lake park area. This funding provides resources to purchase land identified by the Park Board. \$983,000 was recently used to purchase property near Big Willow Park.

In 2001 Minnetonka voters approved a \$15,000,000 bond referendum for parks renewal and open space preservation. About half of those funds were used for open space preservation and the balance for park renewal.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Land Acquisition	0	500,000	0	0	0	0	0	500,000
Total	0	500,000	0	0	0	0	0	500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Community Investment Fund	0	500,000	0	0	0	0	0	500,000
Total	0	500,000	0	0	0	0	0	500,000

Budget Impact

Costs related to additional land stewardship are expected to increase dependent upon the size and environmental features of parcels acquired.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

**Project #** Park-27313**Project Name** Crosswalks**Total Project Cost** \$500,000**Contact** Director of Public Works**Department** Public Works**Type** Improvement**Category** Parks, Trails & Open Space**Priority** 3 Expansion of New/Existing**Status** Active**Description**

This project provides for the construction of mid-block crosswalks as requested and found appropriate through professional engineering studies.

2027 - A crosswalk is proposed as part of the Three Rivers Park District led Baker Road/Rowland Road Trail project from Shady Oak Road to Byrant Lake Regional Trail.

2028 - Crosswalk enhancements on Lake Street Extension at Minnetonka Middle School East.

Justification

With the expansion of the city's trail network, requests come for the construction of mid-block crosswalks to enhance additional connections within the network.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	100,000	100,000	100,000	100,000	100,000	0	500,000
Total	0	100,000	100,000	100,000	100,000	100,000	0	500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Trail System Expansion Fund	0	100,000	100,000	100,000	100,000	100,000	0	500,000
Total	0	100,000	100,000	100,000	100,000	100,000	0	500,000

Budget Impact

Potential crosswalk opportunities are reviewed with the design and construction of each new trail segment as well as at the time of reconstruction and rehabilitation of existing trail segments.

While the optimal timing, from a cost perspective, is during construction or rehabilitation of a trail segment, a one off crosswalk installation may be deemed appropriate but at a resulting higher cost as a standalone project.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27314		
Project Name	Parks Projects Implementation		
Total Project Cost	\$155,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

The purpose of this project is to implement park improvements identified in previously adopted park master plans. Parks with comprehensive master planning being performed were identified in the 2022 Parks, Open Space and Trails (POST) Plan. Projects listed are associated with prioritization strategies identified in park master plans. Grant opportunities would be identified and applied for and proposed budgets adjusted upon award and cost share match requirements. This effort includes funding for planning, community outreach, site design, budget estimations, and complete installation.

Project List2027: Purgatory Park (Master Plan adopted 2024)

- Trail network improvements, overlooks, park amenities package including memorial bench strategy, and comprehensive interpretive signage package

2028: Big Willow (Master Plan adopted 2026)

- Trail network improvements, overlooks, park amenities package including memorial bench strategy, and comprehensive interpretive signage package

2029 to 2031

- Future park improvement projects to be identified during the park master efforts guided by Park Master Planning CIP (Park-27311)

Justification

Park master planning has led to a list of potential park improvement projects for implementation.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	85,000	70,000	0	0	0	0	155,000
Total	0	85,000	70,000	0	0	0	0	155,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	85,000	70,000	0	0	0	0	155,000
Total	0	85,000	70,000	0	0	0	0	155,000

Budget Impact

The costs above reflect cost associated with consultant and construction fees to perform planning, community outreach and engagement, final design and cost estimation, and installation of park improvements.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-27315		
Project Name	Big Willow Field Lighting		
Total Project Cost	\$150,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	25 years

Description

The City of Minnetonka provides Big Willow Baseball fields as a city park, with Minnetonka Big Willow Baseball Association (MBWBA) allocated priority use for a reasonable annual fee. Both the City of Minnetonka and MBWBA invite any 4 to 12-year-old residing in the city of Minnetonka or attending a school within the Hopkins or Minnetonka school district boundary to participate. Those outside this community are allowed to play if space allows, including players from Edina, St. Louis Park, Golden Valley, Eden Prairie, and Wayzata.

In an effort to extend the usage of existing baseball fields at Big Willow park, the city will work with Big Willow Baseball Association on a Hennepin County grant for partial funding. Big Willow Baseball Association will provide the additional funding with the city not contributing financially to the project. By investing in lights on Field A, we aim to enhance park safety, increase participation, expand program offerings, and allocate high-quality field space to other local baseball associations.

The lighting would go through the city permitting process if the grant was awarded.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Improvements	0	150,000	0	0	0	0	0	150,000
Total	0	150,000	0	0	0	0	0	150,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Grants/Partnership Funding	0	150,000	0	0	0	0	0	150,000
Total	0	150,000	0	0	0	0	0	150,000

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP



Project #	Park-27316		
Project Name	Cullen Nature Preserve Parking and Trails		
Total Project Cost	\$856,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

In January 2015, the City of Minnetonka acquired the Ann Cullen Smith property a 30-acre parcel, for \$2,510,000. This is one of the largest, single unspoiled parcels of land in Minnetonka, with rolling upland, multiple knolls and wetland. Majestic pre-settlement oaks remain from a landscape that was formerly oak savanna. Since 2022, the city has coordinated several grants and on-going restoration contracts for approximately \$180,000 which included initial invasive plant removals, native seeding, and on-going adaptive management. City staff has supported the volunteer and contractor efforts with labor, materials, and brush removals.

The purpose of this project is to construct parking, park access and trails to support public access for the Cullen Nature Preserve. Master planning for the Cullen Nature Preserve started in 2025 as part of the priority parks/open spaces identified in the 2022 Parks, Open Space and Trails (POST) Plan. Significant vegetative restoration has occurred over the past several years, funded through county and state grants along with the city natural resources stewardship funds. The proposed expenditures include a phased approach consisting of initial improvements being identified during the master planning that allow the property to be open to the public while protecting the natural resources, followed by a full build-out of the complete trail network and associated site amenities.

Phase I

2027 - Gravel parking, park entry signage, earthen and limestone trails with water crossings, select site seating, initial wayfinding/interpretive signage (needed to open park to public)

Phase II

2028 - Parking lot (full buildout including interpretive entry feature, asphalt parking, curb and gutter, stormwater management, and associated landscaping)

Phase III

2029 - Additional interpretive features, main gathering space

Phase IV

2031 - Boardwalk features

Justification

Cullen Nature Preserve has been identified as a priority site for master planning in the POST Plan. Natural Resources restoration is underway as recommended by the 2021 NRMP. The nature preserve will be opened to the public as a new park amenity following the parking and trail construction.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	345,000	178,000	95,000	0	238,000	0	856,000
Total	0	345,000	178,000	95,000	0	238,000	0	856,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	345,000	178,000	95,000	0	238,000	0	856,000
Total	0	345,000	178,000	95,000	0	238,000	0	856,000

Budget Impact

The costs above reflect cost associated with consultant and construction fees to perform final design and installation of park improvements.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project # Park-28310
Project Name Timberline Park

Total Project Cost	\$200,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This project is the construction of a mini-park on Timberline Road in the Timberline neighborhood. The Park Board recommended the mini-park improvements as funding allowed.

Justification

The city was contacted by the Timberline Tennis Association, a nonprofit that consists of 8 neighbors. The association owned the tennis court located at 11209 Timberline Rd. The courts were falling into disrepair, were no longer used and the association desired to donate the land to the city to be used as a park. Subsequent to a neighborhood meeting to get feedback from surrounding residents, Park Board and City Council meetings, the donation of the land was completed on December 5, 2023. The court and fencing have been removed and Public Works will maintain the property as a vacant lot until the mini-park is constructed. Prior to construction, neighborhood meetings will be held to present renderings of park options and get resident feedback on final park design.

There is one other park with a playground in this park service area (Mayflower Park), located at the south end of the service area. The development of a park at this location allows for better access in Neighborhood Park Service Area #7.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	200,000	0	0	0	0	200,000
Total	0	0	200,000	0	0	0	0	200,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Park & Trail Improvement Fund	0	0	200,000	0	0	0	0	200,000
Total	0	0	200,000	0	0	0	0	200,000

Budget Impact

Capital funding is only for infrastructure investment and operating costs would increase to maintain the parcel from a vacant lot to a mini-park when it is developed.

Capital Improvement Plan - Parks, Trails & Open Space

Minnetonka, MN - CIP

Project #	Park-32305		
Project Name	Trail Improvement Plan - Hopkins Crossroad		
Total Project Cost	\$4,000,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Active		

Description

The Trail Improvement Plan is a multi-year plan created to enhance the city's trail and sidewalk system. New trails and walks added to the system provide safe and active connections between existing trails, parks, schools and village centers. Staff will explore opportunities to include bike parking as part of trail expansion projects in village centers and at schools, as feasible and appropriate.

A total of 7.1 miles of new trail construction is programmed between 2027 and 2031 including:

2032: Hopkins Crossroad - Minnetonka Boulevard to Minnetonka Mills Road (0.6 miles) [Preliminary Design is budgeted in 2030, overhead burial is budgeted in 2031]

Staff will continue to apply for grant opportunities and local funding will be programmed to complete trail segments.

Funding for utility burial is included for trail projects that require it through electric franchise fund.

Justification

There is strong community support for the Minnetonka Trail System as evidenced by the heavy use of the completed trail segments and inquiries received about opportunities for extensions. When completed, these trails and walkways will enable more people to use active modes of transportation, connect five community parks, adjacent communities, and allow users to travel safely throughout the city on trails physically separated from motorized vehicles.

This is an integral part of the Parks, Open Space and Trail System and the Comprehensive Guide Plans to construct the Minnetonka Trail for walkers, joggers and bicyclists of all ages and abilities.

Staff conducted an educational and community dialogue for missing trail links to assist the Park Board and City Council in recommending projects to be constructed. The city's internal trails team annually reviews and updates the Trail Improvement Plan and unscheduled segments.

The vision for trail segments uses a feasibility score made up of Community Access (40%), Nature of Use (40%), Cost Effectiveness (10%) and Degree of Construction Difficulty (10%).

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	0	0	3,000,000	0	3,000,000
Planning/Design/Engineering	0	0	0	0	1,000,000	0	0	1,000,000
Total	0	0	0	0	1,000,000	3,000,000	0	4,000,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Electric Franchise Fees Fund	0	0	0	0	0	3,000,000	0	3,000,000
Trail System Expansion Fund	0	0	0	0	1,000,000	0	0	1,000,000
Total	0	0	0	0	1,000,000	3,000,000	0	4,000,000

Budget Impact

A list of additional future segments that are ranked and prioritized for implementation is shown on CIP page Park-TBD332. Annual maintenance costs will increase by approximately \$1,500 per mile of additional trail.

Overhead utilities will be buried with trail projects, consistent with city strategic goals, as the balance of the Electric Franchise Fund allows. If the fund does not allow, only burial or relocation of poles necessary to construct the trail will be pursued.

Capital Improvement Plan

Minnetonka, MN - CIP

Pending Projects

(Includes projects with a 'Status' set to 'Pending')

Project Name	Department	Project #	Project Cost
Pending			
Opus Area Park Improvements	<i>Public Works</i>	Park-TBD307	0
Park Master Planning	<i>Public Works</i>	Park-TBD311	0
Trail Segments - Unscheduled	<i>Public Works</i>	Park-TBD332	0
Athletic Field Improvements Unfunded	<i>Public Works</i>	Park-TBD333	0
Total			0
Pending			
Ridgedale Commons - Programming Equipment	<i>Recreation</i>	Park-TBD308	0
Total			0

Capital Improvement Plan - Park, Trail, Open Space (Pending)

Minnetonka, MN - CIP



Project # Park-TBD307
Project Name Opus Area Park Improvements

Total Project Cost	\$31,450,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Pending		

Description

The Opus business center is the largest employment center in Minnetonka. With the addition of the Southwest Light Rail Transit Green Line Extension, the area will see increased opportunities for a mixture of further business and housing, driving the need for additional park and green spaces.

Staff has completed Opus area place making and public realm design guidelines implementation plan for Opus in 2019 to guide design of the public realm, open space and development of a future park. Sustainable elements including but not limited to electric charging stations for vehicles, enhanced bike parking & amenities, stormwater features, restoration of natural resources system functions and edible landscapes will be pursued as appropriate.

Construction of a community park/plaza space will be implemented in future years as development occurs and land can be acquired. Funding in the amount of \$30,000,000 is currently listed as unfunded to be used for park infrastructure and amenities. Interim place making efforts and programming may be considered in the event land for a the new community park/plaza space does not become available prior to opening day of the Green Line Extension. The city received 2023 state bonding allocation of \$725,000 for phase I of the project, which includes project design and potential land purchase. The provisions of the bonding require all funds to be used by 2028.

Staff will pursue grants and public private partnership opportunities to assist in financing projects.

Justification

The Opus area is nearing 40 years old and is experiencing revitalization and redevelopment activity that has been sparked by the Green Line Extension, which will run through the business park and include the Opus LRT Station. The Opus area place making and public realm design guidelines document outlines improvements to revitalize the original Opus plan to fit today's needs and align with City planning vision. This project begins the framework for investments to provide recreational and park uses for new business and residential uses anticipated in the area. The guidelines document also recommends a series of place making efforts within Opus that reflect the areas agriculture and business park history and serve as a catalyst for building community and creating an environment supportive of development opportunities.

The project is consistent with the development of a park allowing for better access to a Neighborhood Park Service Area that is currently deficient of park and recreational uses. The creation of a gathering place for park use will also complement the vast trail network currently in place. Trail resurfacing and reconstruction will take place within Opus, as part of regular maintenance and as part of the Green Line Extension impacted segments.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
1,450,000	Construction/Maintenance	0	0	0	0	0	0	30,000,000
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
1,450,000	Park & Trail Improvement Fund	0	0	0	0	0	0	30,000,000
	Total	0	0	0	0	0	0	

Budget Impact

Annual operating costs will be known when a final concept is approved.

Capital Improvement Plan - Park, Trail, Open Space (Pending)
Minnetonka, MN - CIP

Project #	Park-TBD308		
Project Name	Ridgedale Commons - Programming Equipment		
Total Project Cost	\$200,000	Contact	Recreation Superintendent
Department	Recreation	Type	Equipment
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Pending	Useful Life	12 years

Description

Ridgedale Commons will provide space for new recreation programs, activities and special events.

Future: Refrigeration system for pleasure rink on the plaza.

Justification

Due to its central location and various types of programming spaces, Ridgedale Commons will be an ideal location for new programs or as a new location for existing programs and events. Various types of equipment are needed to implement these offerings.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	-	-	-	-	-	-		200,000

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	-	-	-	-	-	-		200,000

Budget Impact

The purchase of this equipment will allow staff to provide new programs and rental space. Minimal revenues will be generated. Future maintenance costs related to those improvements will be included in annual budget.

Capital Improvement Plan - Park, Trail, Open Space (Pending)

Minnetonka, MN - CIP



Project # Park-TBD311
Project Name Park Master Planning

Total Project Cost	\$265,000	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	2 Important-Provide Efficiency
Status	Pending	Useful Life	20 years

Description

The purpose of this program is to develop master planning documents for each of the priority parks/open spaces identified in the 2022 Parks, Open Space and Trails (POST) Plan. This master planning effort would consist of an inventory and conditions assessment of existing park features including but not limited to parking, access, structures, trails (paved and unpaved, formal and informal), and all active and passive recreational amenities. An analysis would then be performed to identify and recommend what existing park features require upgrade, redesign, or elimination and what new features could be added to meet the goals outlined in the POST Plan. This master planning effort will align with the 2021 Natural Resources Master Plan ecological restoration and management goals.

Future Parks: Lone Lake Park, Meadow Park, Civic Center Park, Jidana Park

Justification

The parks listed as a part of this project have been identified as priority sites for master planning in the POST Plan. Natural Resources management plans will be developed for the community parks as recommended by the 2021 NRMP.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	-	-	-	-	-	-		265,000

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	-	-	-	-	-	-		265,000

Budget Impact

The costs above reflect cost associated with consultant fees to conduct the planning efforts. Additional costs associated with the improvements would be identified in future budgets and CIP.

Capital Improvement Plan - Park, Trail, Open Space (Pending)

Minnetonka, MN - CIP

Project # Park-TBD333
Project Name Athletic Field Improvements Unfunded

Total Project Cost	\$180,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

The Minnetonka Park Board's 2012 update of the city's Athletic Field Needs Study continues to indicate a moderate need for increased game quality athletic fields for the sports of soccer, lacrosse and football; and increased access to quality practice fields for youth softball and baseball through partnerships.

\$180,000 is included as an unfunded request for the lighting of the two existing fields at Lone Lake Park.

Justification

With a lack of available city property for athletic field expansion, the lighting of existing fields, along with partnerships with local school districts, provides the best opportunities to expand access to community fields. This program also funds major upgrades to dedicated city owned athletic fields to maintain acceptable playing standards.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	180,000
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Park & Trail Improvement Fund	0	0	0	0	0	0	180,000
	Total	0	0	0	0	0	0	

Budget Impact

This rehabilitation will not increase annual maintenance costs.

Capital Improvement Plan - Park, Trail, Open Space (Pending)

Minnetonka, MN - CIP

Project # Park-TBD332
Project Name Trail Segments - Unscheduled

Total Project Cost	\$112,822,800	Contact	Park Planner
Department	Public Works	Type	Improvement
Category	Parks, Trails & Open Space	Priority	3 Expansion of New/Existing
Status	Pending		

Description

This project involves the construction of the trails described in the table on the following page. Individual project cost estimates have increased based on recent actual project costs including Minnetonka Boulevard Trail and Hopkins Crossroad Trail. A map of the unfunded potential trail locations is included for reference in the document appendix. These projects are currently unscheduled. Some trail segments may qualify for funding from outside sources, which will be pursued as appropriate.

Staff conducted an educational and community dialogue for missing trail links to assist the Park Board and City Council in recommending projects to be constructed. In 2016 the city's internal trails team updated the feasibility score and reprioritized unscheduled segments.

The priority 1 and 2 segments along Baker Road are part of the Three Rivers Park District Bryant Lake Regional Trail. Minnetonka staff, park board and city council will continue to be engaged as part of that effort and may align future municipal trail implementation and/or utility burial to complement the new regional trail.

Justification

There is strong community support for the Minnetonka Trail System as evidenced by the heavy use of the completed trail segments and resident inquiries received about opportunities for extensions. Cost projections are based on linear foot costs and data from previous projects. Efforts to coordinate trail segment implementation with complementary major road, development or utility projects will be pursued as available and appropriate.

This is an integral part of the Parks, Open Space and Trail System and Comprehensive Guide Plans to construct the Minnetonka Trail System for walkers, joggers, and bicyclists of all ages and abilities. The latest version of the Trail Improvement Plan is available on the city's website.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	112,822,800
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Trail System Expansion Fund	0	0	0	0	0	0	112,822,800
	Total	0	0	0	0	0	0	

Budget Impact

Although these projects are currently unfunded, a proposed funding source and timetable data are provided. The estimated project costs shown on the timetable are for independent project implementation. Costs for these trail segments could be reduced through coordination with a major roadway, utility or development project. Coordination opportunities will be pursued as available and appropriate. Annual maintenance costs will increase by approximately \$1,500/mile.

Overhead utilities will be buried with trail projects, consistent with city strategic goals, as the balance of the Electric Franchise Fund allows. If the fund does not allow, only burial or relocation of poles necessary to construct the trail will be pursued.

Priority Rank	Priority Score (10=High 1=Low)	Priority Trail Segments	Length (miles)	Estimated Cost 2027-2031 CIP	Estimated Cumulative Cost
			44.7		
1	7.0	Baker Rd - Excelsior Blvd to Crosstown Hwy	1.7		by others
2	7.0	Baker Rd - Excelsior Blvd to Minnetonka Blvd	1.7		by others
3	6.5	Ridgedale Dr - White Birch Lane to Target	0.6		Completed
4	6.2	Minnetonka Blvd - Woodlawn Ave to Tonkawood	0.8		Completed
5a	6.4	Hopkins Crossroad - Cedar Lake Rd to Hillside Lane	0.6		Completed
5b	6.1	Hopkins Crossroad - Hillside Ln to Wayzata Blvd	0.4		Completed
6	6.0	Minnetonka Blvd - The Marsh to Tonkawood	0.8		Completed
7	5.9	Excelsior Blvd - Woodland Rd to Clear Springs Rd/101 Library	1.0	Programmed for 2027 - \$3,800,000	
8	5.9	Excelsior Blvd - Glen Oak St to Woodland Rd	0.7	Programmed for 2028 - \$3,800,000	
9	5.6	Hwy 7 Cr 101 to Seven Hi La	0.1		Completed
10	5.5	Hopkins Crossroad - Minnetonka Blvd to Minnetonka Mills Rd	0.6	\$4,200,000	\$4,200,000
11	5.3	McGinty Rd - CR 101 to Crosby Rd (partly in Wayzata)	0.6	\$1,716,000	\$5,916,000
12	5.1	Delton Ave - Vine Hill Rd to Old Excelsior Blvd	0.7	\$2,059,200	\$7,975,200
13	5.0	Vine Hill Rd - Delton Ave to Covington Rd (Kingswood Ter)	0.9	\$2,574,000	\$10,549,200
14	4.9	Essex Rd - Ridgedale Dr to Oakland Rd	0.7	\$2,230,800	\$12,780,000
15	4.9	Hwy 7 Underpass west of CR 101*	0.0	\$171,600	\$12,951,600
16	4.9	Minnetonka Mills Rd - Shady Oak Rd to Hopkins Crossroad	0.6	\$1,716,000	\$14,667,600
17	4.8	TH 7 - Cattle Pass to CR 101 on north side	0.4	\$1,201,200	\$15,868,800
18	4.7	Hillside La - Hopkins Crossroad to Tanglen School	0.1		Completed
19	4.7	Meadow Park to Ridgedale	0.4	\$1,029,600	\$16,898,400
20	4.6	Old Excelsior Blvd - Vine Hill Rd to CR 101 N side of Hwy 7)	0.8	\$2,402,400	\$19,300,800
21	4.6	Williston Rd - Minnetonka Blvd to Hwy 7	1.0	\$2,917,200	\$22,218,000
22	4.5	Wayzata Blvd N - Hampton Inn to Shelard Pkwy	0.3	\$1,029,600	\$23,247,600
23	4.5	Ridgedale Connections	1.1	\$3,260,400	\$26,508,000
24	4.3	McGinty Rd - Crosby Rd to existing trail on west side of I-494	1.3	\$3,775,200	\$30,283,200
25	4.2	Rowland Rd/Bren Rd - Lone Lake Park to Opus trail system	1.1	\$3,260,400	\$33,543,600
26	4.1	Rowland Rd - Baker Rd to SWLRT Trail	0.1	\$514,800	\$34,058,400
27	4.0	Porter/Delton Ave- Hutchins Dr to Cr 101	0.2	\$858,000	\$34,916,400
28	3.9	Tonkawood Road - Minnetonka Blvd to Hwy 7	1.5	\$4,290,000	\$39,206,400
29	3.8	Woodland Rd - Townline Rd to Hwy 7	2.0	\$6,006,000	\$45,212,400
30	3.7	Orchard Rd/Westmark Dr - Minnetonka Dr	1.3	\$3,775,200	\$48,987,600
31	3.7	Pioneer Rd - Carlton Rd to Shady Oak Rd	0.6	\$1,887,600	\$50,875,200
32	3.7	Shady Oak Rd - Minnetonka Blvd to Hwy 7	1.1	\$3,088,800	\$53,964,000
33	3.6	Minnetonka Blvd - CR 101 west to Deephaven city limits	0.2	\$686,400	\$54,650,400
34	3.4	Sunset Dr and Marion Lane West segments	0.3	\$858,000	\$55,508,400
35	3.3	Minnehaha Creek Trail - Headwaters to Jidana Park	0.9	\$2,574,000	\$58,082,400
36	3.2	McGinty Rd E - Minnetonka Blvd to Surry La	0.5	\$1,544,400	\$59,626,800
37	3.1	Wayzata Blvd - Claredon Dr to Wayzata city limits	0.2	\$858,000	\$60,484,800
38	2.9	Stone Rd - Saddlebrooke Cir to Sheffield Cur	0.1	\$514,800	\$60,999,600
39	2.9	Orchard Rd/Huntingdon Dr - Baker Rd to Shady Oak Rd	0.7	\$2,059,200	\$63,058,800
40	2.9	North Lone Lake Park - along RR tracks to Dominick Rd	0.3	\$1,029,600	\$64,088,400
41	2.9	Knollway Park to Wayzata Blvd/Horn Dr	0.2	\$686,400	\$64,774,800
42	2.9	Knollway Park to Shady Oak Rd	0.3	\$1,029,600	\$65,804,400
43	2.8	NTC - Meeting St to existing trail on west side of I-494	0.1	\$343,200	\$66,147,600
44	2.8	Clear Spring Rd - connect trail to Hwy 7	0.2	\$686,400	\$66,834,000
45	2.8	58th St W - Mahoney Ave into Purgatory Park	0.2	\$858,000	\$67,692,000
46	2.7	Victoria Evergreen to McKenzie Park	1.0	\$2,917,200	\$70,609,200
47	2.7	Lake St Ext - Baker Rd to Shady Oak Rd	0.9	\$2,745,600	\$73,354,800
48	2.6	Stone Rd/Meeting St - RR tracks to Linner Rd	0.6	\$1,887,600	\$75,242,400
49	2.6	Orchard Rd - Wyola Rd to Baker Rd	0.1	\$514,800	\$75,757,200
50	2.5	Excelsior Blvd - Pioneer to Nelson/Shady Oak Rd - S	0.9	\$2,745,600	\$78,502,800
51	2.4	Lake St Ext - Williston Rd to Spring Lake Rd	0.7	\$2,059,200	\$80,562,000
52	2.3	Covington Park east side connection to CR 101	0.2	\$686,400	\$81,248,400
53	2.3	NTC - Maywood La from I-494 crossing to Excelsior Blvd	0.2	\$514,800	\$81,763,200
54	2.2	Covington Rd - Vine Hill Rd to Mahoney Ave	0.9	\$2,745,600	\$84,508,800
55	2.1	Hilloway Park to YMCA La	0.5	\$1,372,800	\$85,881,600
56	2.1	East side of I-494 - Minnetonka Blvd to Wentworth Tr	0.4	\$1,201,200	\$87,082,800
57	2.0	Ford Rd - All	1.2	\$3,432,000	\$90,514,800
58	1.9	Woodland Rd to Williston Rd - Through Woodgate Park	0.7	\$2,230,800	\$92,745,600
59	1.9	Westmill Rd - Spring Hill Park to Clear Spring Rd	0.3	\$858,000	\$93,603,600
60	1.9	Oberlin Park along Park Ave to Ridgemount Ave	0.2	\$686,400	\$94,290,000
61	1.9	Holiday Rd/Seymour Rd - Woodland Rd to Spring Hill Park	0.7	\$2,059,200	\$96,349,200
62	1.9	Highwood Dr - Williston Rd to Tonkawood Rd	0.8	\$2,402,400	\$98,751,600
63	1.9	Cedar Lake Rd - Big Willow to Hopkins Crossroad	0.6	\$1,887,600	\$100,639,200
64	1.8	Jane La - Baker Rd to County Trail (Dominick Dr)	0.6	\$1,887,600	\$102,526,800
65	1.5	South St - Mayview Rd to Baker Rd	0.2	\$686,400	\$103,213,200
66	1.5	Oak Ridge Rd - Minnetonka Blvd to Hopkins city limits	0.4	\$1,372,800	\$104,586,000
67	1.5	Kinsel Rd/Mayview Rd - Excelsior Blvd to Glen Moor Park	0.4	\$1,201,200	\$105,787,200
68	1.5	Ford Park to Lindbergh Dr	0.4	\$1,201,200	\$106,988,400
69	1.3	Jidana La - Minnetonka Blvd to Jidana Park	0.2	\$686,400	\$107,674,800
70	1.2	Stodola Rd - Purgatory Park to Scenic Heights Dr	0.2	\$686,400	\$108,361,200
71	1.0	Highland Rd - Excelsior Blvd to Hwy 7	1.5	\$4,461,600	\$112,822,800



2027 through 2031
Capital Improvement Plan
Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Fire							
Major Equipment							
Training Props	ME-27416	25,000					25,000
Lucas Device Purchase	ME-27417		55,000				55,000
Apparatus Refurbishment	ME-27420	200,000			150,000		350,000
Turnout Gear	ME-27423	600,000					600,000
Pumper Truck Replacement	ME-27431				900,000		900,000
Hose and appliances	ME-31418					300,000	300,000
Major Equipment Total		825,000	55,000	0	1,050,000	300,000	2,230,000
Fire Total		825,000	55,000	0	1,050,000	300,000	2,230,000
Police							
Major Equipment							
Police Patrol Vehicle Radars	ME-27426			40,000	40,000		80,000
Speed Awareness Monitor	ME-27427	25,000					25,000
SWAT Team Protective Gear	ME-27428		97,000				97,000
Major Equipment Total		25,000	97,000	40,000	40,000	0	202,000
Police Total		25,000	97,000	40,000	40,000	0	202,000
Public Works							
Major Equipment							
Dump/Plow Truck Replacements	ME-27401	391,800	403,600	415,700	428,200	466,300	2,105,600
Fleet Vehicles	ME-27402	713,550	759,850	629,650	179,050	442,450	2,724,550
Fleet Vehicles - Public Safety	ME-27402PS	733,000	585,600	613,300	703,700	735,800	3,371,400
Sidewalk and Trail Maintenance	ME-27410	258,000					258,000
Street Sweeper	ME-28405		353,600				353,600
Dozer	ME-28407		330,400				330,400
Snow Blower	ME-28409		229,600				229,600
Sustainable Initiatives	ME-28412		100,000				100,000
Sidewalk and Trail Maintenance Vehicle	ME-28414		105,200	108,400	223,200		436,800
Front End Loader	ME-29408			352,300		373,700	726,000
Sign Truck	ME-29415			189,300			189,300
Mechanical Grinding Bucket	ME-29417			131,400			131,400
Skidsteer Loader	ME-30411				150,100	154,600	304,700
Public Works Technology	ME-30413				470,000		470,000
Excavator	ME-31416					205,300	205,300
Major Equipment Total		2,096,350	2,867,850	2,440,050	2,154,250	2,378,150	11,936,650
Public Works Total		2,096,350	2,867,850	2,440,050	2,154,250	2,378,150	11,936,650
GRAND TOTAL		2,946,350	3,019,850	2,480,050	3,244,250	2,678,150	14,368,650

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27401
Project Name Dump/Plow Truck Replacements

Total Project Cost	\$2,105,600	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

These purchases anticipate the scheduled 15-year replacement of 21 dump trucks in the city's fleet; approximately 1 truck is purchased per year. Replacement costs include the chassis, dump body, hydraulics and snow equipment (plow, wing and sander). Dump boxes are refurbished after eight years at a cost of \$5,000.

The vehicles are purchased through the State Cooperative Purchasing Venture. Trucks are ordered the previous year for delivery in the funding year. Pricing has continued to rise due to the cost of EPA compliant engines and increased cost of components.

The scheduled truck replacements for 2026 thru 2029 have all been delayed to 2027 thru 2030 due to financial considerations.

Justification

These vehicles are used primarily for hauling and snow plowing and are included in the CIP due to their high individual and aggregate costs which are depreciable. These replacements are consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	391,800	403,600	415,700	428,200	466,300	0	2,105,600
Total	0	391,800	403,600	415,700	428,200	466,300	0	2,105,600

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	391,800	403,600	415,700	428,200	466,300	0	2,105,600
Total	0	391,800	403,600	415,700	428,200	466,300	0	2,105,600

Budget Impact

Replacements can reduce repair costs by up to \$6,350 for the five years following purchase.

In 2021, dump/plow truck replacements were delayed one year due to the pandemic.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27402
Project Name Fleet Vehicles

Total Project Cost	\$2,724,550	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the scheduled replacement of departmental cars, pickups, light trucks and equipment, mowers and support equipment such as trailers, generators, rollers and turf care equipment.

The vehicles are purchased early in the year utilizing the State and County Cooperative Purchasing contracts when available.

The city's fleet currently has 4 electric vehicles (EV) and 9 hybrid vehicles. Vehicle purchases are reviewed annually for EV or hybrid options.

Justification

These vehicles are used by staff for the delivery of city services and are included in the CIP due to their individual and aggregate costs which are depreciable.

These purchases are consistent with the city's Vehicle Replacement Guide. All replacements are evaluated for eligibility for replacement with energy efficient vehicles. City staff conducts ongoing analysis of vehicle use in order to eliminate underutilized equipment and provide appropriate vehicle numbers for the intended use.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	713,550	759,850	629,650	179,050	442,450	0	2,724,550
Total	0	713,550	759,850	629,650	179,050	442,450	0	2,724,550

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	522,050	443,750	540,050	179,050	347,350	0	2,032,250
Utility Fund	0	140,000	231,100	89,600	0	95,100	0	555,800
Park & Trail Improvement Fund	0	51,500	85,000	0	0	0	0	136,500
Total	0	713,550	759,850	629,650	179,050	442,450	0	2,724,550

Budget Impact

Scheduled replacements can reduce repair costs by up to \$400 per year for the first three years following purchase.

In 2021, fleet vehicles were delayed one year with the exception of police vehicles.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-27402PS		
Project Name	Fleet Vehicles - Public Safety		
Total Project Cost	\$3,371,400	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the scheduled replacement of cars, pickups, light trucks and equipment for the Police Department and Fire Department.

The vehicles are purchased early in the year utilizing the State and County Cooperative Purchasing contracts when available.

In 2027, 8 Police vehicles and 2 Fire vehicles will be replaced.

The Public Safety fleet currently has 1 electric vehicle and 5 hybrid vehicles.

Justification

These vehicles are used by staff for the delivery of city wide public safety services and are included in the CIP due to their individual and aggregate costs which are depreciable.

These purchases are consistent with the city's Vehicle Replacement Guide. All replacements are evaluated for eligibility for replacement with energy efficient vehicles. City staff conducts ongoing analysis of vehicle use in order to eliminate underutilized equipment and provide appropriate vehicle numbers for the intended use.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	733,000	585,600	613,300	703,700	735,800	0	3,371,400
Total	0	733,000	585,600	613,300	703,700	735,800	0	3,371,400

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	733,000	585,600	613,300	703,700	735,800	0	3,371,400
Total	0	733,000	585,600	613,300	703,700	735,800	0	3,371,400

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-27410		
Project Name	Sidewalk and Trail Maintenance		
Total Project Cost	\$258,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	15 years

Description

This item provides for the replacement of a sidewalk/trail maintenance tractor.

This machine would be ordered in the summer of the funding year.

Justification

This equipment is used for mowing and snow removal on sidewalks and trails.

This equipment was purchased in 2011 and will be in need of replacement in 2027 after purchase was delayed one year due to the pandemic.

The replacement is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	258,000	0	0	0	0	0	258,000
Total	0	258,000	0	0	0	0	0	258,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	258,000	0	0	0	0	0	258,000
Total	0	258,000	0	0	0	0	0	258,000

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP

Project #	ME-27416		
Project Name	Training Props		
Total Project Cost	\$25,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This will fund the continuation of building training capabilities in-house. Intially these items would have ordered upon commencement of the 2025 budget year, but due to budget constraints have delayed to 2027.

Justification

Fire department personnel spend in excess of 13,000 hours annually training for fire, rescue and emergency medical scenarios in order to be prepared for emergencies the fire department will be expected to mitigate. These props will allow department staff to train within the city and remain available for emergency calls while training. This program is consistent with the city's dedication to having a well-trained and prepared staff.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	25,000	0	0	0	0	0	25,000
Total	0	25,000	0	0	0	0	0	25,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	25,000	0	0	0	0	0	25,000
Total	0	25,000	0	0	0	0	0	25,000

Budget Impact

None.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-27417		
Project Name	Lucas Device Purchase		
Total Project Cost	\$55,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	1 Critical for Safety/Preserve
Status	Active	Useful Life	5 years

Description

The Lucas Device is used to administer CPR to persons experiencing a cardiac arrest. This project will add one additional Lucas device on duty crew apparatus as well as replace 3 older devices on the following schedule. 2025: One device added and one device replaced. 2028: Two devices replaced.

Justification

In order to be able to save the lives of sudden cardiac arrest patients and avoid neurological damage, a steady supply of oxygen to the heart and brain is necessitated. Life-sustaining circulation can be created through effective and uninterrupted chest compressions. The city has been operating Lucas devices since 2013 and it has proven to be an effective lifesaving tool. The addition of one more Lucas device, for a total of five, allows for the addition of a north staffed station to carry this life saving tool. This is consistent with the City's policy of providing essential life saving equipment for public safety purposes.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	55,000	0	0	0	0	55,000
Total	0	0	55,000	0	0	0	0	55,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	0	55,000	0	0	0	0	55,000
Total	0	0	55,000	0	0	0	0	55,000

Budget Impact

A maintenance contract is included in the purchase price in order to maintain these devices in working order.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27420
Project Name Apparatus Refurbishment

Total Project Cost	\$525,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project provides for the ongoing refurbishment of the city's fire engine's and ladder trucks, extending the operational service life for the apparatus. Fire Truck refurbishments generally take approximately 8 to 12 months to complete. Due to funding constraints in 2025-2029 CIP, the 2028 refurbishment for \$150,000 has been delayed to 2030.

Justification

This program is intended to extend the life of fire department apparatus while lowering ongoing maintenance costs and ensuring these vehicles are highly reliable as critical emergency response vehicles. The apparatus refurbishment is intended for the city to get 30 years of service out of a callback response ladder truck and 20 years of service out of an on-duty Engine or Ladder. Since reducing the fleet of ladder trucks from 5 to 3, it is paramount that we maintain the ladder trucks as highly reliable as possible while also controlling maintenance costs and down time. Currently, three Engines and one Ladder are used on-duty. These refurbishments will help extend the life of the pumps, chassis, lighting, aerial ladders and other equipment of the apparatus. Refurbish Schedule: 2026 – Ladder 5 2027 – Engine 1 2030 – Tower 1 These apparatus contribute to the city's overall ability to provide fire protection and are necessary to maintain the city's ISO rating. Also, by keeping up to date on replacement and refurbishment of front line emergency vehicles on a regular schedule, the fleet will be replenished on an on- going basis instead of needing to replace several expensive apparatus simultaneously.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	175,000	200,000	0	0	150,000	0	0	525,000
Total	175,000	200,000	0	0	150,000	0	0	525,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	175,000	200,000	0	0	150,000	0	0	525,000
Total	175,000	200,000	0	0	150,000	0	0	525,000

Budget Impact

Operating costs will remain consistent; however, by systematically refurbishing apparatus, sudden and catastrophic failures may be prevented.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27423
Project Name Turnout Gear

Total Project Cost	\$600,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This project updates the firefighting turnout gear worn by firefighters to protect them from thermal insult and other environmental hazards while firefighting fires and performing rescues. It is the practice of the city to move a set of turnout gear to reserve status as a backup after 5 years of use. This allows a firefighter zero out of service time due to contaminated and gear that needs repaired. This follows the established schedule.

Justification

Firefighting turnout gear is basic equipment (coats, pants, helmet, gloves, hood and boots) worn by firefighters while performing firefighting and rescue duties to protect them from the environments in which they are operating in. The city follows National Fire Protection Association standard 1851 that states the turnout gear shall not be in service any more than ten years. It has been the practice of the fire department to maintain two sets of pants and coats, while issuing only one set of helmets, boots, hoods and gloves. This project will allow each firefighter to be issued two full sets, one for their assigned satellite station and one set to be kept at the central station for duty crew shifts. This will eliminate firefighters transporting equipment in their personal vehicles this greatly reducing exposure to cancer causing carcinogenic contaminants absorbed by the turnout gear. This project is consistent with the policy of maintaining safe and effective equipment to be used by the firefighting staff. This funds a total of 92 sets of turnout gear (one set for each member of the department).

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	600,000	0	0	0	0	0	600,000
Total	0	600,000	0	0	0	0	0	600,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	600,000	0	0	0	0	0	600,000
Total	0	600,000	0	0	0	0	0	600,000

Budget Impact

There is an annual cost for gear inspection by a certified vendor, period repair and ongoing cleaning and care.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-27426		
Project Name	Police Patrol Vehicle Radars		
Total Project Cost	\$80,000	Contact	Police Chief
Department	Police	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	7 years

Supplemental Attachments

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Description

This item provides for the replacement of police radar units as scheduled as 24 of the units reach their lifespan.

Justification

All police patrol vehicles are equipped with radar units for daily use. Currently, there are 24 radar units in use. Radar units are replaced approximately every seven years according to the manufacturer's recommendations. Replacing radar units on time avoids costly repairs and extended downtime of the patrol vehicle. This estimate includes the purchase of the unit itself, yearly certification, maintenance, and installation. Speed is historically the department's number one complaint.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	40,000	40,000	0	0	80,000
Total	0	0	0	40,000	40,000	0	0	80,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	0	0	40,000	40,000	0	0	80,000
Total	0	0	0	40,000	40,000	0	0	80,000

Budget Impact

The quoted expense includes hardware installation and removal. What is not included in this cost is the annual certification costs for each radar unit.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project # ME-27427
Project Name Speed Awareness Monitor

Total Project Cost	\$25,000	Contact	Police Chief
Department	Police	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	10 years

Description

Speed Awareness Monitors allow police to address speeding concerns proactively, deploy data-driven enforcement, and support long-term traffic safety planning.

Justification

The purchase of two new Speed Awareness Monitors (SAM 3) is necessary to replace our current aging units, which are outdated, increasingly unreliable, and difficult to repair due to parts availability and technological limitations. Continued maintenance of the existing trailers is no longer cost-effective and impacts the city's ability to consistently deploy traffic-calming measures throughout the community. The city maintains a total of three Speed Awareness Monitors. The police department currently has three speed awareness monitors and this would replace two of the three monitors.

The proposed trailers provide significant operational improvements. Equipped with 4G connectivity and cloud-based data storage, staff will be able to remotely access traffic data 24/7/365 without having to physically travel to each trailer. This enhances efficiency, reduces staff time spent on data retrieval, and allows for faster response to community traffic concerns.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Unassigned Expenditure	0	25,000	0	0	0	0	0	25,000
Total	0	25,000	0	0	0	0	0	25,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	25,000	0	0	0	0	0	25,000
Total	0	25,000	0	0	0	0	0	25,000

Budget Impact

No other impacts

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27428
Project Name SWAT Team Protective Gear

Total Project Cost	\$97,000	Contact	Police Chief
Department	Police	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	5 years

Description

This item provides for the replacement of the police departments 17 Special Weapons and Tactics (SWAT) team tactical ballistic helmets and vests. This project is consistent with the policy of maintaining current equipment to ensure the safety of officers.

Justification

Members of the police department's Special Weapons and Tactics (SWAT) team require a higher "threat" level of ballistic vest than patrol officers, due to the nature of their assignment. The manufacturer warranties the performance specifications of the product for 5 years from the date of purchase. All SWAT personnel received a new ballistic tactical vest in 2023. This project is consistent with the policy of maintaining current equipment to ensure the safety of officers.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	97,000	0	0	0	0	97,000
Total	0	0	97,000	0	0	0	0	97,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	0	97,000	0	0	0	0	97,000
Total	0	0	97,000	0	0	0	0	97,000

Budget Impact

No annual costs associated with this item

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-27431
Project Name Pumper Truck Replacement

Total Project Cost	\$900,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	1 Critical for Safety/Preserve
Status	Active	Useful Life	20 years

Description

This project provides for the replacement of one of the city's fire pumper trucks (also known as fire engines). These trucks carry water, hose, rescue equipment, a high capacity water pump and personnel. Maintaining a highly effective fleet is critical for emergency mitigation. Fire truck construction typically requires nine to twelve months. Each unit should be ordered as early as possible in the year scheduled. The purchasing schedule was adjusted from the previous CIP to reflect the increased cost and inflation. In order to keep the fleet up to date per national standards, purchases should be scheduled for 2030.

Justification

The purchase in 2030 will replace the primary duty crew engine. That purchase is planned to be a heavy-duty pumper, since it is primary responding unit. NFPA determines the life of fire service pumper trucks at 20 years. These apparatus contribute to the city's overall ability to provide fire protection and are necessary to maintain the city's ISO rating. Also, by keeping up to date on replacement and refurbishment of front line emergency vehicles on a regular schedule, the fleet will be replenished on an on-going basis instead of needing to replace several expensive apparatus simultaneously.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	0	900,000	0	0	900,000
Total	0	0	0	0	900,000	0	0	900,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	0	0	0	900,000	0	0	900,000
Total	0	0	0	0	900,000	0	0	900,000

Budget Impact

Operating costs will remain consistent; however, during the first several years of service, maintenance costs should be reduced.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-28405		
Project Name	Street Sweeper		
Total Project Cost	\$353,600	Contact	Director of Public Works
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the scheduled replacement of the city's three street sweepers.

Sweepers would be purchased in January of the funding year for delivery prior to the spring cleanup. These machines are purchased utilizing the State Cooperative Purchasing contract.

Justification

These machines are used to clean city streets during the period of March through October.

The purchase is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	353,600	0	0	0	0	353,600
Total	0	0	353,600	0	0	0	0	353,600

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	0	353,600	0	0	0	0	353,600
Total	0	0	353,600	0	0	0	0	353,600

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-28407
Project Name Dozer

Total Project Cost	\$330,400	Contact	Director of Public Works
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

This item provides for the scheduled replacement of a dozer in the city's inventory.

Purchase will utilize State's Cooperative Purchasing program and will be purchased the year the machine is funded.

Justification

The current Dozer is used to move rubble, soil and sand. The items are included in the CIP due to their individual and aggregate costs which are depreciable.

The current dozer was purchased in 2007 and will be in need of replacement in 2028 after purchase was delayed one year due to the pandemic.

The purchase is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	330,400	0	0	0	0	330,400
Total	0	0	330,400	0	0	0	0	330,400

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	0	330,400	0	0	0	0	330,400
Total	0	0	330,400	0	0	0	0	330,400

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-28409		
Project Name	Snow Blower		
Total Project Cost	\$229,600	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	20 years

Description

This item provides for the scheduled replacement of one of the city's two loader-carried snow blowers.

Justification

These machines are used to clear streets, sidewalks and intersections after snowfalls.

This snow blower was purchased in 2003 and was originally scheduled to be replaced in 2024, however, was not due to market conditions and inflation. This purchase was rescheduled for 2028.

These replacements are consistent with the Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	229,600	0	0	0	0	229,600
Total	0	0	229,600	0	0	0	0	229,600

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	229,600	0	0	0	0	229,600
Total	0	0	229,600	0	0	0	0	229,600

Budget Impact

Replacement of machines will reduce repair costs.



Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP

Project # ME-28412
Project Name Sustainable Initiatives

Total Project Cost	\$500,000	Contact	Director of Public Works
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item is for the development and implementation of green and sustainable initiatives related to major equipment.

These initiatives are currently being considered to determine a general plan and best practices for the city to implement further these practices. Considerations include carbon footprint reduction, service life, impacts to operations, cost/benefits and will be in partnership with grant opportunities.

The city has previously constructed general public charging stations in 3 locations. Each location consists of 2 charging stations with 2 individual chargers for an overall total of 12 public chargers. The city added two fully electric vans in 2024 and one fully electric police vehicle in 2025.

Items currently in consideration include hybrid light use vehicles and electric light use vehicles primarily related to inspection services based on current technology. Staff is further evaluating options for consideration of fleet vehicles prior to purchase.

Justification

Through implementation of these initiatives, the city will reduce its carbon footprint.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	100,000	0	0	0	400,000	500,000
Total	0	0	100,000	0	0	0	400,000	500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	100,000	0	0	0	400,000	500,000
Total	0	0	100,000	0	0	0	400,000	500,000

Budget Impact

Implementation would result in the need to purchase hybrid, or electric vehicles, or both. Charging stations would increase electric expenses. This project however may be offset by public fees, would reduce fuel costs and carbon footprint.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-28414
Project Name Sidewalk and Trail Maintenance Vehicle

Total Project Cost	\$436,800	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	10 years

Description

This item provides for the purchase of 1 new and 3 scheduled replacements of sidewalk/trail maintenance vehicles. The vehicles to be replaced were originally purchased in 2019 and 2020.

2028: 1 new machine.

2029: Replacement of 1 machine.

2030: Replacement of 2 machines.

Machines would be ordered in the summer of the funding year.

The city currently has 6 sidewalk/trail maintenance vehicles which will increase to 7 after the new purchase in 2028.

Justification

These units are primarily snow removal machines used on sidewalks and trails. The new machine is to supplement the fleet in conjunction with the new trails to be constructed on Excelsior Blvd. and the Three Rivers Park District regional trail adjacent to Baker Rd.

Replacement is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	105,200	108,400	223,200	0	0	436,800
Total	0	0	105,200	108,400	223,200	0	0	436,800

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	108,400	223,200	0	0	331,600
Park & Trail Improvement Fund	0	0	105,200	0	0	0	0	105,200
Total	0	0	105,200	108,400	223,200	0	0	436,800

Budget Impact

Replacement can reduce repair costs by up to \$3,800 each year for the first three years.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-29408
Project Name Front End Loader

Total Project Cost	\$726,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	15 years

Description

This item provides for the replacement of two of the three front end loaders in the city's inventory. Cost includes the replacement of the machine and the attached snow equipment (plow and wing).

Purchase will utilize the State's Cooperative Purchasing program and will be purchased the year the machine is funded.

Justification

These pieces are used for a variety of maintenance activities but primarily truck loading and snow plowing. These items are included in the CIP due to their individual and aggregate costs which are depreciable.

The first rubber-tire loader was purchased in 2011 and was scheduled for replacement in 2027 after purchase was delayed one year due to the pandemic. This purchase has been further delayed to 2029.

The second rubber-tired loader was purchased in 2013 and will be in need of replacement in 2029. However, due to financial considerations, this loader's replacement is being delayed to 2031.

The replacement is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	352,300	0	373,700	0	726,000
Total	0	0	0	352,300	0	373,700	0	726,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	352,300	0	373,700	0	726,000
Total	0	0	0	352,300	0	373,700	0	726,000

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-29415
Project Name Sign Truck

Total Project Cost	\$189,300	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	15 years

Description

This item provides for the scheduled replacement of the city's street sign truck. This vehicle was originally purchased in 2013.

Justification

This truck is used to replace and maintain the city's street signs.

Replacement is consistent with the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	189,300	0	0	0	189,300
Total	0	0	0	189,300	0	0	0	189,300

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	189,300	0	0	0	189,300
Total	0	0	0	189,300	0	0	0	189,300

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-29417		
Project Name	Mechanical Grinding Bucket		
Total Project Cost	\$131,400	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	25 years

Description

This item provides for the scheduled replacement of the existing mechanical grinding bucket.

This equipment will be replaced during the 2029 funding year.

Justification

The current grinding bucket was purchased in 2003 and will be in need of replacement in 2029.

This is consistent with the city's policy of replacing its equipment.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	131,400	0	0	0	131,400
Total	0	0	0	131,400	0	0	0	131,400

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	131,400	0	0	0	131,400
Total	0	0	0	131,400	0	0	0	131,400

Budget Impact

This equipment purchase will not affect operating costs.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-30411		
Project Name	Skidsteer Loader		
Total Project Cost	\$304,700	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	15 years

Description

This item provides for the scheduled replacement of two of the city's five skid loaders in 2030 and 2031.

Justification

These machines are replaced on a 15-year basis and are used for snow removal, landscaping and small loading projects in the city.

The two skidsteer loaders were purchased in 2015 and 2016 and will be in need of replacement in 2030 and 2031.

This addition will be added to the city's Vehicle Replacement Guide.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	0	150,100	154,600	0	304,700
Total	0	0	0	0	150,100	154,600	0	304,700

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Capital Replacement Fund	0	0	0	0	150,100	154,600	0	304,700
Total	0	0	0	0	150,100	154,600	0	304,700

Budget Impact

The addition of the machine will increase fuel and maintenance expense on an ongoing basis.

Capital Improvement Plan - Major Equipment

Minnetonka, MN - CIP



Project # ME-30413
Project Name Public Works Technology

Total Project Cost	\$470,000	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	10 years

Description

This item provides for the replacement of public works 800 MHz ARMER radios.

Justification

The current radios were purchased in 2018 and will be reaching the end of their service life and no longer supported by the manufacturer. A total of 62 radios will be purchased to replace existing radios that are assigned to each employee that is in the field for snow plowing operations and other potential emergencies. This purchase was delayed from 2028 to 2030.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	0	470,000	0	0	470,000
Total	0	0	0	0	470,000	0	0	470,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	0	0	0	470,000	0	0	470,000
Total	0	0	0	0	470,000	0	0	470,000

Budget Impact

The annual fee of \$19,000 paid to Hennepin County for technological support for the radios on the ARMER network will continue.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-31416		
Project Name	Excavator		
Total Project Cost	\$205,300	Contact	Public Works Operations Manager
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	15 years

Description

This item provides for the scheduled replacement of the existing excavator.

This equipment will be replaced during the 2031 funding year.

Justification

The current excavator was purchased in 2015 and will be in need of replacement in 2031.

This is consistent with the city's policy of replacing its fleet vehicles.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	0	0	0	205,300	0	205,300
Total	0	0	0	0	0	205,300	0	205,300

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	0	0	0	0	205,300	0	205,300
Total	0	0	0	0	0	205,300	0	205,300

Budget Impact

Replacement of machines will reduce repair costs.

Capital Improvement Plan - Major Equipment
Minnetonka, MN - CIP



Project #	ME-31418		
Project Name	Hose and appliances		
Total Project Cost	\$300,000	Contact	Fire Chief
Department	Fire	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	10 years

Description

This will replace the city's fire hose and associated appliances with durable and highly efficient hose in terms of weight, friction loss and kinking. This project will replace hose that will be 10 years old, which is industry best practice.

Justification

The city currently maintains approximately 28,000 linear feet of hose. Staff projects the cost per linear foot to increase as a result of inflation and production costs. The city is required to hydrostatically pressure test hose annually and remove from service if it fails. It is expected as this hose gets older, more failures will be encountered. This replacement also includes replacing other appliances that see heavy use for water supply. The fire department maintains a rigorous annual testing procedure that is intended to remove failed hose lengths from service and is consistent with our strategic plan to maintain our equipment to be highly reliable.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Unassigned Expenditure	0	0	0	0	0	300,000	0	300,000
Total	0	0	0	0	0	300,000	0	300,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	0	0	0	0	300,000	0	300,000
Total	0	0	0	0	0	300,000	0	300,000

Budget Impact

Operational budget includes annual testing of fire hose. No additional impact to operating budget.

Capital Improvement Plan
Minnetonka, MN - CIP
Pending Projects

(Includes projects with a 'Status' set to 'Pending')

Project Name	Department	Project #	Project Cost
Pending			
Sustainable Initiatives	Public Works	ME-26412DEF	300,000
Total			300,000



Capital Improvement Plan - Major Equipment (Pending)
Minnetonka, MN - CIP

Project #	ME-26412DEF		
Project Name	Sustainable Initiatives		
Total Project Cost	\$500,000	Contact	Director of Public Works
Department	Public Works	Type	Equipment
Category	Major Equipment	Priority	2 Important-Provide Efficiency
Status	Pending		

Description

This item is for the development and implementation of green and sustainable initiatives related to major equipment.

These initiatives are currently being considered to determine a general plan and best practices for the city to implement further these practices. Considerations include carbon footprint reduction, service life, impacts to operations, cost/benefits and will be in partnership with grant opportunities.

The city has previously constructed general public charging stations in 3 locations. Each location consists of 2 charging stations with 2 individual chargers for an overall total of 12 public chargers. The city added two fully electric vans in 2024 and one fully electric police vehicle in 2025.

Items currently in consideration include hybrid light use vehicles and electric light use vehicles primarily related to inspection services based on current technology. Staff is further evaluating options for consideration of fleet vehicles prior to purchase.

Justification

Through implementation of these initiatives, the city will reduce its carbon footprint.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
200,000	Equip/Vehicles/Furnishings	100,000	0	100,000	100,000	0	300,000	0
	Total	100,000	0	100,000	100,000	0	300,000	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
200,000	Capital Replacement Fund	100,000	0	100,000	100,000	0	300,000	0
	Total	100,000	0	100,000	100,000	0	300,000	

Budget Impact

Implementation would result in the need to purchase hybrid, or electric vehicles, or both. Charging stations would increase electric expenses. This project however may be offset by public fees, would reduce fuel costs and carbon footprint.



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2027 through 2031
Capital Improvement Plan
Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Administration							
Technology							
Cybersecurity	TECH-27502	125,000	65,000	65,000	0	0	255,000
Security Equipment	TECH-27503	188,000	200,000	242,500	140,500	186,700	957,700
Audio/Visual Equipment & Broadcast Programming	TECH-27504	479,500	317,200	384,400	266,000	241,500	1,688,600
Technology Infrastructure	TECH-27505	0	100,000	0	100,000	100,000	300,000
Office Equipment	TECH-27507	154,000	95,700	43,800	121,600	98,700	513,800
Technology Purchases/Upgrades	TECH-27508	788,450	790,400	1,376,500	882,900	1,202,700	5,040,950
Technology Total		1,734,950	1,568,300	2,112,200	1,511,000	1,829,600	8,756,050
Administration Total		1,734,950	1,568,300	2,112,200	1,511,000	1,829,600	8,756,050
Fire							
Technology							
Station Alerting	TECH-27510	65,000					65,000
Technology Total		65,000	0	0	0	0	65,000
Fire Total		65,000	0	0	0	0	65,000
Police							
Technology							
Automated License Plate Readers	TECH-27514	46,000	46,000	46,000	46,000		184,000
Technology Total		46,000	46,000	46,000	46,000	0	184,000
Police Total		46,000	46,000	46,000	46,000	0	184,000
GRAND TOTAL		1,845,950	1,614,300	2,158,200	1,557,000	1,829,600	9,005,050

Capital Improvement Plan - Technology

Minnetonka, MN - CIP



Project # TECH-27502
Project Name Cybersecurity

Total Project Cost	\$255,000	Contact	IT Manager
Department	Administration	Type	Improvement
Category	Technology	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	5 years

Description

This project is to allocate financial resources towards investments that enhance our organization's ability to protect its digital infrastructure, sensitive data, and assets. The goal is to ensure that sufficient funds are available to support cybersecurity initiatives that address current and future threats, reduce risk, and comply with regulatory requirements.

Here's a breakdown of key objectives:

- Funding the purchase and deployment of necessary hardware, software, and tools that are critical to cybersecurity
- Allocating funds for initiatives that help reduce cybersecurity risks
- Setting aside funds for developing and maintaining an effective incident response plan, including resources, tools and training to manage security incidents, data breaches, or other cyberattacks efficiently
- Investing in programs that educate employees about cybersecurity best practices, phishing prevention, and general security awareness to reduce human error and insider threats

Justification

To proactively secure the organization's digital environment, safeguard data, maintain business continuity, and support overall business resilience against cyber threats.

Staff will continue to review long-term security planning, ensuring that available funds are used for ongoing/future cybersecurity initiatives, including research, development, and the implementation of new security technologies as they emerge.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	125,000	65,000	65,000	0	0	0	255,000
Total	0	125,000	65,000	65,000	0	0	0	255,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Technology Development Fund	0	125,000	65,000	65,000	0	0	0	255,000
Total	0	125,000	65,000	65,000	0	0	0	255,000

Capital Improvement Plan - Technology

Minnetonka, MN - CIP



Project # TECH-27503
Project Name Security Equipment

Total Project Cost	\$957,700	Contact	IT Manager
Department	Administration	Type	Equipment
Category	Technology	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	5 years

Description

This project calls for the systematic maintenance and upgrade of the security equipment serving all city facilities, including: card access, video surveillance and alarm systems. Acquisitions will occur on a planned annual basis.

A list of major equipment to be replaced is as follows:

2027: Card access maintenance, replacement of existing surveillance cameras in Community Center, Fire Station, Williston Water Tower and Police Department. Public Safety sound masking

2028: Replacement of existing surveillance cameras, including: City Hall perimeter doors, Community Center interior hallways, Ice Arena A compressor equipment, Williston Center lobby, Kids Corner, Tennis courts and Treehouse, Police Department cells and lobby, Public Works back yard, brine tank and garage entry. Card access improvements

2029: Card access improvements, Shady Oak Beach camera replacements, first round replacements of The Marsh cameras and Police auto theft initiatives

2030: Card access hardware maintenance, replacement of existing surveillance cameras in City Hall, Council Chambers, Glen Lake Activity Center, Gray's Bay, Public Works, Landing Shop, Police Covert Cameras. Addition of City Hall lot cameras

2031: Camera of existing surveillance cameras, including: Community Center, Amphitheater, Gray's Bay Marina, Ice Arena, Public Works, Williston Center, Public Safety, Camera Trailer,

Justification

As part of appropriate management, city staff evaluates and plans for the safety and security of our public facilities to protect our assets, citizens, employees and visitors. Continuing upgrades and replacement of security equipment is a key component of accomplishing that goal. The city currently has 234 security cameras located in and around various city facilities.

This project is consistent with the city's policy of establishing schedules for equipment replacement.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	188,000	200,000	242,500	140,500	186,700	0	957,700
Total	0	188,000	200,000	242,500	140,500	186,700	0	957,700

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Technology Development Fund	0	188,000	200,000	242,500	140,500	186,700	0	957,700
Total	0	188,000	200,000	242,500	140,500	186,700	0	957,700

Budget Impact

The replacement purchases will not affect operating costs and will reduce maintenance costs on equipment that is experiencing failure due to age.

Capital Improvement Plan - Technology
Minnetonka, MN - CIP



Project #	TECH-27504		
Project Name	Audio/Visual Equipment & Broadcast Programming		
Total Project Cost	\$1,688,600	Contact	IT Manager
Department	Administration	Type	Equipment
Category	Technology	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	5 years

Description

This project consists of the upgrade and maintenance of audiovisual systems and devices to enhance the communications and conferencing capabilities, both internally and externally. Examples of projects within the schedule:
2027: Council Chambers presentation equipment, monitors, conference rooms (Community Center), Public Safety video conferencing, City Hall and Public Works digital signage
2028: Projector and television replacements, first half of Public Safety conference rooms
2029: Second half of Public Safety conference rooms
2030: Live sound equipment, Purgatory Creek audio improvements, television replacements
2031: Digital storage system, conference rooms (City Hall and Public Works), mobile projectors.

Included in these projects is the replacement of capital equipment and expenses related to the production and playback of Public, Education, Government (PEG) programming and facilities. Examples of projects include:
Electronic nameplate technology, control system replacement, sound reinforcement panels. Replace countertops in the dais area.
Systematic replacement of equipment in control room and dais/staff areas of the council chambers

Justification

Public, Education and Government (PEG) fee's are collected through a franchise agreement with Comcast (XFINITY) for the Southwest Suburban Cable Commission (SWSCC). This source of revenue, 1.5% per TV subscriber, was renegotiated in 2024 at a term of 10 years. The fees will be used to provide needed capital replacement and technology enhancements for the benefit of broadcast production in city facilities, primarily the City Council Chambers and Minnehaha Room. The remaining project items are consistent with the city's policy of establishing schedules for equipment replacement.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	479,500	317,200	384,400	266,000	241,500	0	1,688,600
Total	0	479,500	317,200	384,400	266,000	241,500	0	1,688,600
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Cable Television Fund	0	479,500	317,200	384,400	266,000	241,500	0	1,688,600
Total	0	479,500	317,200	384,400	266,000	241,500	0	1,688,600

Budget Impact

The PEG expenses will not affect operating costs and the associated revenues will help replace equipment for the benefit of broadcast production. The audio/visual replacement purchases will not affect operating costs, and will reduce maintenance costs on equipment that is experiencing mechanical failure due to the replacement schedule.

Capital Improvement Plan - Technology

Minnetonka, MN - CIP



Project # TECH-27505
Project Name Technology Infrastructure

Total Project Cost	\$300,000	Contact	IT Manager
Department	Administration	Type	Equipment
Category	Technology	Priority	3 Expansion of New/Existing
Status	Active	Useful Life	5 years

Description

These items provide for the acquisition of additional fiber optic cabling, wireless technology and distributed antenna systems to connect the City Hall campus with other remote sites. The goal is to continue connectivity to city facility locations via fiber optics or wireless technology to increase bandwidth and improve transmission speeds while eliminating operating costs.

Projects:

- Work with the Engineering and Telecommunication companies to leverage lower construction costs for new fiber optic routes within the city as right of way permits are requested. Examples of this include Excelsior Boulevard reconstruction and Three Rivers Park District Trail Segment
- Establish distributed antenna systems for mobile phone and public safety coverage in Williston Center, The Marsh, Ice Arena A & B, Public Works, Fire Stations 2, 3, 4 and 5
- Replace fiber optic hand hole markers along priority routes due to age
- Complete fiber connectivity to Woodland Water Tower
- Establish redundant paths to certain city facilities for disaster recovery

Justification

Technology is an integral component in the delivery of city services. To keep stride with technology that becomes increasingly more sophisticated, the city continues to upgrade its technology infrastructure. Fiber optic cabling has much greater bandwidth availability and continues to be the standard to interconnect city facilities. Wireless technologies have evolved and are an acceptable standard for services. They can be built at a fraction of the cost.

Staff will continue to look for opportunities to maximize our resources and to take advantage of lower labor costs related to road reconstruction projects. The goal is to continue connectivity to city facility locations via fiber or wireless technology to increase bandwidth while eliminating operating costs. Connectivity is an integral component in the delivery of city services. All city departments utilize the network and technology to conduct business.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	0	100,000	0	100,000	100,000	0	300,000
Total	0	0	100,000	0	100,000	100,000	0	300,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Cable Television Fund	0	0	100,000	0	100,000	100,000	0	300,000
Total	0	0	100,000	0	100,000	100,000	0	300,000

Budget Impact

This project decreases operational costs due to the discontinuation of monthly service fees paid to vendors.

Capital Improvement Plan - Technology

Minnetonka, MN - CIP



Project # TECH-27507
Project Name Office Equipment

Total Project Cost	\$513,800	Contact	IT Manager
Department	Administration	Type	Equipment
Category	Technology	Priority	2 Important-Provide Efficiency
Status	Active	Useful Life	5 years

Description

This project funds the purchase of replacement copiers and other office equipment for all city departments. A replacement schedule has been established and is reviewed on a regular basis by Information Technology staff.

Justification

This project provides for the systematic maintenance and upgrade of major office equipment, including: copiers, postage machine, desktop scanners, smart phone equipment, headsets, and other miscellaneous equipment. Copiers vary in size depending on location and usage. The city continues to maximize the use of work group copiers to save per count page costs over individual laser jet printers.

Copier Replacement Schedule

2027: Fire Station 1, Public Works Mechanics

2028: Information Desk, Community Development, Engineering/Planning, Finance, Police Administration/Investigations

2029: Public Works Front Office

2030: Engineering plotter, Mezzanine, Marsh Back Office, Ice Arena and Ridgedale Substation

2031: IT, Public Works Plotter, Marsh Front Office, Ice Arena, Ridgedale Investigators

2027-2031: Ongoing smartphone replacements

2027: Phone system physical device replacement, including: desktop phone and headsets

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	154,000	95,700	43,800	121,600	98,700	0	513,800
Total	0	154,000	95,700	43,800	121,600	98,700	0	513,800

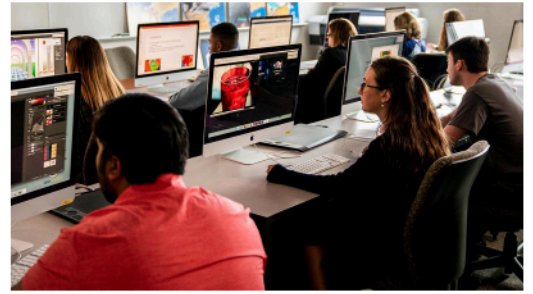
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Technology Development Fund	0	154,000	95,700	43,800	121,600	98,700	0	513,800
Total	0	154,000	95,700	43,800	121,600	98,700	0	513,800

Budget Impact

Budgeting and purchasing office equipment through this project allows the city greater flexibility to direct equipment to where it is most needed rather than using individual budgets. These purchases will decrease annual maintenance costs because new equipment is generally more reliable than earlier models.

Capital Improvement Plan - Technology

Minnetonka, MN - CIP



Project #	TECH-27508		
Project Name	Technology Purchases/Upgrades		
Total Project Cost	\$5,040,950	Contact	IT Manager
Department	Administration	Type	Equipment
Category	Technology	Priority	1 Critical for Safety/Preserve
Status	Active	Useful Life	5 years

Description

This project funds the purchase of replacement computers, iPad's, servers, network infrastructure, printers, and software. It also provides for the purchase of new equipment and software that serves the city as a whole. A replacement schedule has been established and is reviewed on a regular basis by Information Technology staff.

Examples of projects within the schedule:

2027: Switch replacements in Community Center, Landing Shop, and Ridgedale Tower. Wireless access point replacements

2028: Computer and wireless access point replacements, first round replacement of Ridgedale Commons switch equipment

2029: Critical network infrastructure replacement, including equipment that connects ancillary buildings and provides connectivity to LOGIS. Network infrastructure replacements: City Hall, Ridgedale Substation, Fire Stations 2 - 5, Community Center, Ice Arena, Park and Utility buildings, Williston Center. Wireless access point replacements

2030: Replacement of network infrastructure at Public Works, Main Equipment Room, Park and Utility Routers, Plymouth Tower

2031: Replacement of virtual servers. Replacements of Public Safety building (PD/FD) network equipment. Replacement structured cabling in accessory buildings

Justification

This project provides for the systematic maintenance and upgrade of the following equipment: desktop and laptop computers, iPad's, servers, network infrastructure, uninterruptable power systems, and software. Desktop computers, laptops, iPad's, and servers are generally replaced on a four year replacement cycle while network infrastructure and uninterruptable power systems are replaced every five years. Printers will be replaced on an as needed basis or eliminated and replaced with multi-function copier devices.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	0	788,450	790,400	1,376,500	882,900	1,202,700	0	5,040,950
Total	0	788,450	790,400	1,376,500	882,900	1,202,700	0	5,040,950

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Technology Development Fund	0	788,450	790,400	1,376,500	882,900	1,202,700	0	5,040,950
Total	0	788,450	790,400	1,376,500	882,900	1,202,700	0	5,040,950

Budget Impact

Budgeting and purchasing technology equipment through this project allows the city greater flexibility to direct equipment to where it is most needed rather than using individual department budgets. Annual maintenance costs may increase due to the added equipment such as additional servers and networking equipment. Increases in consulting, maintenance agreements and equipment repair are in the Information Technology general fund operating budget.

Capital Improvement Plan - Technology

Minnetonka, MN - CIP

Project #	TECH-27510	Contact	Fire Chief
Project Name	Station Alerting	Type	Public Safety
Total Project Cost	\$65,000	Priority	2 Important-Provide Efficiency
Department	Fire	Useful Life	20 years
Category	Technology		
Status	Active		

Description

Purchase and installation of a station alerting system for Fire Station 4 to better accomodate on duty staffing out of Station 4 as laid out in the public safety master plan. This station alerting system is the Honeywell Phoenix G2 system that efficiently integrates into the closest unit dispatching that the Fire Department utilizes. This system can also be transferred to any new or renovated fire station.

Justification

Station Alerting systems enhance the notification of fire calls by creating a direct link from Hennepin Sherrif's Dispatch to City of Minnetonka Fire Stations. This expedites the call notification process and reduces response times by alerting crews of a call faster. This specific alerting system is identical to the three alerting systems currently in use at Fire stations 1, 3 and 5.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Unassigned Expenditure	0	65,000	0	0	0	0	0	65,000
Total	0	65,000	0	0	0	0	0	65,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	0	65,000	0	0	0	0	0	65,000
Total	0	65,000	0	0	0	0	0	65,000



Project #	TECH-27514		
Project Name	Automated License Plate Readers		
Total Project Cost	\$230,000	Contact	Police Chief
Department	Police	Type	Equipment
Category	Technology	Priority	2 Important-Provide Efficiency
Status	Active		

Description

ALPRs capture images of license plates that are then screened against wanted/suspect vehicles to assist in the recovery of stolen vehicles and the clearance of criminal offenses. This project funds the continued deployment of 15 ALPRs.

Justification

The Minnetonka Police Department currently operates 15 Automated License Plate Readers (ALPRs). While the program has historically been supported through Minnesota Department of Commerce grant funding, recent awards have decreased in amount compared to prior years. In addition, ongoing legislative uncertainty surrounding ALPR funding at the state level creates a risk of future reductions or elimination of grant support. To ensure continuity of this proven public safety tool, a sustainable local funding strategy is necessary.

The ALPR program has demonstrated measurable value in advancing the City's public safety goals. Between October 2023 and September 2025, ALPR technology assisted in 99 documented public safety outcomes, including:

- 22 stolen vehicle recoveries
- 11 stolen license plate recoveries
- 30 assists in criminal investigations
- 36 additional miscellaneous public safety assists, including locating vehicles of interest and supporting time-sensitive investigations

ALPRs enhance investigative efficiency by providing timely, objective vehicle data that supports patrol operations, investigations, and regional law enforcement collaboration. These systems often allow officers to resolve incidents more quickly, reduce investigative workload, and improve recovery outcomes without increasing staffing levels.

Given the program's demonstrated effectiveness and the declining reliability of grant funding, inclusion of ALPR system costs in the Capital Improvement Plan is recommended to prevent service disruption and ensure the continued use of a technology that has proven to be a force multiplier for public safety operations in Minnetonka.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	46,000	46,000	46,000	46,000	46,000	0	0	230,000
Total	46,000	46,000	46,000	46,000	46,000	0	0	230,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Public Safety Fund	46,000	46,000	46,000	46,000	46,000	0	0	230,000
Total	46,000	46,000	46,000	46,000	46,000	0	0	230,000

Budget Impact

This requested amount is an annual fee for maintenance and leasing of equipment in addition to software licensing fees.



2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Public Works							
Street Improvement							
Pavement Management Study	LSI-27601	85,000	85,000	95,000	95,000	95,000	455,000
Local Street Rehabilitation - Kinsel	LSI-27602	13,627,500					13,627,500
Local Street Preservation	LSI-27603	2,420,000	2,530,000	2,630,000	2,550,000	2,650,000	12,780,000
Electrical System Enhancements	LSI-27604	0					0
Noise Barrier	LSI-27605	850,000					850,000
Signal Improvements	LSI-27606	75,000					75,000
Bridge Inspections and Improvements	LSI-27608	15,000	40,000	15,000	50,000	15,000	135,000
Local Street Preservation - Frontage Rd.	LSI-27609	1,835,000					1,835,000
Gleason Lake Road (County Road 15)	LSI-28602	1,000,000	1,500,000				2,500,000
Local Street Preservation - Wayzata Boulevard	LSI-28609	500,000	3,250,000				3,750,000
Bridge Improvements - Libb's Bridge	LSI-29608			2,000,000			2,000,000
Local Street Preservation - Vinehill Road	LSI-29609			2,185,000			2,185,000
Signal Improvements	LSI-30606				750,000		750,000
Local Street Rehabilitation - Essex	LSI-31602			4,062,500	2,900,000	12,187,500	19,150,000
Opus TIF District Improvements	LSI-31607	0					0
Street Improvement Total		20,407,500	7,405,000	10,987,500	6,345,000	14,947,500	60,092,500
Public Works Total		20,407,500	7,405,000	10,987,500	6,345,000	14,947,500	60,092,500
GRAND TOTAL		20,407,500	7,405,000	10,987,500	6,345,000	14,947,500	60,092,500

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP



Project # LSI-27601
Project Name Pavement Management Study

Total Project Cost	\$455,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project provides for the annual testing of 25% of the city streets and for the updating of the pavement evaluation software. The street condition database is used to analyze and program street improvements in a cost-effective manner in order to meet city rating standards.

This project provides for the annual update of the Pavement Management System.

Justification

This system allows for the analysis of various repair/reconstruction options with respect to geographic areas, pavement conditions and budget constraints to make the most efficient and effective use of available funds.

This is necessary to fully understand the interaction of street conditions throughout the local network and to program repairs and replacements in the most cost-effective manner.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	85,000	85,000	95,000	95,000	95,000	0	455,000
Total	0	85,000	85,000	95,000	95,000	95,000	0	455,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	85,000	85,000	95,000	95,000	95,000	0	455,000
Total	0	85,000	85,000	95,000	95,000	95,000	0	455,000

Budget Impact

This study will have no impact on annual maintenance costs and ensures the condition of the city's pavements are evaluated and data is available to manage the city's roadway network in a sustainable and cost effective way.

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project # LSI-27602
Project Name Local Street Rehabilitation - Kinsel

Total Project Cost	\$16,550,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project will provide for the reconstruction and rehabilitation of various local streets throughout the city. Included in these projects are improvements to the storm sewer system, necessary I & I remediation, significant utility system upgrades, street improvements and review of available trail connections.

Roads that are scheduled for reconstruction and rehabilitation include the Kinsel Neighborhood [Preliminary Design was budgeted in 2025].

North St. lift station and forcemain improvements, previously part of sheet WSS-27907 (Sewer - System Sustainability Improvements), have been included as part of this rehabilitation project.

Justification

The most recent community surveys indicate that citizens still rank street maintenance a high priority amongst competing city service needs.

A thin overlay pavement program, which is a cost-effective method for extending the life of aging local streets for as much as six to ten years, was used extensively until 2014. The goal during that time period was to reconstruct or overlay all streets that had not received major maintenance in the prior 20 years, by 2014.

In 2011, staff began to transition from the thin overlay program to one that also includes preservation and maintenance programs for the streets that have been previously reconstructed. No additional funding was necessary since the thin overlay budget was spread out to also include the new preservation programs, which were performed by public works crews.

These projects are consistent with the city's Strategic Priorities, the Pavement Management Study, the Water Resources Plan, the Infiltration and Inflow Reduction Program and the NPDES Phase II Storm Water Program. The latter is state and federally mandated and requires cities to address illicit discharge into the storm sewer systems as well as improve the quality of storm water runoff.

In addition to these rehabilitation projects, separate pages are provided for preservation projects and enhancements for local street rehabilitation projects related to the burial of overhead utility lines, addition of decorative lighting and energy saving (LED) retrofits.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	2,922,500	13,627,500	0	0	0	0	0	16,550,000
Total	2,922,500	13,627,500	0	0	0	0	0	16,550,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	1,435,000	5,665,000	0	0	0	0	0	7,100,000
Utility Fund	787,500	4,662,500	0	0	0	0	0	5,450,000
Storm Water Fund	700,000	2,800,000	0	0	0	0	0	3,500,000
Electric Franchise Fees Fund	0	500,000	0	0	0	0	0	500,000
Total	2,922,500	13,627,500	0	0	0	0	0	16,550,000

Budget Impact

These projects will reduce annual road and utility maintenance needs, but add to sidewalk/trail maintenance. Pavement millings are recycled and reused in new pavement mixes.

Capital Improvement Plan - Street Improvements**Minnetonka, MN - CIP**

Project # LSI-27603
Project Name Local Street Preservation

Total Project Cost	\$12,780,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for crack sealing, thin bituminous overlays, pavement marking and other maintenance and preservation items necessary to maintain the local streets in the city. The scheduling is based on 2027 through 2031 maintenance activities.

Justification

Preserving existing streets with regular maintenance can significantly extend the life of a street. Keeping existing pavements in good condition requires varying levels of maintenance, which can be thought of as preserving city street assets.

Rehabilitation projects are major maintenance activities, such as thick overlays and reconstructions. These projects are completed when a pavement has significantly deteriorated, and routine maintenance is no longer effective to extend the life of the street. Overlays have been shown to be a cost effective strategy to extend the life of aging pavements and aids in maintaining the city's pavement management index rating goal of 80.

Preservation-type projects are minor in comparison and less costly. They include crack filling, patching and thin overlays. These projects are typically completed on streets that have already received major rehabilitation work, but are in need of minor repairs. These projects are aimed at solidifying the pavement and keeping moisture from penetrating below the pavement, which is a key factor in the deterioration of roads.

Utility improvements are completed as needed during preservation projects. Completing minor repairs and upgrades in conjunction with the road work extends the life of the utility infrastructure and creates a better, more reliable street. Typical preservation work includes sewer casting replacement and adjustment, water main valve repairs and installation of chimney seals on sanitary sewer manholes.

*See 2027-2031 Proposed Local Street Construction map for the Minor Preservation Areas (Overlays) that are performed by Public Works. Funding for the Minor Preservations Areas are identified in the below funding table.

This project is consistent with the city's Strategic Priorities and its Pavement Management Study.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	2,420,000	2,530,000	2,630,000	2,550,000	2,650,000	0	12,780,000
Total	0	2,420,000	2,530,000	2,630,000	2,550,000	2,650,000	0	12,780,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	2,250,000	2,360,000	2,460,000	2,370,000	2,470,000	0	11,910,000
Utility Fund	0	120,000	120,000	120,000	130,000	130,000	0	620,000
Storm Water Fund	0	50,000	50,000	50,000	50,000	50,000	0	250,000
Total	0	2,420,000	2,530,000	2,630,000	2,550,000	2,650,000	0	12,780,000

Budget Impact

Street Improvement Fund Overlays - \$1.65M ('27), \$1.75M ('28), \$1.75M ('29), \$1.75M ('30), \$1.85M ('31)

Wall Maintenance - \$100k ('27), \$100k ('28), \$200k ('29) , \$100k ('30), \$100k ('31)

Bridge Maintenance - \$100k ('27), \$100k ('28), \$100k ('29), \$100k ('30), \$100k ('31)

Other Maintenance - \$400k ('27), \$410k ('28), \$410k ('29), \$420k ('30), \$420k ('31)

These projects will not affect annual maintenance costs. However, regular maintenance extends the life of a street and is a financially and environmentally stable practice. The majority of funding for this program is for supplies only and will be staffed with current employees.

2027 thru 2031

Capital Improvement Plan

Minnetonka, MN - CIP

Project #	LSI-27604		
Project Name	Electrical System Enhancements		
Total Project Cost	\$0	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	3 Expansion of New/Existing
Status	Active		

Description

This project involves electrical system enhancements related to the burial of overhead utility lines in conjunction with street reconstruction projects, addition of decorative lighting and energy saving (LED) retrofits.

When possible, the burial improvements would be completed in conjunction with street reconstruction projects scheduled within the CIP. Redevelopment projects may prompt the need to expedite LED retrofit projects if the redevelopment creates a need to relocate existing streetlights. Current city trail planning may further expedite the need to move electrical poles and bury lines in conflict with future trail segments as noted on the Park Trail Improvement Plan page.

Projects currently utilizing Electric Franchise Fee funding include:

- 2027 - Kinsel Neighborhood, TRPD Regional Trails, Gleason Lake Rd.
- 2028 - Hopkins Crossroad Trail
- 2029 - Vinehill Rd.
- 2030 - Essex Rd.

Justification

The burial of overhead utility lines and upgrades to energy efficient lighting is consistent with Minnetonka's community vision and strategic priorities for reducing the community's use of energy as well as maintaining and improving its visual image, particularly along major road corridors where street lighting is most necessary. The installation of decorative lighting is also consistent with these goals and will likely be completed in high traffic areas.

Burial and lighting projects are selected relative to two criteria: (1) aesthetic benefit or visual clutter that would be improved and (2) traffic count, as a representative of the number of citizens who would benefit from the project and greater energy savings would likely be achieved. Projects will be prioritized using the "aesthetic benefit" and "traffic/pedestrian count" criteria as follows:

High Priority: County and state roads, Municipal State Aid (MSA) high volume streets and high volume trails and public transportation related locations with high aesthetic benefit.

Medium Priority: MSA high and low volume streets and low volume trails and public transportation related locations with high aesthetic benefit.

Low Priority: MSA high and low volume streets and low volume trails and public transportation related locations with low aesthetic benefit.

High priority projects will typically be funded. Medium priority projects will be funded on a case-by-case basis. Low priority projects will likely not be funded unless there is an unusual circumstance.

Life to Date Budget Utilization

\$0 of \$0 (0%)

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Electric Franchise Fees Fund	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	

Budget Impact

The energy saving retrofit improvements will generate significant savings in power costs and help lower environmental impacts, ensure long term sustainability of the city's electrical system and provide savings with annual maintenance costs.

Capital Improvement Plan - Street Improvements**Minnetonka, MN - CIP**

Project # LSI-27605
Project Name Noise Barrier

Total Project Cost	\$850,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

MnDOT has been constructing noise walls and barriers during roadway construction projects since the mid-1970s.

In 2018, MnDOT started a Standalone Noise Barrier Program which allows for construction of noise barriers along state highways where no noise abatement measures exist and no major construction projects are programmed. This program requires a 10% cost share by the city.

Justification

Noise barriers provide infrastructure to mitigate highway noise.

Noise barriers are ranked by MnDOT based on existing noise levels, number of homes adjacent to the highway and cost effectiveness of a noise barrier. The city has applied to MnDOT for funding of barrier walls at the following locations and received funding for one:

Trunk Highway 169 between Cedar Lake Road and Ford Park (2027)

*Trunk Highway 7 between West of Carlysle Place and East of Carlysle Place (not currently funded by MnDOT)

*Trunk Highway 7 between East of Carlysle Place and East of Clear Springs Road (not currently funded by MnDOT)

*The city applied for MnDOT funding for both segments on Highway 7. Projects for 2031 funding will be selected by MnDOT in 2026.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	850,000	0	0	0	0	0	850,000
Total	0	850,000	0	0	0	0	0	850,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	850,000	0	0	0	0	0	850,000
Total	0	850,000	0	0	0	0	0	850,000

Budget Impact

MnDOT has selected Minnetonka as its recipient for funding and construction of the approximately 3,000 foot long TH 169 noise barrier in 2027.

The MnDOT Standalone Noise Barrier Program requires a 10% cost share. \$500,000 has been allocated for the city commitment from the street fund. This amount will be refined as MnDOT further studies and develops the design of this wall segment.

MnDOT conducts an annual solicitation for its noise barrier program. The city will continue to apply for the remaining wall segments in upcoming solicitation periods.

These projects will not affect annual maintenance costs.

Capital Improvement Plan - Street Improvements
Minnetonka, MN - CIP

Project #	LSI-27606		
Project Name	Signal Improvements		
Total Project Cost	\$75,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	3 Expansion of New/Existing
Status	Active		

Description

Hennepin County is replacing the traffic signals at the intersections of Minnetonka Blvd. at Baker Rd. and Excelsior Blvd. at Baker Rd. The standard pole replacement is a galvanized metal which is then painted bronze to meet city standards.

Justification

These signals have been identified for replacement as they are reaching the end of their lifespans. The city is partnering with Hennepin County to replace the aging traffic signals, as part of the city's cooperative agreements with these agencies. The allocated portion would cover the painting of the city's standard signal color for these replacements, with Hennepin County funding the overall signal replacement.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	75,000	0	0	0	0	0	75,000
Total	0	75,000	0	0	0	0	0	75,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Municipal State Aid Fund	0	75,000	0	0	0	0	0	75,000
Total	0	75,000	0	0	0	0	0	75,000

Budget Impact

This project should not affect annual maintenance costs but will help continue to manage the city's roadway network system.

2027 thru 2031

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-27608		
Project Name	Bridge Inspections and Improvements		
Total Project Cost	\$135,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project provides for the required inspections of all 32 city owned bridges.

Justification

Bridge inspections are required for public safety. Depending on the condition of the bridge, inspections are required on a one or two-year interval and results are reported to MnDOT.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	15,000	40,000	15,000	50,000	15,000	0	135,000
Total	0	15,000	40,000	15,000	50,000	15,000	0	135,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	15,000	40,000	15,000	50,000	15,000	0	135,000
Total	0	15,000	40,000	15,000	50,000	15,000	0	135,000

Budget Impact

While bridge inspections may lead to additional maintenance activities, those activities will in turn prolong the useful lifespan of the bridge. Bridge maintenance activities have been budgeted on sheet LSI-27603.

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-27609		
Project Name	Local Street Preservation - Frontage Rd.		
Total Project Cost	\$1,835,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for crack sealing, thin bituminous overlays, pavement marking and other maintenance and preservation items necessary to maintain the local streets in the city. The scheduling is based on 2027 through 2031 maintenance activities.

Justification

Preserving existing streets with regular maintenance can significantly extend the life of a street. Keeping existing pavements in good condition requires varying levels of maintenance, which can be thought of as preserving our street assets.

Rehabilitation projects are major maintenance activities, such as thick overlays and reconstructions. These projects are completed when a pavement has significantly deteriorated, and routine maintenance is no longer effective to extend the life of the street. Overlays have been shown to be a cost effective strategy to extend the life of aging pavements and aids in maintaining the city's pavement management index rating goal of 80.

Preservation-type projects are minor in comparison and less costly. They include crack filling, patching and thin overlays. These projects are typically completed on streets that have already received major rehabilitation work, but are in need of minor repairs. These projects are aimed at solidifying the pavement and keeping moisture from penetrating below the pavement, which is a key factor in the deterioration of roads.

Utility improvements are completed as needed during preservation projects. Completing minor repairs and upgrades in conjunction with the road work extends the life of the utility infrastructure and creates a better, more reliable street. Typical preservation work includes sewer casting replacement and adjustment, water main valve repairs and installation of chimney seals on sanitary sewer manholes.

Major Preservation Areas (Mill and Overlay)

2027 - Frontage Rd. (Ridgedale Drive to Hopkins Crossroad on the south side of 394)

*See 2027-2031 Proposed Local Street Construction map for Major Preservation Areas in addition to the Minor Preservation Areas (Overlays) that are performed by Public Works.

This project is consistent with the city's Strategic Priorities and its Pavement Management Study

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	1,835,000	0	0	0	0	0	1,835,000
Total	0	1,835,000	0	0	0	0	0	1,835,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	1,750,000	0	0	0	0	0	1,750,000
Utility Fund	0	60,000	0	0	0	0	0	60,000
Storm Water Fund	0	25,000	0	0	0	0	0	25,000
Total	0	1,835,000	0	0	0	0	0	1,835,000

Budget Impact

These projects will not affect annual maintenance costs. However, regular maintenance extends the life of a street and is a financially and environmentally stable practice.

2027 thru 2031

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-28602		
Project Name	Gleason Lake Road (County Road 15)		
Total Project Cost	\$2,500,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

In 2024, Hennepin County notified the city of plans to reconstruct Gleason Lake Road (County Road 15) including the replacement of a trail.

This project will be led by Hennepin County and will provide for the reconstruction and rehabilitation of Gleason Lake Road and connecting to local side streets. Included in these projects are improvements to the storm sewer system, necessary I & I remediation, significant utility system upgrades, street improvements and review of available trail connections.

Storm water and utility upgrades will be combined and coordinated with the street reconstruction projects.

Justification

The most recent community surveys indicate that citizens still rank street maintenance a high priority amongst competing city service needs.

The project will be led by Hennepin County and coordinated with the city.

These projects are consistent with the city's Strategic Priorities, the Pavement Management Study, the Water Resources Plan, the Infiltration and Inflow Reduction Program and the NPDES Phase II Storm Water Program. The latter is state and federally mandated and requires cities to address illicit discharge into the storm sewer systems as well as improve the quality of storm water runoff.

In addition to these rehabilitation projects, separate pages are provided for preservation projects and enhancements for local street rehabilitation projects related to the burial of overhead utility lines, addition of decorative lighting and energy saving (LED) retrofits.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	1,000,000	1,500,000	0	0	0	0	2,500,000
Total	0	1,000,000	1,500,000	0	0	0	0	2,500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Electric Franchise Fees Fund	0	1,000,000	0	0	0	0	0	1,000,000
Street Improvement Fund	0	0	700,000	0	0	0	0	700,000
Storm Water Fund	0	0	500,000	0	0	0	0	500,000
Utility Fund	0	0	300,000	0	0	0	0	300,000
Total	0	1,000,000	1,500,000	0	0	0	0	2,500,000

Budget Impact

\$9,850,000 - Total Project Cost

\$2,500,000 - Total City Cost

\$ 1,000,000 - Electric Franchise Fees Fund

\$ 700,000 - Street Improvement Fund

\$ 500,000 - Storm Water Fund

\$ 300,000 - Utility Fund

\$ 364,000 - City of Wayzata

\$7,986,000 - Hennepin County

These projects will reduce annual road and utility maintenance needs, but add to sidewalk/trail maintenance. Pavement millings are recycled and reused in new pavement mixes.

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-28609
Project Name	Local Street Preservation - Wayzata Boulevard

Total Project Cost	\$3,750,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for crack sealing, thin bituminous overlays, pavement marking and other maintenance and preservation items necessary to maintain the local streets in the city. The scheduling is based on 2027 through 2031 maintenance activities.

Justification

Preserving existing streets with regular maintenance can significantly extend the life of a street. Keeping existing pavements in good condition requires varying levels of maintenance, which can be thought of as preserving our street assets.

Rehabilitation projects are major maintenance activities, such as thick overlays and reconstructions. These projects are completed when a pavement has significantly deteriorated, and routine maintenance is no longer effective to extend the life of the street. Overlays have been shown to be a cost effective strategy to extend the life of aging pavements and aids in maintaining the city's pavement management index rating goal of 80.

Preservation-type projects are minor in comparison and less costly. They include crack filling, patching and thin overlays. These projects are typically completed on streets that have already received major rehabilitation work, but are in need of minor repairs. These projects are aimed at solidifying the pavement and keeping moisture from penetrating below the pavement, which is a key factor in the deterioration of roads.

Utility improvements are completed as needed during preservation projects. Completing minor repairs and upgrades in conjunction with the road work extends the life of the utility infrastructure and creates a better, more reliable street. Typical preservation work includes sewer casting replacement and adjustment, water main valve repairs and installation of chimney seals on sanitary sewer manholes.

Major Preservation Areas (Mill and Overlay)

2028 - Wayzata Blvd. (Fairfield Rd. to eastern city limits)

*See 2027-2031 Proposed Local Street Construction map for Major Preservation Areas in addition to the Minor Preservation Areas (Overlays) that are performed by Public Works.

This project is consistent with the city's Strategic Priorities and its Pavement Management Study

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	3,250,000	0	0	0	0	3,250,000
Planning/Design/Engineering	0	500,000	0	0	0	0	0	500,000
Total	0	500,000	3,250,000	0	0	0	0	3,750,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	500,000	3,165,000	0	0	0	0	3,665,000
Utility Fund	0	0	60,000	0	0	0	0	60,000
Storm Water Fund	0	0	25,000	0	0	0	0	25,000
Total	0	500,000	3,250,000	0	0	0	0	3,750,000

Budget Impact

These projects will not affect annual maintenance costs. However, regular maintenance extends the life of a street and is a financially and environmentally stable practice.

2027 thru 2031

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-29608		
Project Name	Bridge Improvements - Libb's Bridge		
Total Project Cost	\$2,500,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project provides for the scheduled replacement of the Libb's Bridge. [Preliminary Design was budgeted in 2026]

Justification

Bridge inspections are required for public safety. Depending on the condition of the bridge, inspections are required on a one or two-year interval and results are reported to MnDOT.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	500,000	0	0	2,000,000	0	0	0	2,500,000
Total	500,000	0	0	2,000,000	0	0	0	2,500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	500,000	0	0	2,000,000	0	0	0	2,500,000
Total	500,000	0	0	2,000,000	0	0	0	2,500,000

Budget Impact

The city will be applying for MnDOT Local Bridge Replacement Program (LBRP) funding to reduce city costs.

Bridge replacements will reduce annual maintenance costs,

Capital Improvement Plan - Street Improvements**Minnetonka, MN - CIP**

Project #	LSI-29609	Contact	Director of Public Works
Project Name	Local Street Preservation - Vinehill Road	Type	Maintenance
Total Project Cost	\$2,885,000	Priority	2 Important-Provide Efficiency
Department	Public Works		
Category	Street Improvement		
Status	Active		

Description

This item provides for crack sealing, thin bituminous overlays, pavement marking and other maintenance and preservation items necessary to maintain the local streets in the city. The scheduling is based on 2027 through 2031 maintenance activities.

Justification

Preserving existing streets with regular maintenance can significantly extend the life of a street. Keeping existing pavements in good condition requires varying levels of maintenance, which can be thought of as preserving our street assets.

Rehabilitation projects are major maintenance activities, such as thick overlays and reconstructions. These projects are completed when a pavement has significantly deteriorated, and routine maintenance is no longer effective to extend the life of the street. Overlays have been shown to be a cost effective strategy to extend the life of aging pavements and aids in maintaining the city's pavement management index rating goal of 80.

Preservation-type projects are minor in comparison and less costly. They include crack filling, patching and thin overlays. These projects are typically completed on streets that have already received major rehabilitation work, but are in need of minor repairs. These projects are aimed at solidifying the pavement and keeping moisture from penetrating below the pavement, which is a key factor in the deterioration of roads.

Utility improvements are completed as needed during preservation projects. Completing minor repairs and upgrades in conjunction with the road work extends the life of the utility infrastructure and creates a better, more reliable street. Typical preservation work includes sewer casting replacement and adjustment, water main valve repairs and installation of chimney seals on sanitary sewer manholes.

Major Preservation Areas (Mill and Overlay)

2029 - Vinehill Rd. (TH101 to Kingswood Ter.) [Preliminary Design is budgeted in 2026 in coordination with the city of Shorewood]

*See 2027-2031 Proposed Local Street Construction map for Major Preservation Areas in addition to the Minor Preservation Areas (Overlays) that are performed by Public Works.

This project is consistent with the city's Strategic Priorities and its Pavement Management Study

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	700,000	0	0	2,185,000	0	0	0	2,885,000
Total	700,000	0	0	2,185,000	0	0	0	2,885,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	700,000	0	0	2,100,000	0	0	0	2,800,000
Utility Fund	0	0	0	60,000	0	0	0	60,000
Storm Water Fund	0	0	0	25,000	0	0	0	25,000
Total	700,000	0	0	2,185,000	0	0	0	2,885,000

Budget Impact

These projects will not affect annual maintenance costs. However, regular maintenance extends the life of a street and is a financially and environmentally stable practice.

Capital Improvement Plan - Street Improvements
Minnetonka, MN - CIP

Project #	LSI-30606		
Project Name	Signal Improvements		
Total Project Cost	\$750,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	3 Expansion of New/Existing
Status	Active		

Description

This project involves the replacement of the existing traffic signal at TH7 and Woodland Road in 2030.

Justification

This signal has been identified for replacement as it is reaching the end of its lifespan. The city is partnering with MnDOT to replace the aging traffic signal, as part of the city's cooperative agreements with MnDOT. The allocated portion would cover the city's share of this replacement, with MnDOT contributing their own share to be determined at the time of the project.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	0	750,000	0	0	750,000
Total	0	0	0	0	750,000	0	0	750,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Municipal State Aid Fund	0	0	0	0	750,000	0	0	750,000
Total	0	0	0	0	750,000	0	0	750,000

Budget Impact

This project should not affect annual maintenance costs but will help continue to manage the city's roadway network system.

Capital Improvement Plan - Street Improvements**Minnetonka, MN - CIP**

Project # LSI-31602
Project Name Local Street Rehabilitation - Essex

Total Project Cost	\$19,150,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project will provide for the reconstruction and rehabilitation of various local streets throughout the city. Included in these projects are improvements to the storm sewer system, necessary I & I remediation, significant utility system upgrades, street improvements and review of available trail connections.

Roads that are scheduled for reconstruction and rehabilitation include Essex Road and its connected streets, Fairfield Road South and Hill Ridge [Preliminary Design is budgeted in 2029].

The Clear Springs neighborhood was previously scheduled for reconstruction but has been delayed due to the frequency of watermain breaks and the declining condition of Essex Road.

Justification

The most recent community surveys indicate that citizens still rank street maintenance a high priority amongst competing city service needs.

A thin overlay pavement program, which is a cost-effective method for extending the life of aging local streets for as much as six to ten years, was used extensively until 2014. The goal during that time period was to reconstruct or overlay all streets that had not received major maintenance in the prior 20 years, by 2014.

In 2011, staff began to transition from the thin overlay program to one that also includes preservation and maintenance programs for the streets that have been previously reconstructed. No additional funding was necessary since the thin overlay budget was spread out to also include the new preservation programs, which were performed by public works crews.

These projects are consistent with the city's Strategic Priorities, the Pavement Management Study, the Water Resources Plan, the Infiltration and Inflow Reduction Program and the NPDES Phase II Storm Water Program. The latter is state and federally mandated and requires cities to address illicit discharge into the storm sewer systems as well as improve the quality of storm water runoff.

In addition to these rehabilitation projects, separate pages are provided for preservation projects and enhancements for local street rehabilitation projects related to the burial of overhead utility lines, addition of decorative lighting and energy saving (LED) retrofits.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	4,062,500	2,900,000	12,187,500	0	19,150,000
Total	0	0	0	4,062,500	2,900,000	12,187,500	0	19,150,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	0	0	1,900,000	2,900,000	5,700,000	0	10,500,000
Utility Fund	0	0	0	1,225,000	0	3,675,000	0	4,900,000
Storm Water Fund	0	0	0	937,500	0	2,812,500	0	3,750,000
Total	0	0	0	4,062,500	2,900,000	12,187,500	0	19,150,000

Budget Impact

These projects will reduce annual road and utility maintenance needs, but add to sidewalk/trail maintenance. Pavement millings are recycled and reused in new pavement mixes.

2027 thru 2031

Capital Improvement Plan - Street Improvements

Minnetonka, MN - CIP

Project #	LSI-31607		
Project Name	Opus TIF District Improvements		
Total Project Cost	\$23,000,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Street Improvement	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This project is to provide traffic mitigation measures for projected increased density related to the commercial and residential development of the Opus area and addition of the Green Line LRT.

Future Improvements:

- TH 169 exit ramp to Bren Road turn lane.
- Smetana Drive at Bren Road turn lane.

Project timing for the remaining improvements will be established as development proposals are approved. The costs are estimated based on concept drawings developed from the AUAR study and Opus Area planning documents. A design and detailed cost estimates will be needed prior to funding these projects in the CIP. The city requested state legislation in 2025 to extend timeline of TIF funding which was granted. TIF funds must be committed by 2030 to be eligible for expenditures.

Justification

Opus area studies and planning documents have identified potential transportation infrastructure improvements.

These projects are consistent with the AUAR, the Transportation Element of the Comprehensive Plan and the Opus area infrastructure and traffic analysis.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Unassigned Expenditure	0	0	0	0	0	0	0	0
Construction/Maintenance	19,900,000	0	0	0	0	0	3,100,000	23,000,000
Total	19,900,000	0	0	0	0	0	3,100,000	23,000,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Cost Sharing	19,900,000	0	0	0	0	0	3,100,000	23,000,000
Total	19,900,000	0	0	0	0	0	3,100,000	23,000,000

Budget Impact

Prior funding is associated with the Red Circle Drive North at Shady Oak Road turn lane, geometric modifications to Red Circle Drive South at Shady Oak Road and a sidewalk adjacent to 10900 Red Circle Drive.

Future Transportation Improvements identified in the AUAR:

- 1) TH 169 exit ramp to Bren Road turn lane (\$1.5M).
- 2) Smetana Drive at Bren Road turn lane (\$1.6M).

Reconstruction projects provide an opportunity to upgrade infrastructure by using sustainable materials such as recycled aggregates and pavements with recycled materials.

Development within the Opus TIF district will be responsible for the "Cost Sharing" funding source, reimbursed via TIF.



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2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Public Works							
Municipal State Aid Street Improvements							
Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	MSA-27701	20,075,000					20,075,000
Local Street Preservation - Lake St. and Williston	MSA-30701		1,100,000		3,300,000		4,400,000
Minnetonka Boulevard (County Road 5)	MSA-31702					2,800,000	2,800,000
Municipal State Aid Street Improvements Total		20,075,000	1,100,000	0	3,300,000	2,800,000	27,275,000
Public Works Total		20,075,000	1,100,000	0	3,300,000	2,800,000	27,275,000
GRAND TOTAL		20,075,000	1,100,000	0	3,300,000	2,800,000	27,275,000

Capital Improvement Plan - Municipal State Aid

Minnetonka, MN - CIP

Project #	MSA-27701	Contact	Director of Public Works
Project Name	Excelsior Boulevard/CR 3 (CR 101 to Williston Rd)	Type	Improvement
Total Project Cost	\$27,500,000	Priority	2 Important-Provide Efficiency
Department	Public Works		
Category	Municipal State Aid Street Improvements		
Status	Active		

Description

This project involves the reconstruction and reconfiguration of Excelsior Boulevard from County Road 101 to Williston Road including construction of a new trail segment.

Justification

The city is currently scheduled to construct a high priority trail segment adjacent to Excelsior Boulevard in 2027 and 2028. The city and county engineers have discussed this segment of roadway and have identified pavement and drainage deficiencies that positively benefit from a larger pavement reconstruction project. This project also provides opportunity for the rehabilitation of the trunk water main line as noted on sheet WSS-27905 and for lift station improvements as noted on sheet SDI-27805.

City staff are discussing with Hennepin County to construct in 2027 and 2028 as a partnership project to address the pavement deficiencies concurrent with trail improvements.

Construction of the trail in conjunction with roadway improvements can result in many benefits and efficiencies including cost savings and a cohesive design. Preliminary Design for the project was budgeted in 2025.

This project is consistent with the Transportation Element of the Comprehensive Plan.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	7,425,000	20,075,000	0	0	0	0	0	27,500,000
Total	7,425,000	20,075,000	0	0	0	0	0	27,500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Trail System Expansion Fund	1,900,000	6,500,000	0	0	0	0	0	8,400,000
Utility Fund	2,250,000	4,250,000	0	0	0	0	0	6,500,000
Electric Franchise Fees Fund	2,400,000	3,500,000	0	0	0	0	0	5,900,000
Storm Water Fund	250,000	2,950,000	0	0	0	0	0	3,200,000
Street Improvement Fund	500,000	1,500,000	0	0	0	0	0	2,000,000
Municipal State Aid Fund	125,000	1,375,000	0	0	0	0	0	1,500,000
Total	7,425,000	20,075,000	0	0	0	0	0	27,500,000

Budget Impact

\$52,500,000 - Total Project Cost

\$27,500,000 - City Cost

\$ 1,500,000 - Municipal State Aid

\$ 2,000,000 - Street Improvement Fund

\$ 3,200,000 - Storm Water Fund (includes \$1.2M for Kraemer Lift Station previously shown on SDI-27805)

\$ 5,900,000 - Electric Franchise Fund

\$ 8,400,000 - Trail Expansion Fund

\$ 6,500,000 - Utility Fund

\$25,000,000 - Hennepin County - The county has committed \$20.1M toward the project. City and County staff will continue to discuss funding needs as the project scope is further defined.

This project would impact operating costs as they relate to trail maintenance.

Reconstruction projects provide an opportunity to upgrade infrastructure by using sustainable materials such as recycled aggregates and pavements with recycled materials. Additionally, stormwater infrastructure will be improved with considerations for water quality improvements and flood mitigation.

Capital Improvement Plan - Municipal State Aid

Minnetonka, MN - CIP

Project # MSA-30701
Project Name Local Street Preservation - Lake St. and Williston

Total Project Cost	\$4,400,000	Contact	Director of Public Works
Department	Public Works	Type	Maintenance
Category	Municipal State Aid Street Improvements	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for crack sealing, thin bituminous overlays, pavement marking and other maintenance and preservation items necessary to maintain the local streets in the city. The scheduling is based on 2027 through 2031 maintenance activities.

Justification

Preserving existing streets with regular maintenance can significantly extend the life of a street. Keeping existing pavements in good condition requires varying levels of maintenance, which can be thought of as preserving our street assets.

Rehabilitation projects are major maintenance activities, such as thick overlays and reconstructions. These projects are completed when a pavement has significantly deteriorated, and routine maintenance is no longer effective to extend the life of the street. Overlays have been shown to be a cost effective strategy to extend the life of aging pavements and aids in maintaining the city's pavement management index rating goal of 80.

Preservation-type projects are minor in comparison and less costly. They include crack filling, patching and thin overlays. These projects are typically completed on streets that have already received major rehabilitation work, but are in need of minor repairs. These projects are aimed at solidifying the pavement and keeping moisture from penetrating below the pavement, which is a key factor in the deterioration of roads.

Utility improvements are completed as needed during preservation projects. Completing minor repairs and upgrades in conjunction with the road work extends the life of the utility infrastructure and creates a better, more reliable street. Typical preservation work includes sewer casting replacement and adjustment, water main valve repairs and installation of chimney seals on sanitary sewer manholes.

Major Preservation Areas (Mill and Overlay)

2030 - Lake Street Extension (CSAH 101 to Williston Road) and Williston Road (CSAH 3 to TH 7)

*See 2027-2031 Proposed Local Street Construction map for Major Preservation Areas in addition to the Minor Preservation Areas (Overlays) that are performed by Public Works.

This project is consistent with the city's Strategic Priorities and its Pavement Management Study

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	1,100,000	0	3,300,000	0	0	4,400,000
Total	0	0	1,100,000	0	3,300,000	0	0	4,400,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Municipal State Aid Fund	0	0	1,100,000	0	3,300,000	0	0	4,400,000
Total	0	0	1,100,000	0	3,300,000	0	0	4,400,000

Budget Impact

These projects will not affect annual maintenance costs. However, regular maintenance extends the life of a street and is a financially and environmentally stable practice.

Capital Improvement Plan - Municipal State Aid

Minnetonka, MN - CIP

Project #	MSA-31702	Contact	Director of Public Works
Project Name	Minnetonka Boulevard (County Road 5)	Type	Improvement
Total Project Cost	\$2,800,000	Priority	2 Important-Provide Efficiency
Department	Public Works		
Category	Municipal State Aid Street Improvements		
Status	Active		

Description

In 2026, Hennepin County notified the city of plans to reconstruct Minnetonka Boulevard (County Road 5) between Chippewa Road in Minnetonka and Aquila Avenue in the city of St. Louis Park.

This project will be led by Hennepin County and will provide for the reconstruction and rehabilitation of Minnetonka Boulevard and connecting to local side streets. Included in these projects are improvements to the storm sewer system, necessary I & I remediation, significant utility system upgrades, street improvements, bridge improvements and review of available trail connections.

Justification

The most recent community surveys indicate that citizens still rank street maintenance a high priority amongst competing city service needs.

The project will be led by Hennepin County and coordinated with the city.

These projects are consistent with the city's Strategic Priorities, the Pavement Management Study, the Water Resources Plan, the Infiltration and Inflow Reduction Program and the NPDES Phase II Storm Water Program. The latter is state and federally mandated and requires cities to address illicit discharge into the storm sewer systems as well as improve the quality of storm water runoff.

In addition to these rehabilitation projects, separate pages are provided for preservation projects and enhancements for local street rehabilitation projects related to the burial of overhead utility lines, addition of decorative lighting and energy saving (LED) retrofits.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	0	0	0	0	2,800,000	0	2,800,000
Total	0	0	0	0	0	2,800,000	0	2,800,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Street Improvement Fund	0	0	0	0	0	900,000	0	900,000
Municipal State Aid Fund	0	0	0	0	0	900,000	0	900,000
Utility Fund	0	0	0	0	0	500,000	0	500,000
Storm Water Fund	0	0	0	0	0	500,000	0	500,000
Total	0	0	0	0	0	2,800,000	0	2,800,000

Budget Impact

\$27,300,000 - Total Project Cost

\$2,800,000 - Total City Cost

\$ 900,000 - Street Improvement Fund

\$ 500,000 - Storm Water Fund

\$ 500,000 - Utility Fund

\$ 900,000 - Municipal State Aid Fund

\$ 2,600,000 - City of St. Louis Park

\$21,900,000 - Hennepin County

These projects will reduce annual road and utility maintenance needs, but add to sidewalk/trail maintenance. Pavement millings are recycled and reused in new pavement mixes.

2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Public Works							
Storm Water							
Storm Sewer Risk Assessment and Projects	SDI-27801	300,000	350,000	350,000	400,000	400,000	1,800,000
Water Quality Projects	SDI-27802		100,000		100,000		200,000
Watershed Modeling	SDI-27803	150,000	25,000	25,000	25,000	25,000	250,000
Major Pond Rehabilitation	SDI-27804	300,000	350,000	400,000	400,000	450,000	1,900,000
Storm Sewer Lift Station Improvements	SDI-27805	0					0
Storm Water Total		750,000	825,000	775,000	925,000	875,000	4,150,000
Public Works Total		750,000	825,000	775,000	925,000	875,000	4,150,000
GRAND TOTAL		750,000	825,000	775,000	925,000	875,000	4,150,000



Capital Improvement Plan - Storm Water

Minnetonka, MN - CIP

Project # SDI-27801
Project Name Storm Sewer Risk Assessment and Projects

Total Project Cost \$1,800,000
Department Public Works
Category Storm Water
Status Active

Contact Director of Public Works
Type Improvement
Priority 1 Critical for Safety/Preserve

Description

This project provides for annual improvements to repair and replace high-risk segments of storm sewer to prevent system failures and possible flooding. Whenever possible, projects will be coordinated with the street reconstruction and rehabilitation programs.

Justification

A storm sewer system risk assessment was conducted in early 2015 as a proactive effort to evaluate the risks of infrastructure failure throughout the city. The assessment included weighing the age and type of pipe along with the proximity of the pipe against the consequences of a failure. These identified high-risk portions of the city's storm sewer system will be further reviewed and possibly targeted for replacement.

Drainage improvements in this category will likely consist of pipe lining and smaller system replacement projects. These improvements will likely be constructed without the need for improvement hearings and extensive feasibility studies.

This project is consistent with the Water Resources Management Plan and the NPDES Phase II Storm Water Program.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	300,000	350,000	350,000	400,000	400,000	0	1,800,000
Total	0	300,000	350,000	350,000	400,000	400,000	0	1,800,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	300,000	350,000	350,000	400,000	400,000	0	1,800,000
Total	0	300,000	350,000	350,000	400,000	400,000	0	1,800,000

Budget Impact

These improvements will tend to reduce annual maintenance costs and ensure the long term sustainability of the city's storm sewer system.

Capital Improvement Plan - Storm Water

Minnetonka, MN - CIP



Project # SDI-27802
Project Name Water Quality Projects

Total Project Cost	\$200,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Storm Water	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This project provides for improvements to improve water quality and lake funding assistance. Improvements will be grouped into collective contracts whenever possible and coordinated with the street reconstruction program when feasible.

Justification

The City of Minnetonka has a strong history of protecting water quality. The city's first iteration of a Water Resources Management Plan was developed in 1959, 13 years prior to the inception of the Clean Water Act by the federal government in 1972. Since that time, the city's Water Resources Management Plan, which includes stormwater, wetland, floodplain and shoreland protections, has continued to evolve to make certain water quality in the city remains a primary focus for protection, while balancing the infrastructure and development goals of the city.

This work is consistent with the Water Resources Management Plan and council policy.

The city has historically defined water quality based on overall health, function and value (pollutant load, clarity, aquatic communities and wildlife benefit) and has identified improvements in water body areas within the city.

Also, the city does receive requests from residents for water quality improvements directly related to aesthetic appeal and recreational capability. These residents have requested the city increase its standards for protecting surface waters and provide a role in undertaking lake management strategies, which include vegetation removal. Being these types of improvements are primarily on water bodies with no public access, the city may consider funding assistance to these improvements through assessments to organized lake group.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Planning/Design/Engineering	0	0	100,000	0	100,000	0	0	200,000
Total	0	0	100,000	0	100,000	0	0	200,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	0	100,000	0	100,000	0	0	200,000
Total	0	0	100,000	0	100,000	0	0	200,000

Budget Impact

These improvements will tend to reduce annual maintenance costs and provide a better environment for the natural habitat and recreational activities.

Capital Improvement Plan - Storm Water

Minnetonka, MN - CIP



Project # SDI-27803
Project Name Watershed Modeling

Total Project Cost	\$250,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Storm Water	Priority	1 Critical for Safety/Preserve
Status	Active		

Description

This project provides the necessary water resources modeling framework needed to update the city's storm water quality and quantity issues.

The city's model was last updated in 2023. The four watershed districts within the city are currently updating their respective models. City updates should be completed to stay consistent with partner watersheds.

Justification

A detailed storm water model was previously developed to provide the city with a tool to predict citywide site-specific impacts of past and future water quality features. Continued data collection, paired with updates and refinement of the city's model, will keep the model up to date to demonstrate that planned loading reductions and rate/volume control measures meet watershed district requirements.

Additional funding is shown in 2027 to update the city's Water Resources Management Plan (WRMP).

This project is consistent with the Water Resources Management Plan and the city's NPDES Phase II Storm Water Program.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Planning/Design/Engineering	0	150,000	25,000	25,000	25,000	25,000	0	250,000
Total	0	150,000	25,000	25,000	25,000	25,000	0	250,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	150,000	25,000	25,000	25,000	25,000	0	250,000
Total	0	150,000	25,000	25,000	25,000	25,000	0	250,000

Budget Impact

This project will tend to reduce annual maintenance costs and ensure the city maintains storm water models with the most updated precipitation and climate data.



Capital Improvement Plan - Storm Water

Minnetonka, MN - CIP

Project # SDI-27804
Project Name Major Pond Rehabilitation

Total Project Cost \$1,900,000
Department Public Works
Category Storm Water
Status Active

Contact Director of Public Works
Type Maintenance
Priority 2 Important-Provide Efficiency

Description

The city has approximately 200 constructed storm water ponds. This project provides for sediment testing and dredging of one to two municipal storm water ponds each year. Improvements will be grouped into collective contracts whenever possible.

Justification

Storm water ponds have been installed over the years to capture sediments and nutrients and prevent pollutants from reaching our lakes and creeks. Many of these ponds are reaching the end of their anticipated useful life and require rehabilitation. The state and federal mandated NPDES Phase II Storm Water Program also requires this work to be done as per regulations.

Sediment testing and dredging of municipal storm water ponds will comply with all applicable state and federal standards to remove and dispose of potential contaminants accordingly.

This project is consistent with the Water Resources Management Plan and the NPDES Phase II Storm Water Program.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	300,000	350,000	400,000	400,000	450,000	0	1,900,000
Total	0	300,000	350,000	400,000	400,000	450,000	0	1,900,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Storm Water Fund	0	300,000	350,000	400,000	400,000	450,000	0	1,900,000
Total	0	300,000	350,000	400,000	400,000	450,000	0	1,900,000

Budget Impact

These improvements will tend to reduce annual maintenance costs and ensures the city's storm water ponds are maintained to reduce the risk of flooding.

2027 thru 2031

Capital Improvement Plan

Minnetonka, MN - CIP

Project #	SDI-27805		
Project Name	Storm Sewer Lift Station Improvements		
Total Project Cost	\$0	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Storm Water	Priority	3 Expansion of New/Existing
Status	Active		

Description

This project provides for rehabilitation of the city's storm sewer lift stations.

2027: Kraemer Lift Station (See sheet MSA-27701)

Justification

A study was conducted in 2017 in an effort to evaluate the city's storm sewer lift stations. The study evaluated the physical condition of the storm sewer lift station components as well as the operational performance of each station and identified improvements. The evaluation included the Woodgate, Holiday, Kraemer Pond, and Sherwood storm sewer lift stations.

Storm sewer lift station improvements in this category will consist of replacement of pumps, sluice gates, hatches, piping and valves. These improvements will likely be constructed without the need for improvement hearings and extensive feasibility studies. Additional improvement projects will be scheduled in future years.

This project is consistent with the Water Resources Management Plan to reduce flooding throughout the city.

Life to Date Budget Utilization

\$0 of \$0 (0%)

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	
Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Storm Water Fund	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	

Budget Impact

This project will tend to reduce annual maintenance costs and ensures the city's storm water infrastructure is maintained to reduce the risk of flooding.

Capital Improvement Plan
Minnetonka, MN - CIP
Pending Projects

(Includes projects with a 'Status' set to 'Pending')

Project Name	Department	Project #	Project Cost
Pending			
Huntingdon Pond	Public Works	SDI-TBD806	0
Total			0

2027 thru 2031

Capital Improvement Plan - Storm Water (Pending)

Minnetonka, MN - CIP

Project #	SDI-TBD806		
Project Name	Huntingdon Pond		
Total Project Cost	\$1,200,000	Contact	Director of Public Works
Department	Public Works	Type	Improvement
Category	Storm Water	Priority	3 Expansion of New/Existing
Status	Pending		

Description

This project provides for the installation of a permanent outlet for Huntingdon Pond.

This project is currently unfunded. The city will continue to monitor water levels until funding becomes available.

Justification

In 2019, resident concerns with flooding raised awareness of this landlocked pond and the pond was pumped in November 2019 to lower lake levels to lower the risk of flooding.

Following resident concerns, two options for permanent outlets were developed. The first option was a gravity storm sewer outlet to the south and ultimately to Nine Mile Creek, estimated at \$1,000,000. The second is a lift station outlet to the north and ultimately to Minnehaha Creek, estimated at \$1,200,000. Both options were presented to the neighborhood for feedback.

Historically, improvements such as this have been completed with road reconstruction projects.

This project is consistent with the goals of the Water Resources Management Plan.

Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	1,200,000
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Storm Water Fund	0	0	0	0	0	0	1,200,000
	Total	0	0	0	0	0	0	

Budget Impact

This project will tend to reduce annual maintenance costs and reduce the flood risk for properties adjacent to Huntingdon pond.



2027 through 2031
Capital Improvement Plan
 Minnetonka, MN - CIP
Projects by Category And Department

Department <i>Category</i>	Project #	2027	2028	2029	2030	2031	Total
Public Works							
Water & Sanitary Sewer System							
Water - Miscellaneous Piping & Improvements	WSS-27901	210,000	220,000	230,000	240,000	250,000	1,150,000
Water - Tower Maintenance	WSS-27902	90,000	100,000	205,000	355,000	40,000	790,000
Water - Removal of Excavated Soil	WSS-27903	100,000		110,000		120,000	330,000
Water - System Sustainability Improvements	WSS-27904	400,000	4,400,000	600,000	1,650,000	2,150,000	9,200,000
Water - Trunk Utility Line Replacement	WSS-27905				0		0
Water - Water Meter Replacement Program	WSS-27906	3,500,000					3,500,000
Sewer - System Sustainability Improvements	WSS-27907	2,550,000	3,650,000	300,000	4,500,000		11,000,000
Sewer - Infiltration and Inflow Reduction Program	WSS-27908	210,000	220,000	230,000	240,000	250,000	1,150,000
Opus Area Utility Infrastructure	WSS-27909	250,000	250,000	250,000	250,000	250,000	1,250,000
Water & Sanitary Sewer System Total		7,310,000	8,840,000	1,925,000	7,235,000	3,060,000	28,370,000
Public Works Total		7,310,000	8,840,000	1,925,000	7,235,000	3,060,000	28,370,000
GRAND TOTAL		7,310,000	8,840,000	1,925,000	7,235,000	3,060,000	28,370,000

Capital Improvement Plan - Water & Sewer Improvements
Minnetonka, MN - CIP

Project #	WSS-27901		
Project Name	Water - Miscellaneous Piping & Improvements		
Total Project Cost	\$1,150,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the unanticipated repairs of water and sewer lines that are found to be broke or deficient during the year.

While specific projects are not identified, improvements need to be fixed as they are discovered. Planned replacements associated with road improvement projects are shown on the street project pages.

Replacements are usually not associated with other projects, however, some deficiencies are uncovered with planned street or utility work.

Justification

Fixing deficient utilities minimizes the potential for liability of roads, utilities or other infrastructure when problems or failures are discovered.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000
Total	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000
Total	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000

Budget Impact

These improvements do not increase operating costs and in instances of water pipe, repairs can decrease operating costs.

The city performs annual leak detection testing on the entire system every fall to proactively identify and repair leaks within the system. This program has reduced the amount of water loss from the system by more than 100 million gallons per year.

Capital Improvement Plan - Water & Sewer Improvements
Minnetonka, MN - CIP

Project #	WSS-27902		
Project Name	Water - Tower Maintenance		
Total Project Cost	\$790,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the scheduled painting, inspection and maintenance of the city's eight water storage structures consisting of seven towers and one underground reservoir.

Major repair projects are bid up to one-half year prior to the scheduled work. Washing will be scheduled in the year that the cleaning is needed.

The recommended improvements are as follows:

2027: Wash Bren Tower, Hathaway Tower and Tanglen Tower.

2028: Wash Williston Tower. Williston Tower Interior Repair.

2029: Water Storage Facilities Condition Assessment and Wash Ridgedale Tower, Lake Street Tower and Plymouth Tower.

2030: Wash Bren Tower, Hathaway Tower and Tanglen Tower. Ridgedale Tower Interior Repair.

2031: Wash Williston Tower.

This project is consistent with the city's practice of maintaining its infrastructure. Costs vary from year to year due to the size and condition of the tanks.

Justification

Scheduled maintenance and repair of the city's water storage structures extends their useful life and is important for public perception regarding water quality. In 2025, tank conditions were re-evaluated and the maintenance schedule was updated in order to identify the order of tank improvements.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	90,000	100,000	205,000	355,000	40,000	0	790,000
Total	0	90,000	100,000	205,000	355,000	40,000	0	790,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	90,000	100,000	205,000	355,000	40,000	0	790,000
Total	0	90,000	100,000	205,000	355,000	40,000	0	790,000

Budget Impact

Timely inspection, touch-up and washing extends the useful life and appearance of the surface coating systems.

Capital Improvement Plan - Water & Sewer Improvements
Minnetonka, MN - CIP

Project #	WSS-27903		
Project Name	Water - Removal of Excavated Soil		
Total Project Cost	\$330,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the removal of excavated soils that accumulate over time from excavation repairs including watermain breaks and are stored at public works.

The excavated materials are bid and hauled by a contractor in the early spring of the year after seasonal load limits are removed.

Where possible, this material is used for a variety of city projects and is offered to contractors and developers if they are in need of clean fill. If the material is not used, it must be removed in order to make room for dirt that is continually accumulating.

Justification

In a year, the city accumulates approximately 5,000 cubic yards of material as a result of watermain repairs and other miscellaneous excavations. Approximately 6,400 cubic yards of material was removed in 2021, 5,500 cubic yards was removed in 2023 and 5,000 cubic yards were removed in 2025. Scheduled removal will now continue into the future in order to keep the size of the pile manageable.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	100,000	0	110,000	0	120,000	0	330,000
Total	0	100,000	0	110,000	0	120,000	0	330,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	100,000	0	110,000	0	120,000	0	330,000
Total	0	100,000	0	110,000	0	120,000	0	330,000

Budget Impact

This project will not have any effect on operational costs.



Capital Improvement Plan - Water & Sewer Improvements

Minnetonka, MN - CIP

Project #	WSS-27904		
Project Name	Water - System Sustainability Improvements		
Total Project Cost	\$9,200,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the implementation of the findings of the Water Sustainability and Optimization study that was completed for the city's water and sewer utility in 2014.

The recommended improvements are as follows:

2027: Air Relief Valve, Well and Roof Replacements

2028*: WTP#14 Major Rehab, Air Relief Valve, Well and Roof Replacements

2029*: Ridgedale Booster Pump Rehab, Air Relief Valve, Well and Roof Replacements

2030*: WTP#12 Media and Filter Rehab, Air Relief Valve, Well and Roof Replacements

2031: WTP#3 Media and Filter Rehab, Air Relief Valve, Well and Roof Replacements

This project implements the recommendations of the infrastructure rehabilitation and replacement study completed in 2025 for the city's 8 water treatment plants, 18 wells and 2 booster stations.

*The city completed its infrastructure asset management plan which included infrastructure condition and criticality assessments in 2025. The projects identified in years 2028-2030 in the 2026-2030 CIP have been reprioritized based on the plan findings.

Definitions:

WTP - water treatment plant

Justification

A majority of the water system was constructed in the late 1970's and early 1980's. As a result, many of the components are approaching the end of their design life and need to be replaced. A sustainability plan was presented to the council in 2014 and this project schedule follows that plan.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	400,000	4,400,000	600,000	1,650,000	2,150,000	0	9,200,000
Total	0	400,000	4,400,000	600,000	1,650,000	2,150,000	0	9,200,000
Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	400,000	4,400,000	600,000	1,650,000	2,150,000	0	9,200,000
Total	0	400,000	4,400,000	600,000	1,650,000	2,150,000	0	9,200,000

Budget Impact

This project will save operational costs that result from the installation of energy efficient pumps, motors and VFD's.

Capital Improvement Plan
Minnetonka, MN - CIP



Project #	WSS-27905		
Project Name	Water - Trunk Utility Line Replacement		
Total Project Cost	\$0	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the systematic replacement of trunk water main throughout the system. Trunk pipelines deliver bulk water to various parts of the system. Failure of trunk lines can potentially have widespread negative impacts across the system.

2027 - Excelsior Blvd Trunk Watermain Replacement (See sheet MSA-27701)

2027 - Kinsel Road and North Street Trunk Watermain Replacement (See sheet LSI-27602)

2031 - Essex Road Trunk Watermain Replacement (See sheet LSI-31602)

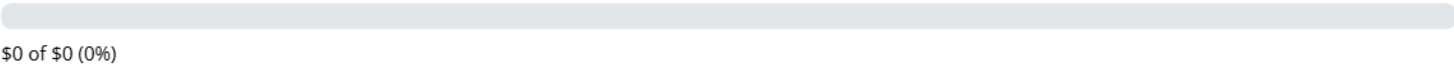
Projects are generally coordinated with street reconstruction, overlay, and trail improvement programs.

Justification

A significant portion of the Minnetonka water distribution system was originally constructed from 1955-1975. As these pipes continue to age, the natural deterioration of the pipe material cause leaks and breaks to occur within the system, leading to service outages, loss of treated water and costly emergency repairs. Systematic rehabilitation of the water distribution system will reduce the risks and costs associated with emergency repairs.

This project is consistent with the policy of maintaining the city's infrastructure.

Life to Date Budget Utilization



Prior	Expenditures	2027	2028	2029	2030	2031	Total	Future
0	Construction/Maintenance	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	

Prior	Funding Sources	2027	2028	2029	2030	2031	Total	Future
0	Utility Fund	0	0	0	0	0	0	0
	Total	0	0	0	0	0	0	

Budget Impact

Projects do not increase operating expense, in most cases reduce maintenance, and repair costs.

Capital Improvement Plan - Water & Sewer Improvements

Minnetonka, MN - CIP

Project #	WSS-27906		
Project Name	Water - Water Meter Replacement Program		
Total Project Cost	\$8,500,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for the replacement of the city's water meter stock.

Replacement meters may be an automated radio-read, fixed network or cellular read type.

The project originally proposed a 6 year replacement schedule, however, due to efficiency of replacement, it is proposed for acceleration to be completed over a 4 year period. The project is beginning with replacement of residential meter bodies followed by the replacement of commercial, industrial, and institutional meters. Infiltration and inflow (I&I) inspections are scheduled to be completed with meter replacement.

The replacement of meters will also support water conservation efforts by the city by increasing accuracy of water use readings and detection of leaks.

Justification

The current commercial water meter stock is nearing the end of its useful life and warrants replacement to assure accurate readings and enhanced customer service.

Commercial, industrial, and institutional meter bodies were originally installed in 2001. Residential meters, registers, and readers were originally installed from 2007-2009. This equipment is expected to have a 20-year service life, so nearly all of the existing meters will be due for full replacement by 2027.

This project is consistent with the policy of maintaining the city's infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Equip/Vehicles/Furnishings	5,000,000	3,500,000	0	0	0	0	0	8,500,000
Total	5,000,000	3,500,000	0	0	0	0	0	8,500,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	5,000,000	3,500,000	0	0	0	0	0	8,500,000
Total	5,000,000	3,500,000	0	0	0	0	0	8,500,000

Budget Impact

Replacement of the current radio-read technology with automated radio-read, fixed network or cellular technology will allow the city and users to detect leaks in real time, reducing the total amount of unintended water loss throughout the system.

This project will not affect operating costs.



Capital Improvement Plan - Water & Sewer Improvements

Minnetonka, MN - CIP

Project #	WSS-27907		
Project Name	Sewer - System Sustainability Improvements		
Total Project Cost	\$11,000,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	2 Important-Provide Efficiency
Status	Active		

Description

This item provides for ongoing sustainability and optimization improvements to the sanitary sewer infrastructure including: lift stations, emergency generators, forcemain piping, and sewer pipe inspections.

The recommended improvements are as follows:

2027: Rehabilitate Glen Lake lift station and forcemain, Acorn Ridge lift station and Fairchild lift station. (See sheet LSI-27602 for North St. lift station and forcemain)

2028*: Rehabilitate Minnetoga forcemain, Dickson forcemain and Woodgate forcemain and generator.

2029*: Rehabilitate Tonkawood forcemain.

2030*: Rehabilitate Fetterly forcemain and West 34th forcemain.

*The city completed its infrastructure asset management plan which included infrastructure condition and criticality assessments in 2025. The projects identified in years 2028-2030 in the 2026-2030 CIP have been reprioritized based on the plan findings.

Justification

A majority of the sanitary sewer system was constructed in the late 1970's and early 1980's. The system consists of nearly 500 miles of sanitary sewer gravity main, 36 lift stations and associated forcemains, emergency generators, electrical controls, and mechanical pumps. As lift stations age, the pumps, motors, controls and piping need scheduled replacement to assure operability of the collection system. Sewer televising identifies necessary maintenance and repairs to the system to prevent more costly emergency repairs.

This project is consistent with the city's policy of maintaining the city's infrastructure and will be implemented consistent with city infiltration and inflow (I&I) programs.

Televising data will also support ongoing evaluation of sewer infrastructure in advance of anticipated growth throughout the city projected by the 2040 comprehensive plan.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	2,550,000	3,650,000	300,000	4,500,000	0	0	11,000,000
Total	0	2,550,000	3,650,000	300,000	4,500,000	0	0	11,000,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	2,550,000	3,650,000	300,000	4,500,000	0	0	11,000,000
Total	0	2,550,000	3,650,000	300,000	4,500,000	0	0	11,000,000

Budget Impact

This project will save operational costs that result from the installation of energy efficient pumps and controls. Timely and preventative maintenance also extends the useful life of the system.



Capital Improvement Plan - Water & Sewer Improvements

Minnetonka, MN - CIP

Project #	WSS-27908
Project Name	Sewer - Infiltration and Inflow Reduction Program

Total Project Cost	\$1,150,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	3 Expansion of New/Existing
Status	Active		

Description

The Metropolitan Council has implemented a policy that adds a surcharge for excess clear water from I&I that enters the sanitary collection system. This ongoing program is intended to reduce peak flows by correcting public sewer deficiencies.

Staff began studying excess clear water flow in 2005 for program development and implementation starting in 2007. The city recently completed its previous 10-year reduction plan, which included residential and commercial inflow inspections, the sealing of 180 manholes, and inflow reduction efforts to the system. A new 10-year reduction plan is being developed to continue reduction of I/I and keep the city from receiving a surcharge bill from the MCES.

The original MCES peak flow reduction program ended 2012, but projects are being planned in order to ensure continued compliance and address deficiencies that have been detected by ongoing investigations. The city has received multiple grants administered by the Met Council totalling approximately \$250,000 for reduction efforts.

Reduction efforts also help preserve capacity within the sanitary sewer system for continued growth predicted within the city.

Justification

MCES policy states that excess peak sewer flows can result in a surcharge billable to the City of Minnetonka. The city is currently compliant; however, the city needs to continually make improvements so that surcharges can be avoided in the future. Since the beginning of the program, it is estimated that 3.2 MGD of clear water has been removed from the city's sewer collection system.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000
Total	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000
Total	0	210,000	220,000	230,000	240,000	250,000	0	1,150,000

Budget Impact

Reduction of clear water flow reduces the energy and treatments costs associated with the Metropolitan Council's wastewater treatment expenses that are billed back to the city. Currently, the city pays \$472,000 per month for sewage treatment.



Capital Improvement Plan - Water & Sewer Improvements

Minnetonka, MN - CIP

Project # WSS-27909
Project Name Opus Area Utility Infrastructure

Total Project Cost	\$1,250,000	Contact	Utility Operations Engineer
Department	Public Works	Type	Improvement
Category	Water & Sanitary Sewer System	Priority	3 Expansion of New/Existing
Status	Active		

Description

This item provides for evaluation of water and sanitary sewer system infrastructure needs and capacity upgrades to the Opus II Area.

Existing system capacity evaluation and modeling efforts began in 2020 and continue as development occurs. These efforts will prioritize projects to create capacity in the systems and support additional growth in the area.

The recommended improvements are as follows:

2027: Watermain & Sewer Installation

2028: Watermain & Sewer Installation

2029: Watermain & Sewer Installation

2030: Watermain & Sewer Installation

2031: Watermain & Sewer Installation

This project is consistent with the policy of maintaining the city's infrastructure and will be implemented consistent with city infiltration and inflow (I&I) programs.

Televising can help identify issues with the sanitary sewer pipes. Televising data will also support ongoing evaluation of sewer infrastructure in advance of anticipated growth throughout the city projected by the 2040 comprehensive plan.

Justification

An influx of development and development proposals within the city's Opus II area has begun to be realized in recent years, and the 2040 comprehensive plan identifies this regional center continuing to see this level of growth into the future. The water and sanitary sewer infrastructure was generally installed in the late 1970's when the area was planned to be a commercial/industrial park. Changes to land use and intensification of properties will rely on the availability of capacity and reliability of this infrastructure.

Expenditures	Prior	2027	2028	2029	2030	2031	Future	Total
Construction/Maintenance	0	250,000	250,000	250,000	250,000	250,000	0	1,250,000
Total	0	250,000	250,000	250,000	250,000	250,000	0	1,250,000

Funding Sources	Prior	2027	2028	2029	2030	2031	Future	Total
Utility Fund	0	250,000	250,000	250,000	250,000	250,000	0	1,250,000
Total	0	250,000	250,000	250,000	250,000	250,000	0	1,250,000

Budget Impact

This project will create operational efficiencies in ongoing maintenance of the sanitary sewer system as the city will use the data enhance the current system cleaning program. Timely and preventative maintenance also extends the useful life of the system.



Minnetonka Trail Improvement Plan 2027 - 2031

Trail Construction

Year

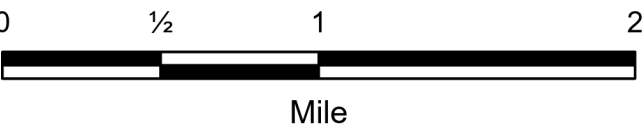
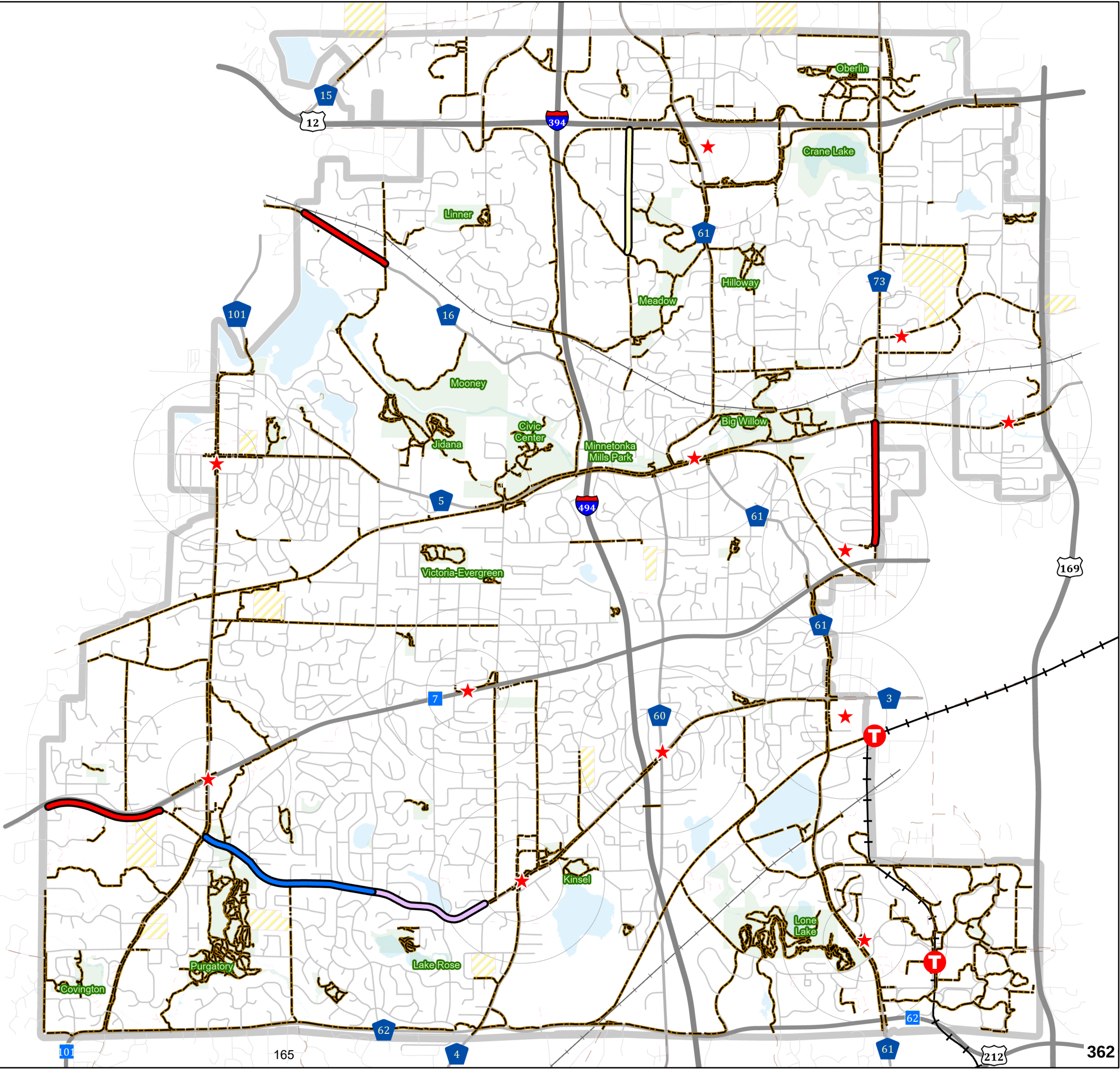
- 2027
- 2028
- 2031
- 10-Year Plan 2032-2034

 Light Rail Station

 Village Center

Existing Sidewalks and Trails

- Existing Sidewalks and Trails
- School Property
- 1/4 Mile Village Center Ring
- 1/2 Mile Village Center Ring



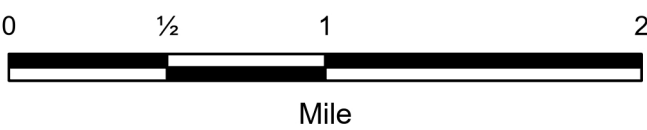
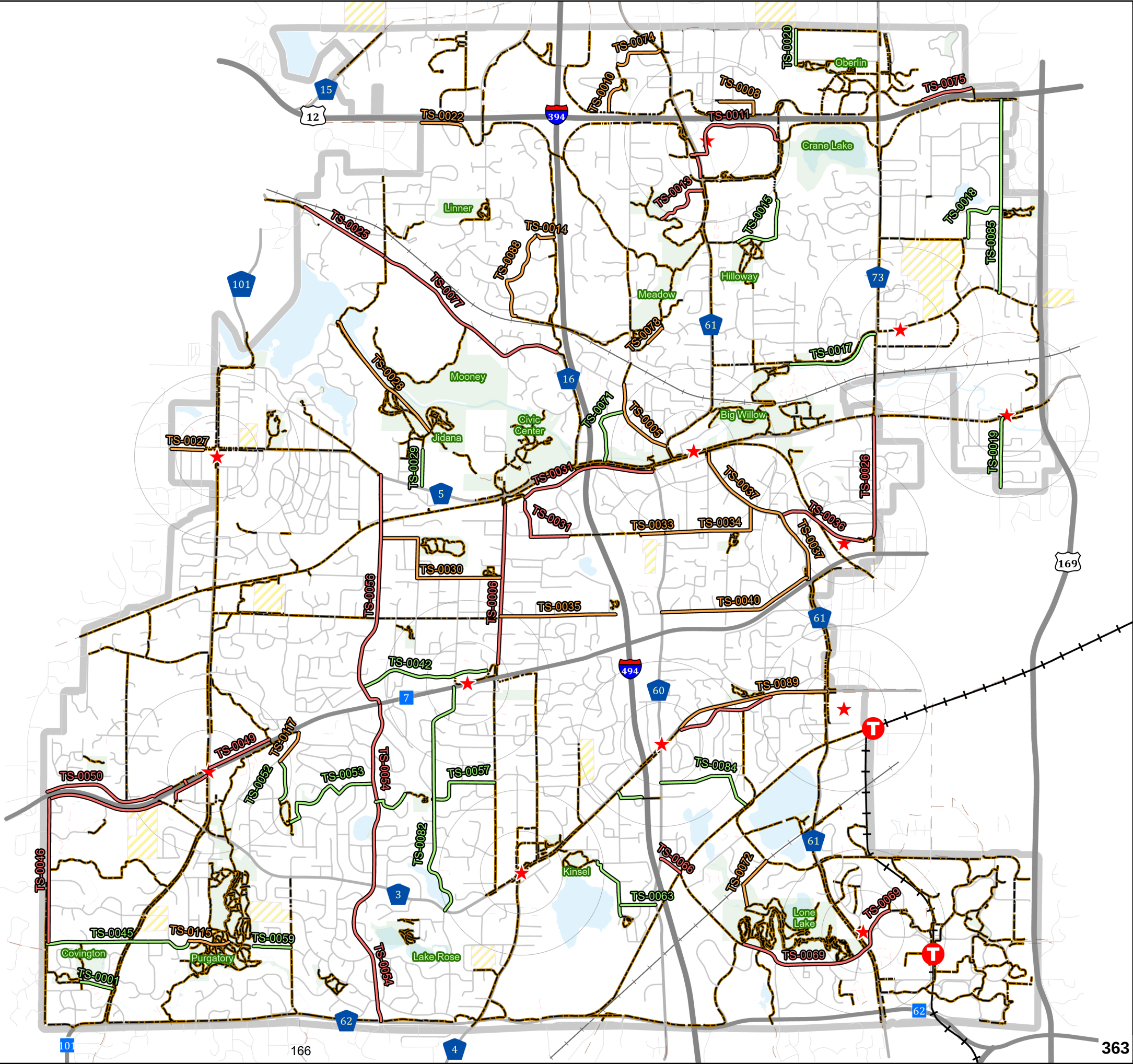
Minnetonka Trail Improvement Plan

Unfunded Segments 2027-2031

Unfunded Trails Segments

By Rank

- 1 - 20
- 21 - 40
- 41 - 60
- Light Rail Station
- Village Center
- Existing Sidewalks and Trails
- School Property
- 1/4 Mile Village Center Ring
- 1/2 Mile Village Center Ring



2027 - 2031 PROPOSED LOCAL STREET CONSTRUCTION

LEGEND

RECONSTRUCTION

- 2027
- 2027/2028
- 2029
- 2030
- 2031

ENGINEERING MILL & OVERLAY

- 2027
- 2028
- 2029
- 2030

ENGINEERING RECLAIM

- 2028

PUBLIC WORKS OVERLAY

- 2027
- 2028
- 2029
- 2030
- 2031

PUBLIC WORKS MAINTENANCE OVERLAY

- 2027
- 2028
- 2029
- 2030
- 2031

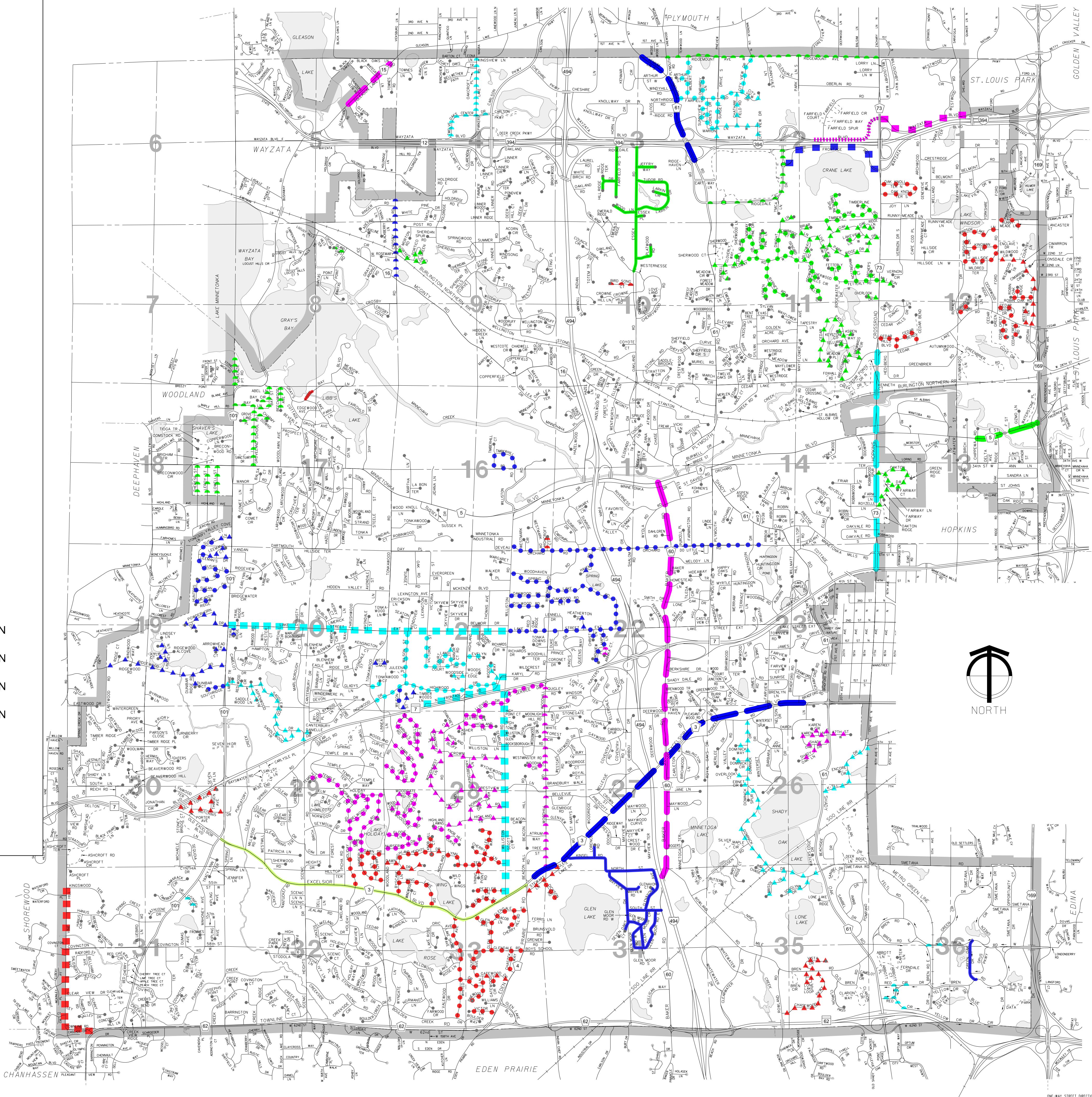
NEIGHBORHOOD REFURBISHING

- 2027
- 2028
- 2029
- 2030
- 2031

COUNTY ROAD PROJECTS

PROJECTS BY OTHERS

- 2027 COUNTY ROAD PAVEMENT REHABILITATION
- 2028 COUNTY ROAD PAVEMENT REHABILITATION
- 2030 COUNTY ROAD PAVEMENT REHABILITATION
- 2031 COUNTY ROAD PAVEMENT REHABILITATION





Resolution No. 2026-

Resolution Adopting the 2027-2031 Capital Improvements Program

Be it resolved by the City Council of the City of Minnetonka, Minnesota as follows:

Section 1. Background.

- 1.01. The preliminary 2027-2031 Capital Improvements Program was presented for consideration to and discussed by the City Council on June 15, 2026.
- 1.02. As a result of those deliberations, it was concluded that the Capital Improvements Program attached to the agenda packet of the City Council meeting of Sept. 14, 2026, provides for an effective and orderly allocation of resources for the community's needs.

Section 2. Council Action.

- 2.01. The 2027-2031 Capital Improvements Program as discussed and attached to the agenda packet of the City Council meeting of Sept. 14, 2026, is hereby adopted.

Adopted by the City Council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

ATTEST:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk

**City Council
Agenda Item 14.C
Meeting of September 14, 2026**



Title: Items relating to setting the 2026 preliminary tax levies and the 2027 preliminary budget

Report from: Darin Nelson, Finance Director

Submitted Through: Erik Nilsson, City Attorney
Moranda Dammann, Assistant City Manager
Mike Funk, City Manager

Presenter: Mike Funk, City Manager & Darin Nelson, Finance Director

Action Requested: Motion

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

City staff is pleased to propose to the city council a 2026 property tax levy, collectible in 2027, and a preliminary 2027 budget consistent with our strategic goals and community values. Within that framework, the budget recommendations presented are both forward-looking and responsive to the community and the city council's concerns, specifically to ensure that city services are maintained. The proposal aligns with the reaffirmation by a considerable majority of Minnetonka community survey respondents that they would support an increase in taxes to maintain current city service levels. The recommendations are built using long-term forecasts, including a conservative eye on the national economy.

Staff recommends increasing the 2027 preliminary base city levy by 3.5 percent, with an additional 0.8 percent dedicated to the Capital Improvements Program, 1.60 percent dedicated to continuing public safety master plan implementation, and 0.7 percent dedicated to future debt service related to community facilities and/or Fire Station #2 improvements, for a total city levy increase of 6.6 percent. This is a slight decrease from the 6.8 percent increase that was discussed at the August study session.

As always, the City of Minnetonka will continue to provide the excellent services that our residents and businesses have come to expect, and at a reasonable value, both in 2027 and well into the future.

Recommended Action

Motion to adopt the following resolutions:

- A resolution setting a preliminary 2026 tax levy, collectible in 2027, and a preliminary 2027 budget, and consenting to a special benefit tax levy of the Minnetonka Economic Development Authority, and
- A resolution setting a preliminary 2026 tax levy, collectible in 2027, for the Bassett Creek Watershed Management Tax District.

Strategic Plan Relatability

Financial Strength

The city's six strategic priorities drive the development and direction of the annual budget.

Financial Consideration

Yes

This action sets the 2026 preliminary tax levies collectible in 2027 and establishes a preliminary 2027 budget.

Background

See supplemental background report.

ATTACHMENTS:

[Supplemental Background Report](#)

[2027 Preliminary General Fund Budget](#)

[Public Budget Comments](#)

[Resolution- Preliminary 2026 tax levy, collectible in 2027, and a preliminary 2027 budget](#)

[Resolution- Preliminary 2026 tax levy, collectible for 2027, for the Bassett Creek Watershed](#)

[Management Tax District](#)

[Addendum](#)

Supplemental Background Report

Background

The [May 11, 2026](#), city council study session included a 2027 budget kickoff agenda item seeking council feedback on budget priorities and direction on the property tax levy. The objective of the budget kickoff was to provide the city council with a high-level overview of the budget preparation process, factors affecting the budget, and the previously forecasted future levy estimates. The kickoff followed a series of department director reports from earlier in the spring that provided an overview of each department's operations, prior year highlights, upcoming goals and innovations, and finally, the department's challenges.

That same meeting also reviewed the 2026 community survey results, which also help provide budget direction to ensure service needs are being met.

Since the May kickoff meeting, city leadership and staff have been working diligently to forecast revenues, expenditures and other factors influencing the budget and levy. Several dynamics are influencing this year's levy request, further outlined in this report.

City staff has a historical approach and budget philosophy to create a needs-based budget. The proposed 2027 budget follows the same approach. As such, staff recommends increasing the 2027 preliminary city levy by 6.6 percent, which is a slight decrease from the 6.8 percent increase that was discussed at the budget study session in August. A breakdown of this increase percent includes: 3.5 percent for General and Special Revenue Funds and existing debt service, 0.5 percent for Capital Improvement Program (CIP) funding (reviewed at the [June 15, 2026](#), study session); 1.6 percent to continue implementation of the public safety master plan; and 0.7 percent dedicated to future debt service related to remodeling the community center and rebuilding fire station #2.

The HRA (Housing and Redevelopment Authority) levy is proposing a \$75,000 reduction in the levy for 2027 from \$300,000 to \$225,000. This levy supports programs indicated in the preliminary Economic Improvement Program (EIP), which was also presented to the council at the [July 20, 2026](#), study session.

Staff is always mindful of being responsible stewards of the public's tax dollars and continues to search for innovative ways to provide more cost-effective and efficient methods of service delivery.

Our Public Process

This study session aims to review key budget issues and provide direction on the 2026 preliminary tax levy and 2027 city budget. The city council must set and certify the preliminary tax levy to the county by Sept. 30, 2026, as required by state law. The preliminary levy will be considered at the Sept. 14, 2026, council meeting. The preliminary levy establishes the maximum amount the city can levy for taxes payable in 2027.

This budget study session focuses on the bigger picture. These discussions will guide detailed budget requests presented at the November budget study session. The council will adopt the final budget in December. At the Nov. 16, 2026, study session, staff will have more complete information regarding revenues and expenditures for the current year, which will help refine 2027 needs. The final levy may be less than the preliminary levy amount, but it cannot be greater.

Minnetonka always encourages public input on its budget. In addition to the information published on the proposed tax notices by Hennepin County and the public budget discussion scheduled for Dec. 7, 2026, residents and businesses will again have the opportunity to provide feedback via multiple avenues, all of which are publicized on the city's website and in the *Minnetonka Memo*. Staff will share comments with the council as budget options are considered, and updated information will consistently be posted in the *Memo* and on the city's website through [Minnetonka Matters](#). Attached to this agenda item are the comments received through Minnetonka Matters.

Long-Term Financial Planning and Sustainability

One of the city's six strategic priorities is financial strength, which focuses on being a financially responsible organization that delivers results. One of the desired outcomes of this priority is to improve alignment between service expenditures and identified priorities.

The budget, whether operational, capital, or a combination of both, always focuses on the strategic plan and ensures that budget initiatives, without an outside mandate, are directly aligned with the strategic plan and its six priorities. The city is beginning to implement a systematic and substantial change to its budgeting practices. Staff has identified the substantive programs across all departments, including many programs that are also cross-departmental. By scoring programs based on their impact on the population, relevance to the strategic plan, and cost-effectiveness, the city is developing a priority-based budgeting practice to inventory city programs. This new practice will enable the city to reallocate resources to programs and areas that provide a more focused effort in achieving the council's desired outcomes. The goal is to incorporate portions of priority-based budgeting into the 2027 budget. To ensure resources are appropriately allocated to all the programs, both the scoring and cost allocations need to be peer reviewed to ensure consistency across departments and that programs are fairly evaluated.

The city's General Fund ended 2025 with a healthy unassigned fund balance of approximately 48 percent of the ensuing year's expenditure budget. This solid financial position was due partly to stronger-than-anticipated construction activity and departmental expenditures being below budget. Under the city's [fund balance policy](#), the General Fund is required to have a year-end fund balance between 30 and 50 percent of the following year's operating budget. The city council may appropriate balances above 40 percent for one-time costs without ongoing financial commitments.

Excess fund balance within the General Fund is routinely programmed within the Capital Improvements Program (CIP) due to the one-time nature of the projects. The 2026 preliminary General Fund budget proposes transfers of \$750,000 to various CIP funds. These transfers will reduce the General Fund balance to an estimated 40 percent at the end of 2027.

The preliminary 2027 General Fund budget is \$64.3 million, an increase of 6.8 percent or \$4.1 million. Similar to other service industries, personnel is the majority of the city's operating expenditures, accounting for nearly 80 percent of total operating expenditures within the General Fund. Due to the continued implementation of the public safety master plan, increases in healthcare insurance premiums and employee cost-of-living increases, personnel costs account for 87 percent of the entire increase in the General Fund operating budget.

Public Safety Master Plan

The 2027 budget is the fourth year of a five- to six-year implementation plan to increase staffing across the police and fire departments. Discussions during the 2024 budget process concluded that implementing the public safety plan over five or six years would help minimize the levy

impact in any one year but would add levy increases of approximately 2.25 percent per year over this timeframe.

Over the last three years, the budget has included the hiring of five patrol officers, one sergeant, one detective and 12 firefighters. The fire department did not request any new hires for 2026, as this allowed the department time to adjust to having a second station staffed 24 hours a day and time to determine the next steps in renovating or rebuilding the satellite fire stations.

The public safety master plan calls for a total of 24 firefighters to meet the community's service needs. To fulfill this objective, the fire department is requesting 6 firefighters for 2027, with the remaining 6 firefighters planned for 2028. The 2027 firefighters would be scheduled to start April 1 and have a budget cost of about \$837,000, which includes funding for gear and equipment.

The fire department has applied for the SAFER grant again this year. This grant would partially supplement the cost of hiring additional firefighters. Even though the department has not been successful in securing the grant in prior years, staff is optimistic an award could happen this year. If the city is successful in securing a SAFER grant, the fire department would request hiring all 12 of the remaining firefighters called for within the public safety master plan in 2027. The funding from the SAFER grant would offset any additional costs for 2027 and would help supplant the impact on the 2028 budget.

The police department completed its hiring of personnel outlined in the public safety master plan in 2026. The plan also called for enhancements to the department's record management system, which went live this past spring/summer. The new records management system (RMS) is financed through a 10-year lease that began in 2025. The first three years of this lease included additional costs for the conversion and implementation of the new records system.

The police department was notified earlier this year that their application for Congressional Directed Spending (CDS) was approved and the city would be allotted nearly \$1 million for conversion and installation of the RMS. This grant award will cover the additional lease costs incurred in 2025, 2026 and 2027. Since the 2025 and 2026 costs have already been incurred, the reimbursement will help offset future costs as the city transitions the Drones as First Responders (DFR) program from the Capital Improvement Program (CIP) to the General Fund in 2027.

The Public Safety Master Plan recommended continued investment in emerging technologies to improve efficiency and service delivery. Although Drones as First Responders (DFR) was not specifically identified in the Plan, staff annually reviewed its recommendations and emerging technologies. Given DFRs' proven effectiveness in other communities, the city invested in this technology as an alternative to adding sworn positions. DFRs have enhanced police and fire response by helping deploy appropriate resources to calls for service and have reduced the need for additional retail crime detectives. The annual cost for the DFR program is \$300,000 and is also on a 10-year lease. The 2027 cost, after accounting for the reimbursement of the CDS grant and the RMS year 3 installation payment, is \$58,000. The General Fund will have to include an additional \$242,000 in the 2028 budget to account for the one-time grant proceeds in 2027.

Personnel

The city hired a consultant in 2023 to conduct a class and compensation study for its non-union employees. Historically, the city had provided a cost-of-living adjustment (COLA) and potential market increases for all positions. For non-union employees, each position was compared with similar positions within Minnetonka's comparable cities. However, this process can be complex as many of these positions vary significantly from city to city, with different job responsibilities,

which meant the annual market analysis took a substantial amount of staff time to complete and was somewhat subjective.

Under the former compensation system, every non-union employee had a different pay rate, which also caused issues with the required pay equity reporting to the State of Minnesota. The class and compensation study analyzed each non-union position, placing each into a specific grade with other city positions with similar responsibilities, which will solidify future pay equity compliance.

The study also analyzed the outside market rates among our comparable cities to ensure the city remains competitive. Each year, the council determines final COLA adjustments for union and non-union wages. Adjustments for union wages are either set by existing union contracts or will be bargained through upcoming union contract negotiations. The 2027 preliminary budget is built on three percent COLA adjustments and a market rate adjustment range of zero to two percent, depending upon the bargaining unit or non-union wage scale. Estimated COLA and market increases within the General Fund amount to approximately \$1.5 million. The council will be asked to approve non-union adjustments for 2027 in November.

After receiving relatively good news last year regarding the city's 8.9 percent health insurance increase, the city's 2027 initial renewal rates were estimated to be a 24 percent increase. Upon receiving this news, the city worked with its insurance broker to seek bids from the open market. This move proved beneficial, as the increase in the renewal rate dropped by half, which is still a large increase but is now more manageable for the city and its employees. Historically, the city and employees share the health insurance costs, with the city picking up 50 percent of the increase. Based on this calculation, the city's health insurance contribution is increasing by about \$275,000 within the General Fund for 2027. These savings helped reduce the levy from the August study session.

On a more positive note, workers' compensation insurance is decreasing significantly for 2027. The city utilizes the League of MN Cities Insurance Trust (LMCIT) for its workers' compensation and general liability insurance. The LMCIT workers' compensation premiums are decreasing by an average of 20%. The reduction is driven by favorable claim development, particularly improvements in Post Traumatic Stress Disorder (PTSD) claims and medical costs, which have positively impacted future claim cost projections. In addition, the city's experience rating has also declined for the upcoming year. The combination of these two factors reduces the premium for workers' compensation by \$296,000 within the city's General Fund.

Outside of the firefighter requests, additional personnel requests are limited for 2027. The police department is requesting an additional \$120,000 in part-time wages to increase the hours of the real-time operation center to better align with call volume. Currently, two full-time employees staff the center Monday through Friday during normal business hours. These additional dollars would help hire part-time staff to operate the center more hours a day. The goal is not to staff the operation center 24/7, but to increase the number of hours per day.

As a reminder, the council approved at the [July 27, 2026](#) council meeting an amendment to the 2026 budget that accepted a Minnesota Department of Public Safety Crisis Response Grant that provided funding for a behavioral health outreach specialist for two years. This grant provides 100 percent of the position-related costs for two years. Before the grant's expiration, the city will evaluate the program's effectiveness and determine whether to continue the position through the annual budget process.

Lastly, the city hired a sustainability coordinator in 2021, which coincided with the creation of the sustainability commission. The demands on the sustainability coordinator have increased significantly over the last five years as the focus of sustainable practices and environmental

protection grows among our residents and businesses. The preliminary budget requests adding a sustainability specialist. Staff is determining if this would be a full-time or part-time position. The cost of a full-time position is \$133,000 with wages and benefits. Staff is also proposing the position be funded within the Environmental Recycling Fund and not the General Fund and be supported by fees charged to residents. The estimated cost to residents would be about \$2 per quarter to cover a full-time position.

Facility Improvements

The 2026 budget and levy included year 1 of a 2-year plan to increase the levy by \$405,000 per year, dedicated to facility improvements. A levy of \$810,000 would service the annual debt payments on an approximately \$10 million bond issuance. The facility improvements identified in last year's budget included the community center renovation and fire station #2 improvements.

On [July 27, 2026](#), the city council approved a resolution ordering the improvements and authorizing preparation of revised plans and specifications for the community center. The community center was built in 1986 and has not been renovated since. The renovation also includes upgrades to heating and ventilation, which are original to the facility's construction. The cost of the renovation is estimated at \$4.8 million. Funding for the project will be through previously mentioned debt financing, specifically the issuance of a General Obligation bond sometime in 2027.

On [April 28, 2025](#), the council reviewed the Minnetonka satellite fire stations' long-term needs assessment. The assessment provides several options for the four satellite fire stations, including identifying a range of costs and challenges. Fire station #2 is the oldest satellite station, constructed in 1976 and is located in the Northeast quadrant of the city in the Ridgedale shopping area on Hopkins Crossroads. The station was not designed to meet today's model of 24-hour staffing and also does not meet industry standards for employee safety and wellness.

Remodeling of the fire station was considered, but it was determined that this is not a long-term solution to meet service delivery and employee safety standards. Rebuilding fire station #2 is estimated at \$13 million. Financing fire station #2, along with any of the other satellite stations, is challenging. The city did request \$5.5 million from the State's bonding bill. The legislature and governor approved a partial request of \$2.5 million for the city during the 2026 legislative session. That leaves the city with about \$10.5 million to finance.

The city also actively pursued legislative approval to put a local sales tax on the ballot during the 2026 legislative session. That effort was not successful. However, the council has indicated an interest in continuing to pursue sales tax authority during the 2027 legislative session. If approved by the legislature and ultimately by the voters, a local sales tax would supplant the need for a property tax levy dedicated to rebuilding this facility. However, if a local sales tax is not approved by the legislature and/or the voters, a portion of this new facility improvement levy would need to be dedicated to rebuilding Fire Station #2.

The community survey results from this past spring indicate the public would strongly support a local sales tax for the projects identified in the last survey, which included replacing fire stations 2 and 3, trail expansion, The Marsh renovation and the Opus area public space and park development. Staff is recommending continuing with the second year of the facility improvement levy by levying an additional \$405,000 for a combined annual allotment of \$810,000 dedicated to facility improvements. If a sales tax is successful and the property tax dollars are not needed for Fire Station #2, those dollars could be redirected toward the community center for faster repayment of any debt issued or saved for future facility improvements including the Williston Fitness Center.

Other Budget Impacts

Outside of implementing the public safety master plan and general cost increases associated with maintaining existing staffing levels, the 2027 General Fund budget does not add many new costs. Other budget impacts outside of personnel include:

- \$100,000 for costs associated with developing the 2050 comp plan. These costs are expected to occur in both 2027 and 2028.
- \$50,000 for anticipated increases in fuel costs.
- \$200,000 for fleet maintenance costs. 2025 budget was less than actual costs incurred.
- \$60,000 for consulting related to local sales tax promotion.
- \$10,000 related to new agenda software implementation (for digital accessibility compliance).

Over the last several years, grants have become a major contributor to the city's budget. Whether those grants are associated with capital outlay or operations, they are helping the city achieve various desired outcomes identified in the strategic plan while directly reducing pressure on property taxes and user fees.

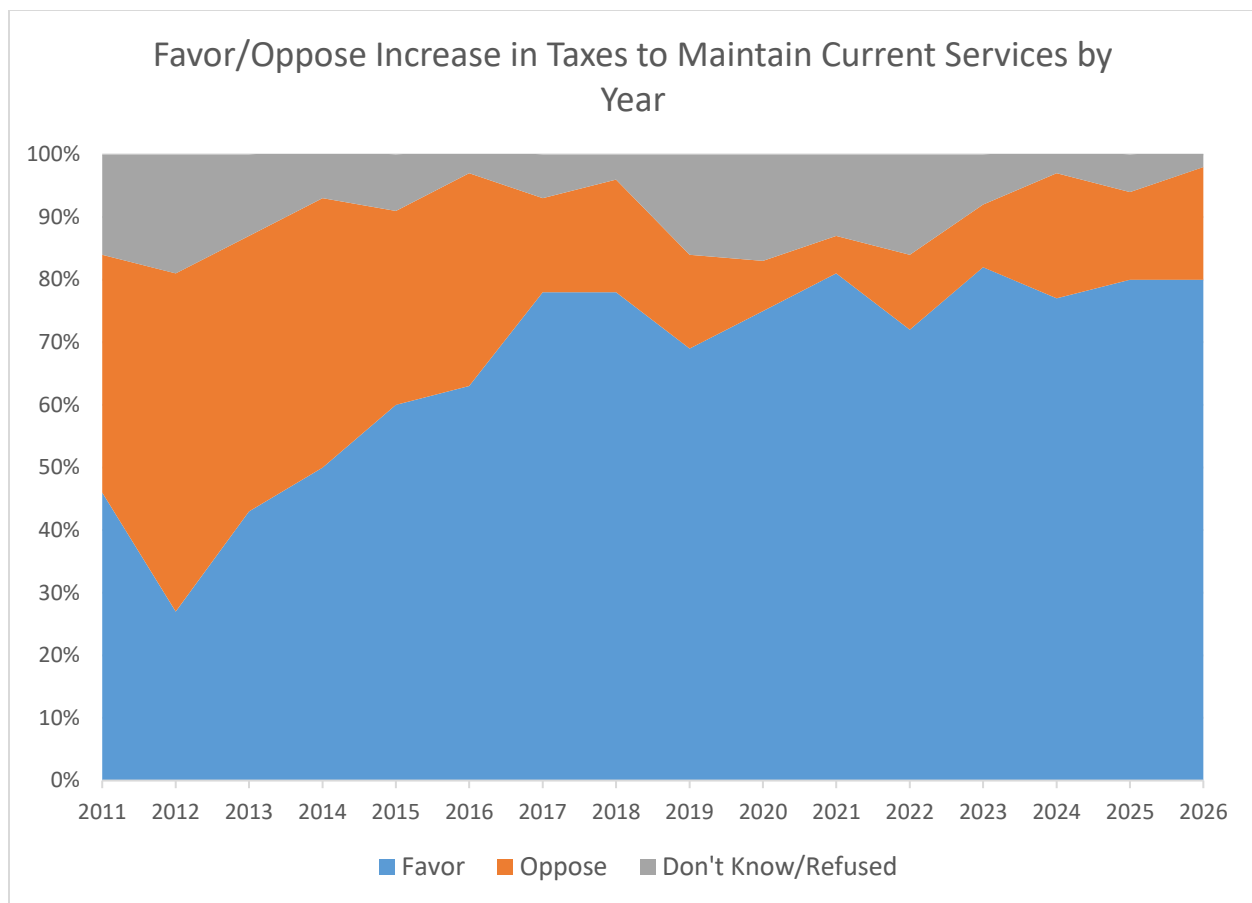
Inflationary Pressures

Reports indicate that inflation in the metro area is increasing after having stabilized over the past two years. The Minneapolis/St. Paul Consumer Price Index (CPI) stood at 4.7 percent from May 2025 to May 2026, while the Municipal Cost Index (MCI) yearly change through June stood at 4.86 percent.

The recent increase in inflation may not have an immediate impact on the city's prices for goods and services, but it will likely have an impact over time. The increase in fuel prices will not just affect the city's costs for fueling city vehicles and equipment; transportation and manufacturing costs will likely increase as well, which will likely hold inflation numbers higher for a longer period. Outside of the additional budget dollars described in this memo, other General Fund costs are built with a zero percent levy increase.

2027 Preliminary Levy

Since recovering from the recession beginning in 2014, the city's community survey has shown our taxpayers' consistent recognition of the value of city services and remarkable support for increasing taxes to maintain city services. In the 2026 survey, 80 percent of those who stated an opinion still favored such an increase, the same percentage reported in the 2025 community survey. The following chart depicts the results from this same survey question dating back to 2011.



The 2026 proposed operating and capital budgets require an overall net increase in the city property tax levy of 4.5 percent to maintain city services.

This levy includes \$400,000 dedicated to the Ice Arena and The Marsh Special Revenue Funds for operating subsidies. Historically, the ice arena has received an annual transfer from the General Fund of \$100,000 to help cover operations. In 2026, Rink B's refrigeration system is being replaced, which will reduce revenue during that downtime. Subsequently, an additional \$100,000 is being levied for the ice arena in 2026. The 2027 levy for the ice arena is being reduced back to \$100,000.

The Marsh has been self-sustaining through the original interfund loan approved by the council upon purchase. Initially, it was anticipated that the interfund loan would be fully expended within about two years of opening. However, memberships and subsequent revenues have surpassed original expectations, allowing the loan proceeds to be stretched over a longer period. As it stands today, the original interfund loan and the 2026 levy of \$200,000 will provide backstop funding for 2026. An additional \$150,000 has been added to the levy to continue supporting operations for 2027. If by the end of the year it is determined that this entire amount will not be needed in 2027, the levy can be reduced before the final levy is set in December.

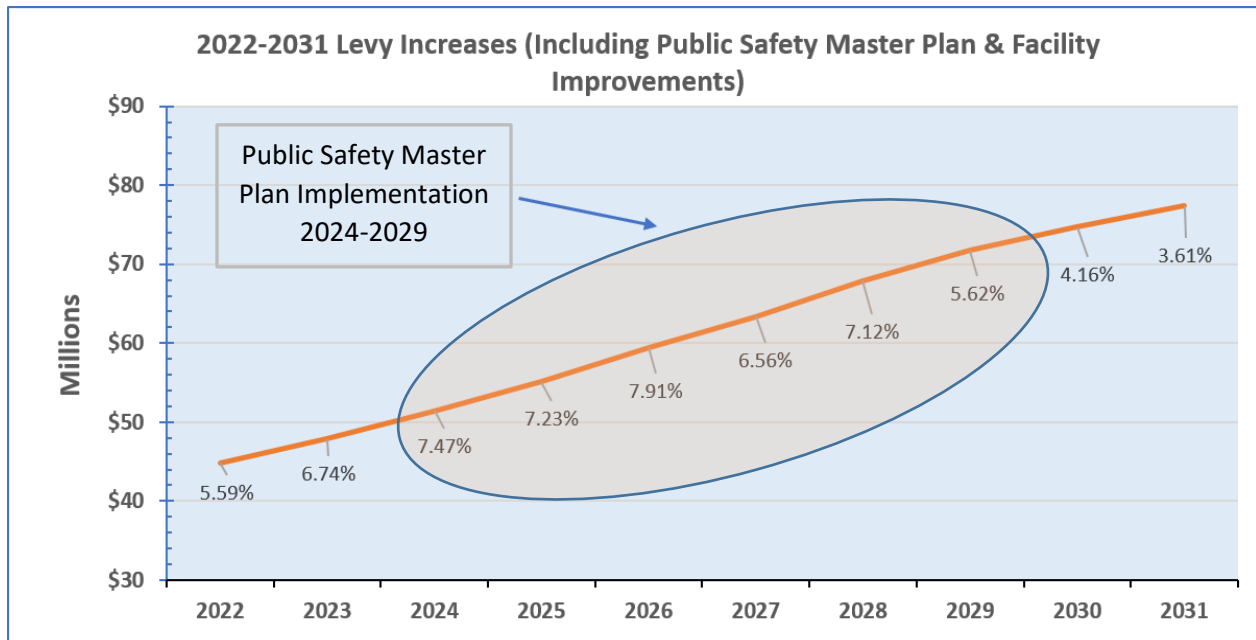
The remainder of the 2027 city levy includes a 1.6 percent increase related to continued implementation of the public safety master plan and an additional 0.7 percent levy increase dedicated to future improvements at the community center and/or satellite fire stations. Combining these levy-related items brings the total city levy increase to 6.8 percent. Although appearing separately on property tax statements, the HRA levy is proposed to decrease by \$75,000.

2027 Levy Analysis

Operational Levy (thousands)	2026	2027	Change
Property Taxes, Services, Other Revenues	\$59,486	\$59,943	0.8%
Staffing COLA/Market/Other Benefits		\$1,535	2.6%
Health Insurance		\$275	0.5%
Workers' Comp		(\$296)	(0.5%)
Subtotal		\$61,457	3.4%
Special Revenue Funds (Ice Arena & Marsh)		\$50	0.1%
Capital Improvement Program		\$500	0.8%
Public Safety Investment		\$974	1.6%
Facility Improvements (Comm. Ctr./Fire St. 2)		\$405	0.7%
Total City Levy	\$59,486	\$63,386	6.6%
HRA Levy	\$300	\$225	(25%)
Total City Levies	\$59,786	\$63,611	6.4%

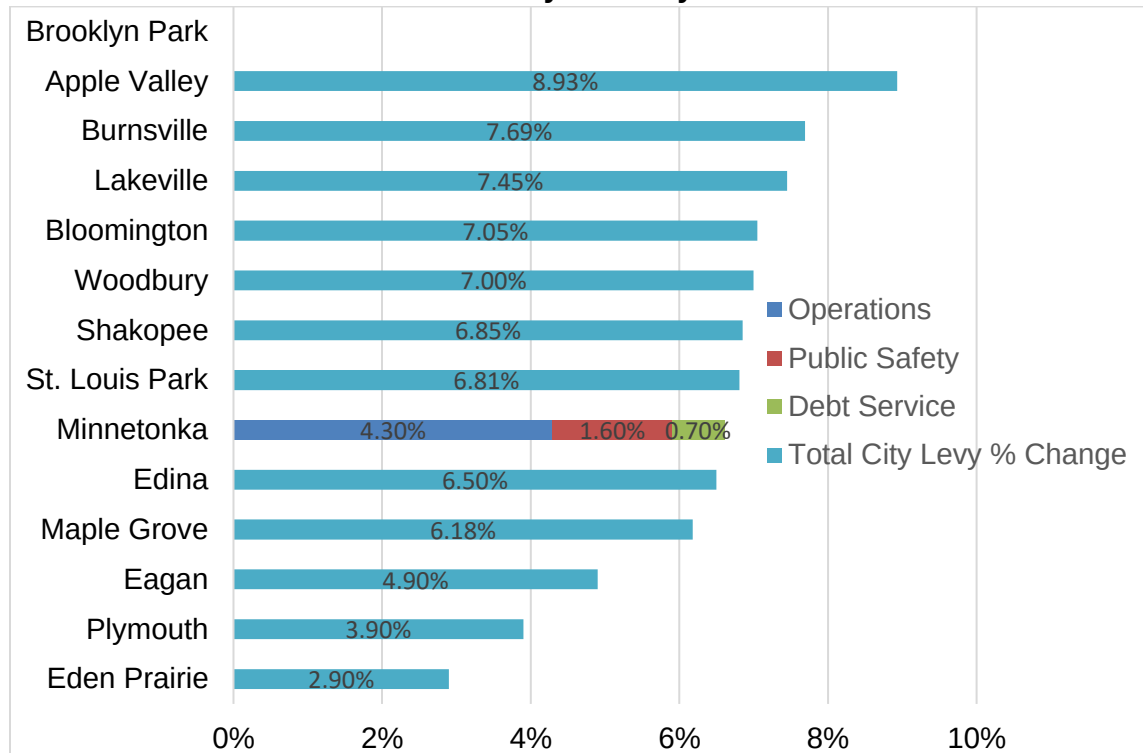
Levy Forecast

The future years' levy forecasts (2028-2031) include the continued implementation of the public safety master plan, which is scheduled to become fully funded in 2029.



Comparisons with Other Cities. Below is a chart indicating the preliminary 2027 levies for some of our comparable cities. These levy estimates will likely change before the cities adopt their official preliminary levies this month. As a reminder, each city is unique, and its tax levies can vary for many reasons. Similar to most of our comparable cities, Minnetonka does not and will not receive LGA in 2027. Equally important, unlike many other cities, Minnetonka does not rely upon special assessments to fund street reconstruction and maintenance.

2027 Preliminary Tax Levy Increases



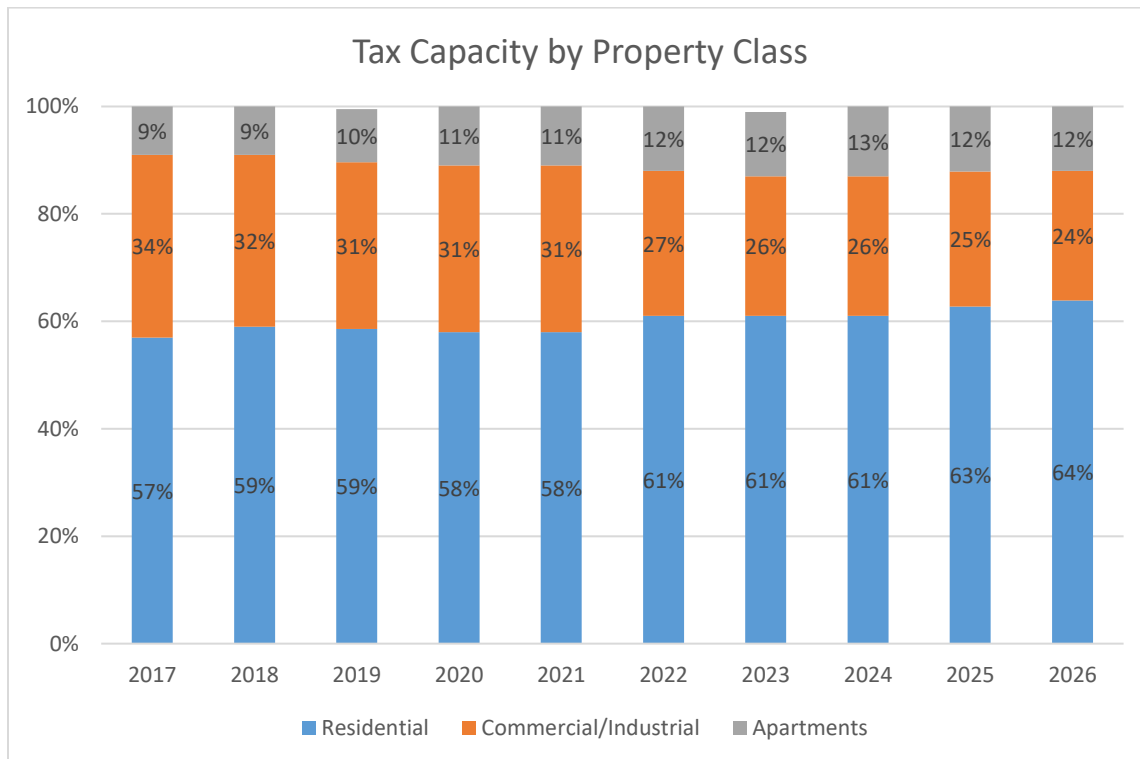
Homeowner Impacts. New development and redevelopment in the city again increased the city's property tax base last year, as reported in March by the city assessor. The city experienced approximately \$152.9 million in improved value as of Jan. 2, 2026. Over the previous ten years, the city's assessed market value has increased by 59 percent. A portion of that increase results from improved real estate rather than market forces alone.

The table below outlines this year's growth (including new improvements) by primary property type.

	Overall Growth	Total Change (millions)
Single-household Residential	6.6%	\$504.4
Lakeshore	10.2%	\$62.2
Townhouses	2.1%	\$17.6
Condominiums	1.2%	\$9.1
Commercial	1.4%	\$23.3
Industrial	1.1%	\$4.6
Apartments	5.3%	\$93.8
Other Property Types	5.0%	\$10.3
Total Change	5.2%	\$725.3

The varying growth rates of the different property classifications equate to a shift in the property tax burden. The tax burden between property types tends to ebb and flow over time as market conditions affect properties differently. Most notably, for taxes payable in 2023 (2022 valuation), there was a large increase in all residential housing property types. This large residential increase caused a shift in tax burden towards all these property classes while shifting the tax burden away from commercial properties. The apartment growth over the last several years, mainly due to new construction, adds to the tax base and helps alleviate tax burden for all

taxpayers. Large Class A single-user office spaces continue to grab headlines in the metro as corporations continue to consolidate space, leaving large buildings vacant and subsequent reductions in market valuation. Minnetonka has experienced some of these same trends. However, Class A multi-tenant office space is still in demand, and Minnetonka is also home to it. Reductions in large, single-tenant Class A space are limited to a handful of companies, which does have an impact on other taxpayers in the city, but the impact is much less than in other cities in the metro. Minnetonka has a good mix of property types and is not dependent upon one specific property to ensure its tax base remains strong.



Calculating the impact of changes in property taxes on homeowners in Minnesota requires a complicated mix of data and information that changes each year, some of which depends upon legislatively defined formulas, such as the state fiscal disparities program. The final piece of fiscal disparity information is typically received in late August. If this information becomes available, it will be shared on the night of the council meeting. Estimates indicate that a median-valued home that increased 5.8 percent to \$549,000 will see an annual increase of \$143 or 7 percent. Again, these are estimates, and final amounts are likely to change in either direction.

Generally speaking, with the levy proposed to increase by 6.6 percent and the residential tax impact estimated to increase by 7 percent, these numbers differ because valuations shifted across property types; most notably, there is minimal growth in commercial and industrial properties compared to residential properties.

HRA LEVY

The city's first levy for housing and redevelopment began in 2009. State law limits levies, and the maximum rate is 0.0185 percent of a city's taxable market value, which equates to approximately \$2.5 million. On [July 20, 2026](#), the city council reviewed the 2027–2031 Economic Improvement Program (EIP) in a study session, which recommends the 2027 HRA levy at \$225,000, which continues to fund Minnetonka Home Enhancement/Welcome to Minnetonka at \$100,000 and Homes Within Reach at \$125,000.

City of Minnetonka
2027 Preliminary General Fund Budget

Object Account	2024 Actual	2025 Actual	2026 Budget	2027 Requested	\$ Change from 2026 to 2027	% Change from 2026 to 2027
Revenues						
Property Taxes						
4010 - AD Valorem Tax Levy	\$ 39,456,008	\$ 43,228,233	\$ 47,821,500	\$ 50,761,300	\$ 2,939,800	6.1%
4020 - Uncollectible Taxes	(60,705)	(186,337)	(200,000)	(200,000)	-	0.0%
4030 - Tax Penalties and Interest	2,156	11,940	24,000	24,000	-	0.0%
4050 - Tax Forfeit Sale Revenue	-	12,919	-	-	-	
Total Taxes	39,397,459	43,066,755	47,645,500	50,585,300	2,939,800	6.2%
Licenses & Permits	5,818,604	6,072,431	4,107,000	4,913,000	806,000	19.6%
Intergovernmental	2,256,519	2,736,624	2,180,500	2,140,800	(39,700)	-1.8%
Charges for Services	773,085	903,793	597,600	596,100	(1,500)	-0.3%
Fines & Forfeitures	184,853	161,280	166,000	166,200	200	0.1%
Investment Interest	1,131,585	1,632,038	1,063,000	1,394,300	331,300	31.2%
Recreation Charges	1,781,093	1,788,129	1,819,200	1,722,900	(96,300)	-5.3%
Miscellaneous	1,075,920	1,241,086	949,100	832,100	(117,000)	-12.3%
Transfers In	1,499,000	1,542,000	1,667,700	1,669,900	2,200	0.1%
Total Revenues	53,918,117	59,144,136	60,195,600	64,020,600	3,825,000	6.4%
Expenditures						
Personnel Services	38,867,199	43,079,091	46,975,400	50,204,400	3,229,000	6.9%
Supplies	2,030,124	2,208,304	2,325,500	2,453,700	128,200	5.5%
Other Services & Charges	8,930,175	9,729,467	10,816,500	11,284,300	467,800	4.3%
Operating Transfers Out	128,209	178,687	78,200	78,200	-	0.0%
Total Expenditures	49,955,707	55,195,549	60,195,600	64,020,600	3,825,000	6.4%
Revenues Over/(Under) Expenditures	3,962,410	3,948,587	-	-	-	0.1%
Other Financing Uses						
Capital Transfers Out	1,625,000	900,000	2,550,000	750,000	(1,800,000)	-70.6%
Total Revenues Over/(Under) Expenditures after Transfer Out	\$ 2,337,410	\$ 3,048,587	\$ (2,550,000)	\$ (750,000)	\$ 1,800,000	
Expenditures by Department						
10 - Mayor & City Council	\$ 410,108	\$ 449,844	\$ 479,900	\$ 553,300	\$ 73,400	15.3%
11 - General Administration	1,071,763	835,803	1,057,800	1,088,200	30,400	2.9%
12 - Community Center	543,119	610,063	758,100	790,600	32,500	4.3%
13 - IT	1,737,854	1,758,412	2,054,600	2,194,000	139,400	6.8%
14 - Legal	1,095,363	1,329,686	1,496,600	1,599,000	102,400	6.8%
15 - Finance	1,162,726	1,235,352	1,278,100	1,327,000	48,900	3.8%
16 - Assessing	943,856	1,005,980	1,125,100	1,175,500	50,400	4.5%
17 - Building Maintenance	1,841,815	2,129,732	2,296,800	2,357,200	60,400	2.6%
18 - Joint Recreation	2,171,626	2,281,480	2,572,800	2,634,000	61,200	2.4%
19 - Planning	732,650	858,083	942,800	1,006,900	64,100	6.8%
20 - Engineering	1,625,836	1,867,663	1,887,100	1,975,700	88,600	4.7%
21 - Community Development	2,678,142	2,888,290	3,219,200	3,438,900	219,700	6.8%
22 - Street Maintenance	3,996,745	4,209,407	4,570,400	4,709,000	138,600	3.0%
24 - Parks & Trails	2,512,397	2,674,042	2,661,200	2,916,300	255,100	9.6%
25 - Police	14,608,548	16,454,174	17,624,000	18,377,700	753,700	4.3%
26 - Fire	6,215,980	7,239,336	8,155,200	9,533,300	1,378,100	16.9%
28 - Senior Citizens	560,129	654,377	659,200	676,400	17,200	2.6%
29 - Environmental Health	381,314	391,160	453,400	476,000	22,600	5.0%
30 - MTKA Recreation	679,609	710,267	790,000	803,000	13,000	1.6%
31 - Natural Resources	2,127,164	2,454,909	2,414,600	2,500,400	85,800	3.6%
33 - City Manager	979,832	1,136,855	1,307,100	1,372,000	64,900	5.0%
34 - Human Resources	1,372,370	1,478,028	1,577,700	1,646,500	68,800	4.4%
35 - Contingency & Transfers	-	-	100,000	100,000	-	0.0%
36 - Communications	506,764	542,606	713,900	769,700	55,800	7.8%
Total Departmental Expenditures	\$ 49,955,708	\$ 55,195,549	\$ 60,195,600	\$ 64,020,600	\$ 3,825,000	6.4%

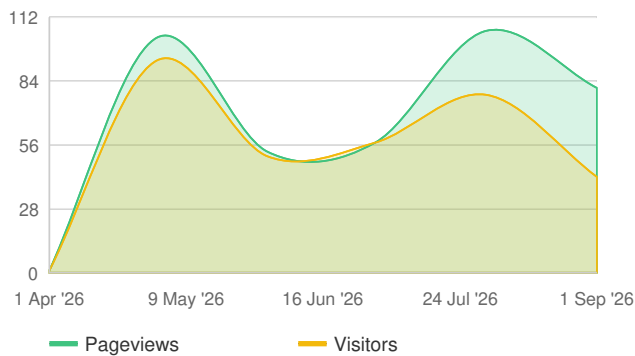
Project Report

01 May 2026 - 07 September 2026

Minnetonka Matters Minnetonka Budget



Visitors Summary

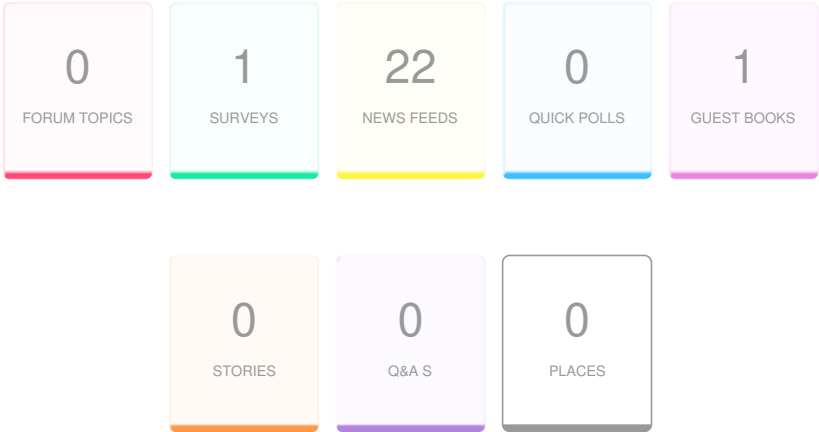


Highlights

TOTAL VISITS	MAX VISITORS PER DAY	
326	31	
NEW REGISTRATIONS		
1		
ENGAGED VISITORS	INFORMED VISITORS	AWARE VISITORS
3	19	309

Aware Participants	309	Engaged Participants	3
Aware Actions Performed	Participants	Engaged Actions Performed	RegisteredUnverifiedAnonymous
Visited a Project or Tool Page	309		
Informed Participants	19	Contributed on Forums	000
Informed Actions Performed	Participants	Participated in Surveys	000
Viewed a video	0	Contributed to Newsfeeds	000
Viewed a photo	0	Participated in Quick Polls	000
Downloaded a document	0	Posted on Guestbooks	300
Visited the Key Dates page	3	Contributed to Stories	000
Visited an FAQ list Page	0	Asked Questions	000
Visited Instagram Page	0	Placed Pins on Places	000
Visited Multiple Project Pages	17	Contributed to Ideas	000
Contributed to a tool (engaged)	3		

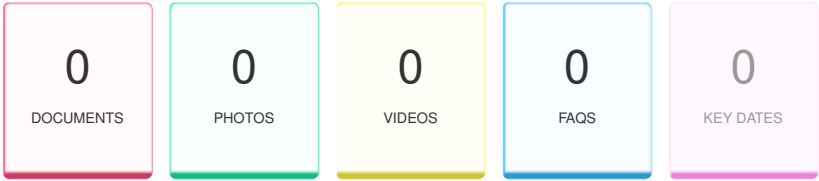
ENGAGEMENT TOOLS SUMMARY



Tool Type	Engagement Tool Name	Tool Status	Visitors	Contributors		
				Registered	Unverified	Anonymous
Newsfeed	2026 Approved Budget	Published	44	0	0	0
Newsfeed	2026 Preliminary Budget & Levy presentation	Published	13	0	0	0
Newsfeed	2025-29 Capital Improvements Program	Published	12	0	0	0
Newsfeed	2026-2030 Capital Improvements Program	Published	10	0	0	0
Newsfeed	2026-2030 Economic Improvement Program	Published	9	0	0	0
Newsfeed	Preliminary 2027 budget review	Published	7	0	0	0
Newsfeed	2022 Annual Comprehensive Financial Report	Published	4	0	0	0
Newsfeed	2025 Approved Budget	Published	4	0	0	0
Newsfeed	2024 Tax Notice Insert	Published	4	0	0	0
Newsfeed	2023 Budget	Published	4	0	0	0
Newsfeed	2025 Tax Notice Insert	Published	3	0	0	0
Newsfeed	2026 Tax Notice Informational Insert	Published	3	0	0	0
Newsfeed	Study Session 2025 Budget Presentation	Published	2	0	0	0
Newsfeed	2025 Preliminary Budget & Levy presentation	Published	2	0	0	0
Newsfeed	2024 Approved Budget	Published	2	0	0	0

Tool Type	Engagement Tool Name	Tool Status	Visitors	Contributors		
				Registered	Unverified	Anonymous
Newsfeed	Office of State Auditor Performance Measurement Report	Published	2	0	0	0
Newsfeed	2024-28 Capital Improvements Program	Published	2	0	0	0
Newsfeed	2024 Preliminary Budget & Levy presentation	Published	2	0	0	0
Newsfeed	Study Session 2026 Budget Presentation	Published	2	0	0	0
Newsfeed	Study Session 2025 Budget Presentation	Published	1	0	0	0
Newsfeed	Study Session 2026 Budget Presentation	Published	1	0	0	0
Newsfeed	Study Session 2024 Budget Presentation	Published	0	0	0	0
Guest Book	Budget Feedback	Published	16	3	0	0
Survey Tool	Share your feedback	Draft	0	0	0	0

INFORMATION WIDGET SUMMARY



Widget Type	Engagement Tool Name	Visitors	Views/Downloads
Key Dates	deleted key_dates from	3	3

GUEST BOOK

Budget Feedback

Visitors 16	Contributors 3	CONTRIBUTIONS 3
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29 August 26

mhn

AGREES

DISAGREES

REPLIES

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How/why do you think continually raising resident's property taxes by 2-3x the rate of inflation is justified or sustainable? Do you simply not want people on fixed incomes to live in Minnetonka?

Looking at future budget projections, this trend continues well into the future.

02 September 26

indianrd

AGREES

DISAGREES

REPLIES

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The YOY raise in city property taxes is on an unsustainable path. We moved here in 2017, less than a decade ago and our property taxes have increased 60% in that time whilst inflation has been 35% over that same period. Nominal wage growth has only been 41% and real wage growth is sitting at 7%. Why do you think your residents can keep absorbing these increases? You are taxing people out of their homes. The city raises taxes, the county raises taxes, the schools raise taxes, the state raises taxes and fees and the people are struggling. You have got to get a grip on the issues your residents are up against and stop making it worse. The city cut a single tree down across from my house and needed 12 different city workers (9 of whom were supervising) to remove it. It took 6 hours. Don't tell me you have nowhere to cut.

02 September 26

Minnetonka Resident 25

AGREES

DISAGREES

REPLIES

0

0

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Minnetonka is becoming increasingly unaffordable for middle class families. There is something seriously wrong with priorities when property taxes and insurance can cost more annually than the mortgage itself. For some Minnetonka homeowners, this is the reality. As the city prepares its 2027 budget, I believe it needs to take a hard look at all spending, including staffing, compensation for high income employees, PTO, and employee benefits. Other cities have made difficult changes in these areas to control costs and limit property tax increases. Has Minnetonka done the same?

I believe city leadership should be held to the same standard as residents when it comes to controlling costs and making responsible financial decisions. I encourage the City Council to prioritize Minnetonka residents who fund this city and identify meaningful ways to control spending and property tax increases.

Resolution No. 2026-

Resolution setting a preliminary 2026 tax levy, collectible in 2027, and a preliminary 2027 budget, and consenting to a special benefit tax levy of the Minnetonka Economic Development Authority

Be it resolved by the City Council of the City of Minnetonka, Minnesota, as follows:

Section 1. Background.

- 1.01. As required by state legislation under M.S. 275.065, municipalities are required to adopt a preliminary budget and tax levy by Sept. 30, 2026.
- 1.02. The law also requires that the city council hold a meeting to discuss the budget and property tax levy and, before a final determination, allows public input to its final adoption in December.
- 1.03. The law further requires the final levy to be adopted on or before Dec. 28, 2026, and the final tax levy may not exceed the preliminary tax levy.

Section 2. Findings.

- 2.01. The city manager's preliminary 2027 budget of \$129,841,400 (the preliminary budget) appears reasonable and sufficient to fund the desired general municipal services, debt service supported by property taxes, and capital improvement program needs in 2027.
- 2.02. Preliminary general, special revenue, capital projects and debt tax levies of \$63,245,580 for levy in 2026, collectible in 2027, will fund the preliminary budget.
- 2.03. A preliminary tax abatement levy of \$100,000 for levy in 2026, collectible in 2027, is estimated to equate to revenues associated with and will fund commitments under the Ridgedale Mall development agreement adopted by the city council on April 15, 2013.

Section 3. Authorization.

- 3.01. The preliminary budget and tax levy is hereby approved.
- 3.02. Pursuant to Minn. Stat. Section 469.033, subd. 6, the city council consents to the Economic Development Authority in and for the City of Minnetonka (the "EDA") levying a special benefit tax levy in the amount requested by the Board of Commissioners of the EDA by resolution adopted on the date hereof.
- 3.03. The city clerk is hereby directed and ordered to transmit a certified copy of this resolution to the Hennepin County director of property tax and public records.

Adopted by the City Council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

ATTEST:

Becky Koosman, City Clerk

ACTION ON THIS RESOLUTION:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk

Resolution No. 2026-

Resolution setting a preliminary 2026 tax levy, collectible for 2027, for the Bassett Creek Watershed Management Tax District

Be it resolved by the City Council of the City of Minnetonka, Minnesota, as follows:

Section 1. Background.

- 1.01. Minnesota state law requires special taxing districts to adopt a preliminary budget and tax levy by September 30 of this year.
- 1.02. The law also requires that the city council hold a meeting to discuss the budget and property tax levy and, before a final determination, allows public input to its final adoption in December.
- 1.03. The law requires a final levy be adopted after that public input and the final tax levy may not exceed the preliminary tax levy.

Section 2. Findings.

- 2.01. A preliminary tax levy of \$40,218 for the Bassett Creek Watershed Management District for levy in 2026, collectible in 2027, will fund the city's expenses for that tax district.

Section 3. Authorization.

- 3.01. The preliminary tax levy of \$40,218 for the Bassett Creek Watershed Management District is hereby approved.
- 3.02. The city clerk is hereby directed and ordered to transmit a certified copy of this resolution to the Hennepin County Director of Property Tax and Public Records.

Adopted by the City Council of the City of Minnetonka, Minnesota, on Sept. 14, 2026.

Rebecca Schack, Mayor

ATTEST:

Becky Koosman, City Clerk

ACTION ON THIS RESOLUTION:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the City Council of the City of Minnetonka, Minnesota, at a meeting held on Sept. 14, 2026.

Becky Koosman, City Clerk



14600 Minnetonka Blvd. | Minnetonka, MN 55345 | 952-939-8200 | minnetonkamn.gov

TO: City Council

FROM: Darin Nelson, Finance Director

DATE: Sept. 14, 2026

SUBJECT: Item 14C addendum for Sept. 14, 2026 City Council Meeting

ITEM 14C – Items relating to setting the 2026 preliminary tax levies and the 2027 preliminary budget

Staff received an additional comment after the agenda packet was published. Attached is a cumulative report of budget comments received through Minnetonka Matters. Four total comments have been received to date.

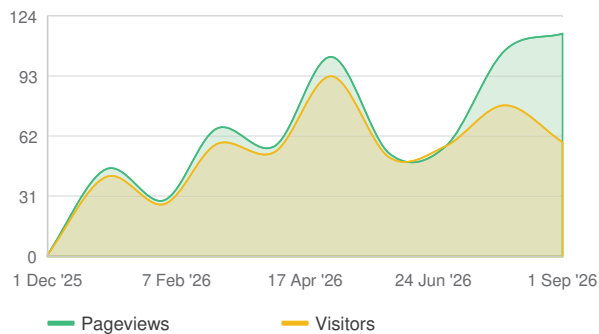
Project Report

01 January 2026 - 13 September 2026

Minnetonka Matters Minnetonka Budget



Visitors Summary

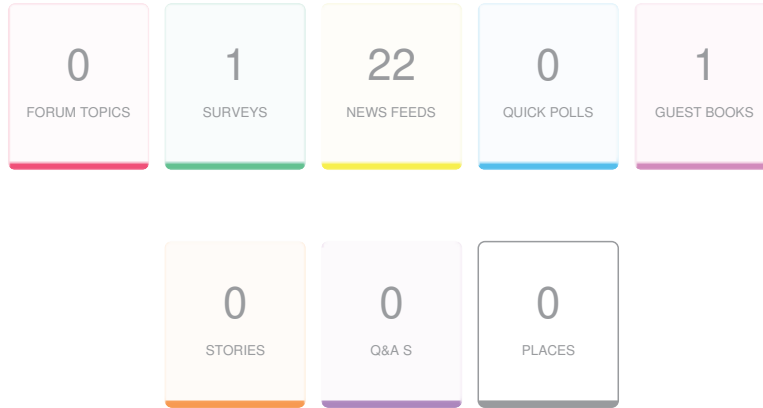


Highlights

TOTAL VISITS	MAX VISITORS PER DAY	
524	31	
NEW REGISTRATIONS		
1		
ENGAGED VISITORS	INFORMED VISITORS	AWARE VISITORS
4	27	501

Aware Participants	501	Engaged Participants	4
Aware Actions Performed	Participants	Engaged Actions Performed	RegisteredUnverifiedAnonymous
Visited a Project or Tool Page	501		
Informed Participants	27	Contributed on Forums	000
Informed Actions Performed	Participants	Participated in Surveys	000
Viewed a video	0	Contributed to Newsfeeds	000
Viewed a photo	0	Participated in Quick Polls	000
Downloaded a document	0	Posted on Guestbooks	400
Visited the Key Dates page	3	Contributed to Stories	000
Visited an FAQ list Page	0	Asked Questions	000
Visited Instagram Page	0	Placed Pins on Places	000
Visited Multiple Project Pages	24	Contributed to Ideas	000
Contributed to a tool (engaged)	4		

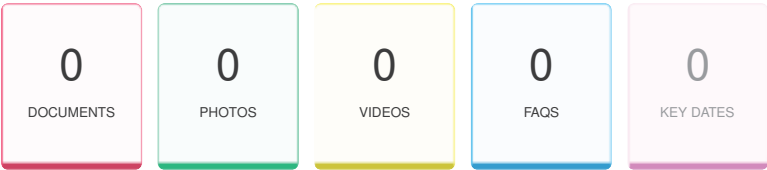
ENGAGEMENT TOOLS SUMMARY



Tool Type	Engagement Tool Name	Tool Status	Visitors	Contributors		
				Registered	Unverified	Anonymous
Newsfeed	2026 Approved Budget	Published	54	0	0	0
Newsfeed	2026 Preliminary Budget & Levy presentation	Published	22	0	0	0
Newsfeed	2026-2030 Capital Improvements Program	Published	21	0	0	0
Newsfeed	2025-29 Capital Improvements Program	Published	18	0	0	0
Newsfeed	2026-2030 Economic Improvement Program	Published	11	0	0	0
Newsfeed	2022 Annual Comprehensive Financial Report	Published	9	0	0	0
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Newsfeed	Preliminary 2027 budget review	Published	8	0	0	0
Newsfeed	2026 Tax Notice Informational Insert	Published	6	0	0	0
Newsfeed	2023 Budget	Published	4	0	0	0
Newsfeed	2024 Preliminary Budget & Levy presentation	Published	4	0	0	0
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Newsfeed	Office of State Auditor Performance Measurement Report	Published	4	0	0	0
Newsfeed	2024 Tax Notice Insert	Published	4	0	0	0
Newsfeed	Study Session 2026 Budget Presentation	Published	4	0	0	0

Tool Type	Engagement Tool Name	Tool Status	Visitors	Contributors		
				Registered	Unverified	Anonymous
Newsfeed	2024 Approved Budget	Published	3	0	0	0
Newsfeed	2025 Preliminary Budget & Levy presentation	Published	3	0	0	0
Newsfeed	2025 Tax Notice Insert	Published	3	0	0	0
Newsfeed	Study Session 2025 Budget Presentation	Published	2	0	0	0
Newsfeed	Study Session 2026 Budget Presentation	Published	2	0	0	0
Newsfeed	Study Session 2025 Budget Presentation	Published	1	0	0	0
Newsfeed	Study Session 2024 Budget Presentation	Published	1	0	0	0
Guest Book	Budget Feedback	Published	51	4	0	0
Survey Tool	Share your feedback	Draft	0	0	0	0

INFORMATION WIDGET SUMMARY



Widget Type	Engagement Tool Name	Visitors	Views/Downloads
Key Dates	deleted key_dates from	3	3

GUEST BOOK

Budget Feedback

Visitors 51			Contributors 4	CONTRIBUTIONS 4
29 August 26 mhn			<p>How/why do you think continually raising resident's property taxes by 2-3x the rate of inflation is justified or sustainable? Do you simply not want people on fixed incomes to live in Minnetonka?</p> <p>Looking at future budget projections, this trend continues well into the future.</p>	
AGREES 0	DISAGREES 0	REPLIES 0		
02 September 26 indianrd			<p>The YOY raise in city property taxes is on an unsustainable path. We moved here in 2017, less than a decade ago and our property taxes have increased 60% in that time whilst inflation has been 35% over that same period. Nominal wage growth has only been 41% and real wage growth is sitting at 7%. Why do you think your residents can keep absorbing these increases? You are taxing people out of their homes. The city raises taxes, the county raises taxes, the schools raise taxes, the state raises taxes and fees and the people are struggling. You have got to get a grip on the issues your residents are up against and stop making it worse. The city cut a single tree down across from my house and needed 12 different city workers (9 of whom were supervising) to remove it. It took 6 hours. Don't tell me you have nowhere to cut.</p>	
AGREES 0	DISAGREES 0	REPLIES 0		
02 September 26 Minnetonka Resident 25			<p>Minnetonka is becoming increasingly unaffordable for middle class families. There is something seriously wrong with priorities when property taxes and insurance can cost more annually than the mortgage itself. For some Minnetonka homeowners, this is the reality. As the city prepares its 2027 budget, I believe it needs to take a hard look at all spending, including staffing, compensation for high income employees, PTO, and employee benefits. Other cities have made difficult changes in these areas to control costs and limit property tax increases. Has Minnetonka done the same?</p> <p>I believe city leadership should be held to the same standard as residents when it comes to controlling costs and making responsible financial decisions. I encourage the City Council to prioritize Minnetonka residents who fund this city and identify meaningful ways to control spending and property tax increases.</p>	
AGREES 0	DISAGREES 0	REPLIES 0		
10 September 26 kristin			<p>Disappointed (at best) in the proposal. With the increased costs for families the City seems to be deaf to the community needs. You must stop spending, cut to cover 2027 run rate costs and come in flat YOY.</p>	
AGREES 0	DISAGREES 0	REPLIES 0		

**City Council
Agenda Item 14.D
Meeting of September 14, 2026**



Title: Gun Violence Prevention Resolution

Report from: Erik Nilsson, City Attorney

Submitted Through: Mike Funk, City Manager

Presenter: Erik Nilsson, City Attorney

Action Requested: Motion

Form of Action: Resolution

Votes needed: 4 votes

Summary Statement

At a study session meeting on July 20, 2026, the city council discussed gun violence prevention measures, relevant state laws, and potential city response. At the conclusion of the discussion, the council provided direction to staff to prepare a resolution urging the state and federal governments to take up the issue of gun violence prevention through consideration of certain highlighted policy measures.

Recommended Action

Motion to adopt the resolution.

Strategic Plan Relatability

Safe & Healthy Community

Financial Consideration

N/A

Background

In Minnesota, it is unlawful for a person other than a peace officer to carry a firearm in public unless that person has a permit. Minnesota is a "shall issue" state and the law says that the sheriff "must" issue a permit to carry certain firearms (either concealed or openly) to any person who qualifies. Minn. Stat. 624.714, subd. 2(b). This statute is commonly referred to as the "conceal and carry" law.

Persons possessing valid permits to carry are required to comply with state laws governing where firearms may be carried, but the city is expressly preempted from enacting additional city-specific firearms restrictions by several different state laws. Chapter 624 of state law is part of the criminal code and governs firearms. Minn. Stat. 624.717 states, "[s]ections 624.711 to 624.716 shall be construed to supersede municipal or county regulation of the carrying or possessing of pistols" The referenced sections set forth a detailed scheme for who is eligible to purchase a firearm, how firearms are purchased and transferred, and who is eligible to carry a firearm and under what circumstances.

Chapter 624 contains another statement of preemption in Minn. Stat. 624.714, which describes in detail the state's scheme for issuing permits to carry. Subdivision 23 states, "[n]o sheriff, police chief, governmental unit, government official, government employee, or other person or body acting under color of law or governmental authority may change, modify, or supplement these criteria or procedures, or limit the exercise of a permit to carry."

Minn. Stat. 609.67, subd. 6, preempts local ordinances regulating machine guns, machine gun conversion kits, and short-barreled shotguns.

Finally and most directly, in the laws addressing municipal powers generally, Minn. Stat. 471.633 states:

"The legislature preempts all authority of a home rule charter or statutory city . . . to regulate firearms, ammunition, or their respective components to the complete exclusion of any order, ordinance or regulation by them except that:

- a governmental subdivision may regulate the discharge of firearms; and
- a governmental subdivision may adopt regulations identical to state

Local regulation inconsistent with this section is void."

Because the city is expressly preempted by the state from regulating in this area, the city council directed the preparation of a resolution that would encourage the state and federal legislatures to consider adoption of certain evidence-based policy measures to prevent gun violence. The proposed resolution is attached for consideration.

ATTACHMENTS:

[Resolution](#)
[Addendum](#)

Resolution No. 2026-XX

Resolution calling for stronger gun safety protections to reduce gun violence and promote public safety

Section 1. Background.

- 1.01. **WHEREAS**, the City of Minnetonka is committed to protecting the public health, safety, and well-being of all people who live, work, and play in the City; and
- 1.02. **WHEREAS**, gun violence is a recognized public safety issue in communities across the country and violence involving firearms is now the leading cause of death for children and adolescents in the United States, surpassing motor vehicle accidents beginning in 2020; and
- 1.03. **WHEREAS**, according to the Centers for Disease Control and Prevention, there were 525 gun-related deaths in Minnesota in 2023 and, on average, one person is killed every 17 hours with a firearm; and
- 1.04. **WHEREAS**, tragic events such as the shooting at Annunciation Catholic School in Minneapolis on August 27, 2025, demonstrate the harm that firearms cause when misused; and
- 1.05. **WHEREAS**, thefts of unsecured guns from motor vehicles are now the largest source of stolen guns in the country, increasing the risk that a gun can be used in a violent crime; and
- 1.06. **WHEREAS**, states and the federal government have primary authority to regulate firearms, and the City of Minnetonka is committed to doing its part at the local level to build safe, resilient communities; and
- 1.07. **WHEREAS**, meaningful, evidence-based policy measures to prevent gun violence are within reach at the federal, state, and local levels.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Minnetonka:

Section 2. Council Action.

- 2.01. That the Minnetonka City Council hereby calls for stronger protections against gun violence and demands that the State of Minnesota and United States Congress enact and strengthen gun violence protections, including consideration of the following evidence-based policy recommendations:
 - a. Ensuring universal background checks on all commercial firearm transfers;
 - b. Enacting and funding strong safe-storage and child access prevention requirements, paired with public education;
 - c. Prohibiting the sale, transfer, possession, and manufacture of semi-automatic military assault-style weapons and large capacity magazines;
 - d. Banning ghost guns, 3D-printed firearms, bump stocks, and conversion devices;

- e. Preserving and strengthening Minnesota's permit-to-purchase and carry licensing system, including enacting additional place-based prohibitions on firearms at locations such as polling sites, protests, and government buildings;
- f. Giving cities local authority to enact local gun control legislation.

- 2.02. That the Minnetonka City Council affirms that cities are ready to partner on these issues and therefore call on the Minnesota Legislature and Congress to engage cities in this work with the urgency, courage, and persistence that the present times demand.
- 2.03. That the City Council directs the City Manager to provide a copy of this Resolution to Minnetonka's elected representatives to the Minnesota State Legislature.

Adopted by the city council of the City of Minnetonka, Minnesota, on [_____].

Rebecca Schack, Mayor

Attest:

Becky Koosman, City Clerk

Action on this resolution:

Motion for adoption:

Seconded by:

Voted in favor of:

Voted against:

Abstained:

Absent:

Resolution adopted.

I hereby certify that the foregoing is a true and correct copy of a resolution adopted by the city council of the City of Minnetonka, Minnesota, at a meeting held on [_____].

Becky Koosman, City Clerk



14600 Minnetonka Blvd. | Minnetonka, MN 55345 | 952-939-8200 | minnetonkamn.gov

To: City Council
From: Nicole Tingley, Deputy City Clerk
Date: Sept. 14, 2026
Subject: Item 14D addendum for Sept. 14, 2026 City Council Meeting

Item 14D – Gun Violence Prevention Resolution

The following emailed public comments were received after the distribution of the packet.

From: [Mike Funk](#)
To: [Nicole Tingley](#)
Cc: [Moranda Dammann](#); [Becky Koosman](#)
Subject: FW: Gun Violence Prevention Resolution
Date: Monday, September 14, 2026 10:28:42 AM

From: Cindy Eyden [REDACTED]
Sent: Sunday, September 13, 2026 12:00 AM
To: Paula Ramaley
Subject: Gun Violence Prevention Resolution

Dear Council Member Ramaley,

I am writing in support of the resolution concerning Minnetonka Gun Violence Prevention.

Too many people's lives are lost to gun violence. The City of Minnetonka could help the efforts to make meaningful and common sense changes in our community and state by passing this resolution. This resolution does not interfere with our Second Amendment rights, it simply brings common sense to the issues that contribute to gun violence.

- 1 - what kinds of guns should be sold, what modifications can or cannot be made,
- 2 - strengthens the licensing and background check systems that will safeguard our community.
- 3 - allow for firearm prohibitions at sensitive sites,
- 4- and calls for the state legislature to. To lift state preemption so local cities can pass and enforce local laws.

Personally, I would like to see more "teeth" put into prevention. The recent case of gun violence at a Minneapolis apartment complex demonstrates the need to follow through when violent threats are made.

Please vote to support this resolution.

Thank you,

Cynthia Eyden
16824 Excelsior Blvd
Minnetonka, MN 55345

CAUTION: This email originated from outside of the organization. Do not click links or open unexpected attachments unless you recognize the sender and know the content is safe.

From: [Mike Funk](#)
To: [Nicole Tingley](#)
Cc: [Becky Koosman](#); [Moranda Dammann](#)
Subject: FW: Gun Violence Prevention Resolution
Date: Monday, September 14, 2026 2:50:20 PM

From: James Hammill [REDACTED]
Sent: Sunday, September 13, 2026 2:13 PM
To: Rebecca Schack <rschack@minnetonkamn.gov>; Deborah Calvert <dcalvert@minnetonkamn.gov>; Kissy Coakley <kcoakley@minnetonkamn.gov>; Amanda Maxwell <amaxwell@minnetonkamn.gov>; Kimberly Wilburn <kwilburn@minnetonkamn.gov>; Patsy Foster-Bolton <pbolton@minnetonkamn.gov>; Paula Ramaley <pramaley@minnetonkamn.gov>; Mike Funk <mfunk@minnetonkamn.gov>
Cc: Mary Hammill [REDACTED]
Subject: Gun Violence Prevention Resolution

Honorable Council Members,

A Statement of Local Policy Intent is a logical precursor to shape local policy and local control. Minnetonka's proposed resolution on much needed Gun Violence Prevention (Agenda item 14d) is one such statement to help affect a needed policy change.

Its passage also implores state policymakers to authorize that such local intent to protect local communities is valid and binding.

Please vote to advance the Gun Violence Prevention Resolution.

Respectfully,

James H and Mary B Hammill
2210 Plymouth Road, #303
Minnetonka, MN 55305

CAUTION: This email originated from outside of the organization. Do not click links or open unexpected attachments unless you recognize the sender and know the content is safe.

From: [Mike Funk](#)
To: [Nicole Tingley](#)
Cc: [Moranda Dammann](#); [Becky Koosman](#)
Subject: FW: Gun Violence Prevention Resolution
Date: Monday, September 14, 2026 10:28:23 AM
Attachments: [image001.png](#)
[image003.png](#)

Hi Nicole, For the addenda. There are more coming. Thank you. -Mike

Mike Funk | He, Him, His
City Manager
City of Minnetonka | mfunk@minnetonkamn.gov

14600 Minnetonka Blvd. | Minnetonka, MN 55345
Direct: 952-939-8209 | Main: 952-939-8200

From: Amanda Maxwell <amaxwell@minnetonkamn.gov>
Sent: Monday, September 14, 2026 8:30 AM
To: Mike Funk <mfunk@minnetonkamn.gov>
Subject: Fwd: Gun Violence Prevention Resolution

Sent from my iPad

Begin forwarded message:

From: Patty Acomb <Rep.Patty.Acomb@house.mn.gov>
Date: September 13, 2026 at 12:32:02 PM CDT
To: Rebecca Schack <rschack@minnetonkamn.gov>, Deborah Calvert
<dcalvert@minnetonkamn.gov>, Kimberly Wilburn
<kwilburn@minnetonkamn.gov>, Patsy Foster-Bolton
<pbolton@minnetonkamn.gov>, Amanda Maxwell
<amaxwell@minnetonkamn.gov>, Paula Ramaley
<pramaley@minnetonkamn.gov>, Kissy Coakley
<kcoakley@minnetonkamn.gov>
Subject: Gun Violence Prevention Resolution

Mayor and Council members,

I want to reach out and thank you all for considering the Gun Violence Resolution on Monday. As you may already know, in the last Legislative session, we were one vote short of passing a comprehensive package of gun violence reform measures that ranged from addressing mental health to

restricting access to weapons of war. This issue is important to Minnesotans and we will continue to work on it next session.

While I recognize this is an issue that may be best handled at the state and federal level, your efforts to highlight it at the local level are helpful to demonstrate broad support when we take it up next year.

Thank you for all you do and feel free to reach out with any questions.

Sincerely,

Rep Patty Acomb
Minnetonka resident ex



CAUTION: This email originated from outside of the organization. Do not click links or open unexpected attachments unless you recognize the sender and know the content is safe.

From: [Mike Funk](#)
To: [Nicole Tingley](#)
Cc: [Becky Koosman](#); [Moranda Dammann](#)
Subject: FW: My support for the Gun Violence Resolution on agenda tonight
Date: Monday, September 14, 2026 2:48:26 PM

Begin forwarded message:

From: "Sen. Ann Johnson Stewart"
<sen.ann.johnson.stewart@mnsenate.gov>
Date: September 14, 2026 at 2:21:12 PM CDT
To: Paula Ramaley <pramaley@minnetonkamn.gov>, Rebecca Schack
<rschack@minnetonkamn.gov>, Deborah Calvert
<dcalvert@minnetonkamn.gov>, Kimberly Wilburn
<kwilburn@minnetonkamn.gov>, Amanda Maxwell
<amaxwell@minnetonkamn.gov>, pfoster-bolton@minnetonkamn.gov,
Kissy Coakley <kcoakley@minnetonkamn.gov>
Cc: "Rep. Patty Acomb" <Rep.Patty.Acomb@house.mn.gov>
Subject: My support for the Gun Violence Resolution on agenda tonight

Dear Council members and Mayor Schack,
I am writing to offer my support for the Gun Violence Resolution you are voting on tonight.

I was proud to vote YES on the comprehensive package of gun violence reform measures at the Capitol in May of this year. Many supporters from Minnetonka contacted me personally to voice their support for that package, and I heard from many constituents throughout our entire District who were in support as well.

While the package was not heard in the MN House, we are committed to continued work on the issue, and to passing it in the next legislative session. I appreciate the effort of our leaders in Minnetonka and other Minnesota cities to demonstrate their support. It is important.

I will not be in attendance tonight but will be watching and listening as you discuss this important issue. I am happy to meet in person discuss any concerns or questions you have; just reply to this email and we can set up a meeting in person or over zoom.

Thank you again for your excellent work. I'm so proud to live in Minnetonka!

Sincerely,

Ann Johnson Stewart

Senator Ann Johnson Stewart, PE (MN-WI)

Proudly representing Senate District 45

Office Phone: 651-296-9261

Legislative Assistant: Carolyn Browender

carolyn.browender@mnsenate.gov

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