



**Carver County Board of Commissioners
January 27, 2026
Board Meeting**

**The County Board Room is open to the public
Commissioner Anderson may be attending this meeting remotely**

This meeting will be broadcast live at:
<https://youtube.com/@CarverCountyMN>

- 9:00 a.m. 1. **CONVENE**
- 1.1. Pledge of allegiance
- 1.2. Public comments that relate to an item on the agenda may be heard when that agenda item is discussed. Please limit your public comments to five minutes or less.
- Individuals unable to attend in person can provide public comments by email at admin-contact@carvercountymn.gov
- 1.3. Agenda review and adoption
- 1.4. Approve January 13, 2026 minutes4-6
- 1.5. Community Announcements
- 9:20 a.m. 2. **CONSENT AGENDA**
- 2.1. Request to approve grant agreement SG-26P1-03-01 for MN River Bluffs RT - CCRRA Phase 2 Acquisition7-8
- 2.2. Request for approval of out of state training. Two investigators to attend computer forensic training in Orlando, Florida9-10
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- 2.4. Professional Services Agreement with Apex Engineering Group for CSAH 27 Design Services13-14
- 2.5. PSA with Clean Harbors Environmental Services, Inc. for Hazardous Materials Collection and Processing in 202615-16

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	2.13. SG-24P4-03-05 Outreach Grant - Amendment 1	48-49
	2.14. Review Health & Human Services and Commissioner Warrants	
9:30 a.m.	3. REGULAR SESSION	
	3.1. Appointments to Advisory Committees	50-53
9:40 a.m.	4. COUNTY ADMINISTRATOR REPORT	
9:45 a.m.	5. CLOSED SESSION	
	5.1. Closed Session to Discuss County Administrator Annual Performance Evaluation	54-55
10:45 a.m.	6. ADJOURN REGULAR SESSION	
10:45 a.m.	7. WORK SESSION	
	7.1. Laketown Township Wastewater System	56-57

UPCOMING MEETINGS AND EVENTS

January 27, 2026	12:00 p.m.	Joint Work Session with Scott County (Scott County Government Center, 200 4 th Ave. West, Shakopee)
February 4 th , 2026	5:30 p.m.	Hwy 30 Project Open House - Goose Lake Area (413 Bluejay Ave, Mayer, MN 55360)
February 12, 2026	TBD	Hwy 10 and 11 Project – Victoria Commercial Area – Open House (Westbrooke Community Church, 10990 Jonathan Carver Pkwy, Chaska)
February 17, 2026	9:00 a.m.	Board Meeting
February 24, 2026	9:00 a.m.	Board Work Session
February 25, 2026	11:30 a.m.	SouthWest Metro Carver County Update Luncheon (Chanhassen Xcel Service Center, 1900 Coulter Blvd, Chanhassen)
March 2, 2026	2:00 p.m.	Carver Oaks Ribbon Cutting Event (Carver Oaks, 1595 Hartwell Dr. Carver, 55315)
March 10, 2026	9:00 a.m.	Board Meeting
March 17, 2026	9:00 a.m.	Board Meeting
March 24, 2026	9:00 a.m.	Board Work Session

Carver County

Board of Commissioners

Regular Session Minutes
January 13, 2026

A Regular Session of the Carver County Board of Commissioners was held in the County Government Center, Chaska, on January 13, 2026. Tom Workman, Board Chair convened the session at 9:00 a.m.

Members present: Tom Workman, Tim Lynch, John P. Fahey, Matt Udermann and Lisa Anderson.

Public Comments received from Jay Reeves, Victoria.

Tim Lynch moved, Lisa Anderson seconded, to approve the agenda. Motion carried unanimously.

John P. Fahey moved, Matt Udermann seconded, to approve the minutes of the January 6, 2026, Regular Session. Motion carried unanimously.

Tim Lynch moved, John P. Fahey seconded, to approve the following consent agenda:

Adopted the Findings of Fact and issue Order #PZ20250051 for the issuance of a Conditional Use Permit.

Adopted the Findings of Fact and issue Order #PZ20250052 for the issuance of a Conditional Use Permit.

Approved the Joint Powers Agreement between Carver County and the Saint Paul Port Authority, and to authorize the County Administrator and County Board Chair to execute the agreement, subject to final approval through the contract review process.

Approved the 2026–2029 Delegated County Feedlot Grant Agreement with the Minnesota Pollution Control Agency and authorize the Assistant County Administrator to sign the agreement on behalf of the County, subject to final approval through the contract review process.

Approved a Professional Service Agreement with Minnesota Mental Health Clinics for the provision of psychiatric nurse practitioner services in the Carver County Jail, with an amount not to exceed \$85,000 through December 31, 2026.

Approved a Professional Service Agreement with Mi C.A.S.A. Minnesota, through December 31, 2026, to support bilingual prevention education, family workshops, and community training initiatives addressing opioid use within the Latino community.

Approved a Professional Service Agreement with Allos Ministries through December 31, 2026, to support client recovery, housing retention, and long-term independence.

Approved a Professional Service Agreement with Marbigail Therapy Services LLC for the STRIVE program through December 31, 2026.

Amended the agreement with the CDA to extend the obligation date for Trails Edge Senior to January 31, 2027, and the spend date to December 31, 2027.

Approved a Professional Service Agreement with Marbigail Therapy Services for Diyanian programming through December 31, 2026.

Approved a Professional Service Agreement with OneLove.Yoga through February 26, 2027, to support student wellbeing through stress management, emotional regulation, and resiliency tools.

Approved a Professional Service Agreement with Marbigail Therapy Services, through December 31, 2026, to provide early intervention, education, and recovery support for justice-involved and non-justice-involved youth in Carver County.

Approved out-of-state travel for the Finance Manager to attend the ACFR Boot Camp in Chicago, IL.

Approved the Resolution 2-26 setting the 2027 minimum salary for the office of County Attorney at \$141,710 and the minimum salary for the office of County Sheriff at \$137,155.

Approved contract with AssetWorks for AssetWorks Enterprise Asset Management (EAM) solution pending the contract review process.

Approved contract with Bolton & Menk, Inc. for the analysis, design and permitting requirements for the Public Works Cologne parking lot rehabilitation pending the contract review process.

Approved a professional services agreement with Stertil-Koni USA, Inc. for \$696,137.41 to replace two heavy-duty equipment hoists at public work headquarters in Cologne, pending finalization of the contract review process.

Approved the purchase of budgeted fleet equipment replacements for 2026.

Approved the professional services agreement with Bolton & Menk for preliminary and final design, geotechnical evaluation, and permitting services for the Highway 152 Shoulder Safety Project in an amount not to exceed \$193,891.00, pending finalization of the contract review process.

Reviewed January 8, 2026, Community Social Services' actions/Commissioners' warrants in the amount of \$541,339.58.

Motion carried unanimously.

Allison Streich, Executive Director at Community Development Agency (CDA) thanked Greg Anderson for his 3 terms with the CDA.

Paul Moline, Water Management Organization (WMO) thanked Jim Boettcher for his 3 terms on the WMO.

Recognized and thanked Frank Mendez for his 3 terms on the Planning Commission.

Discussion on remaining committee assignments. Note: There are currently no Commissioners serving on the Hennepin-Carver Workforce Development Board. This item will be tabled.

Tim Lynch moved, Tom Workman seconded to appoint John P. Fahey to the MN Extension Committee. Motion carried unanimously.

COUNTY ADMINISTRATOR REPORT – Dave Hemze, No report this week.

Lisa Anderson moved, Tim Lynch seconded, to adjourn the Regular Session at 9:55 a.m. and go into Work Session to discuss the Carver County Transit and Mobility Study Update. Motion carried unanimously.

Dave Hemze
County Administrator



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Request to approve grant agreement SG-26P1-03-01 for MN River Bluffs RT - CCRRA Phase 2 Acquisition

RBA Number: 2025-2579

Department: Public Works - Parks

Contact: Martin Walsh, Parks Director, 952-361-1570

Presenter: Martin Walsh, Parks Director

Contract Name & Number: 25-624 SG-26P1-03-01 Grant for MN River Bluffs RT - CCRRA Phase 2 Acquisition - 2025

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

On May 20th 2025, the Board approved Phase 2 easement acquisition and a second stipulation and settlement agreement over parcels identified as 1,3,4,5 and 6 between Carver County and the Carver County Regional Railroad Authority (CCRRA).

Phase 1 acquisition involved the County's acquisition of the Permanent Transportation Easement (PTE) over parcels identified in the appraisal as 2 and 7. The appraised fair market value of the PTE over Parcels 2 and 7 is \$2,135,500. During state fiscal year 2025, the County sought and obtained a PAOF grant from Met. Council for 75% of the fair market value of the PTE over Parcels 2 and 7, which equals \$1,601,625. To satisfy the 25% local match requirement, the CCRRA made an in-kind donation to the County for 25% of the fair market value of the PTE over Parcels 2 and 7, which equals \$533,875.

Phase 2 involves the County's acquisition of a PTE over parcels identified as Parcels 1,3,4,5 and 6. The appraised fair market value of the PTE over Parcels 1,3,4,5 and 6 is \$1,824,500. The County sought and obtained a PAOF grant from Met. Council for 75%

of the fair market value of the PTE over Parcels 1,3,4,5 and 6, which equals \$1,368,375. To satisfy the 25% local match requirement, the CCRRA will make an in-kind donation to the County for 25% of the fair market value of the PTE over Parcels 1,3,4,5 and 6, which equals \$456,125.

Carver County will receive 75% of the acquisition costs of \$1,368,375 and make payment to CCRRA for that amount.

Grant agreement SG-26P1-03-01 provides the PAOF funding of \$1,368,375 for the acquisition of a permanent transportation easement over the above mentioned parcels of CCRRA property within the City of Chaska. The agreement also recognizes an in-kind land donation value from CCRRA of \$456,125 as a match to these grant funds.

Previous actions by the Board and CCRRA included a joint powers agreement with the City of Chaska for construction of a trail on CCRRA property June 18, 2024, authorization for a permanent transportation easement agreement between Carver County and CCRRA July 6, 2024, and a Stipulation and Settlement agreement between Carver County and CCRRA for a permanent transportation easement for tracks 2 and 7 August 6, 2024.

Action Requested:

Motion to approve grant agreement SG-26P1-03-01 and Agreement & Restrictive Covenant with the Metropolitan Council and authorize the Board Chair and County Administrator to sign.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:

Met Council agreement funding of \$1,368,375.00 to be provided to CCRRA for the acquisition of a permanent transportation easement.

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Request for approval of out of state training. Two investigators to attend computer forensic training in Orlando, Florida.

RBA Number: 2026-13

Department: County Sheriff

Contact: Dustin Bones, Lieutenant - Patrol Services, 952-361-1757

Presenter: N/A

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Taxpayer Value and Customer Service: Providing the best value and optimal customer service.

Background/Justification:

The International Association of Computer Investigative Specialists (IACIS) specializes in training and certification in the field of computer forensics. This training will send one investigator through IACIS Basic Computer Forensic Examiner training, which provides the foundational knowledge in computer forensics needed to enter into the IACIS Certified Forensic Computer Examiner (CFCE) certification process and begin conducting digital evidence examinations. Additionally, a sergeant will attend IACIS Managing Digital Forensic Laboratories training, which provides the supervisory framework, quality assurance protocols, and laboratory management procedures necessary to ensure examinations are legally defensible and meet professional standards. Together, these courses will bolster our digital forensic capability and establish proper management oversight for laboratory operations.

Digital technology has continued to advance and is an ever-increasing component in both committing criminal acts and victimization. Investigators trained in computer forensics investigate crimes committed against victims and the criminal exploitation committed or facilitated by or through the use of computers, including fraud, theft,

exploitation crimes, and homicides where digital evidence exists. Currently, the Sheriff's Office has one IACIS certified examiner who conducts most or all of our computer examinations. This creates a single critical point of failure. When this examiner is unavailable due to vacation, illness, court testimony, or other assignments, digital forensic examinations are delayed. Training a second examiner to IACIS certification standards will provide redundancy, increase our examination capacity to handle growing caseloads, and ensure continuity of this essential investigative capability. One investigator will attend Computer Forensic Examiner Certification training from April 27 and May 5, 2026. The second investigator will attend Digital Laboratory Management training between May 4 and May 8, 2026. The courses run in conjunction and are housed in the same facility.

Action Requested:

In accordance with County policy on Employee Training and Development, please approve the necessary out of state training for two investigators.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:

None - Funded via existing training budget

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Request for approval of out of state training. Send three deputies to FEMA Field Force Operations Executive Classes

RBA Number: 2026-21

Department: County Sheriff

Contact: Dustin Bones, Lieutenant - Patrol Services, 952-361-1757

Presenter: Dustin Bones, Lieutenant - Patrol Services

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

People Are Our strength: Building, developing, and sustaining a team of leaders at all levels.

Background/Justification:

The FEMA Field Force Operations and Public Order Executive Class provides advanced training in managing civil disturbance, crowd control, and public order situations requiring Mobile Field Force deployment. This executive-level course focuses on operational planning, tactical decision-making, and command and control of field force operations during large-scale incidents including civil unrest, protests, natural disasters, and other critical events. The training is specifically designed for team leaders and supervisors who direct field force operations and make real-time tactical decisions during dynamic public safety incidents.

The three staff members attending, two Sergeants and a Corporal, serve as team leaders on our Mobile Field Force team and are responsible for commanding squad-level operations during deployments. This training will enhance their ability to effectively lead their teams during civil disturbance responses, coordinate multi-agency operations, and employ appropriate tactics and de-escalation strategies in high-tension environments. Investing in advanced leadership training for our team leaders ensures we maintain a professional, well-trained capability that can respond safely and

effectively to protect both the public and our personnel.

Action Requested:

In accordance with county policy regarding board approval for out-of-state training, we request approval to send three sworn staff to Anniston, Alabama to attend FEMA Field Force Operations and Public Order training from 04/18/2026–04/25/2026.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:

This course is fully paid for by FEMA. Flights, local transportation, accommodations, and meals are all provided at no cost to the county.

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Professional Services Agreement with Apex Engineering Group for CSAH 27 Design Services

RBA Number: 2026-35

Department: Public Works - Program Delivery

Contact: Anthony Sellner, Engineering Manager, 952-466-5258

Presenter:

Contract Name & Number: 26-012

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

Carver County Public Works is advancing a pavement rehabilitation and a short segment of reconstruction of Highway 27 through the City of Watertown from Highway 10 to the Wright County line. Improvements will include increased pavement strength, ride quality, and reduced flooding along the roadway. This project requires extensive permitting and review by the DNR, BWSR, Army Corp of Engineers, and the Carver County Watershed Management Organization due to the raising of the roadway above the 100-year flood elevation and impacts to the floodplain and stormwater management.

To assist with this effort, Apex Engineering Group has submitted a proposal for professional engineering services for modeling the roadway corridor through the grade raise, environmental permitting and review, creating a Stormwater Pollution Prevention Plan, and calculations related to the South Fork Crow River and Mapes Creek floodplain impacts.

The proposed fee for these services is not to exceed \$50,000.00. Public Works has reviewed the scope and fee and recommends entering into the contract with Apex Engineering Group.

Action Requested:

Motion to approve a professional services agreement with Apex Engineering Group for the Highway 27 Flood Mitigation and Resurfacing Project for an amount not to exceed \$50,000.00, pending finalization of the contract review process.

Fiscal Impact:

Funding:	Amount Budgeted:
CSAH Regular Funds	\$50,000

Related Fiscal/FTE Comments:

Included in current budget

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: PSA with Clean Harbors Environmental Services, Inc. for Hazardous Materials Collection and Processing in 2026

RBA Number: 2026-38

Department: Public Services - Environmental Services

Contact: Brad Hanzel, Environmental Services Manager - Government Center, 952-361-1805

Presenter:

Contract Name & Number: 2026 Environmental Center Hazardous Waste Management 25-648

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Taxpayer Value and Customer Service: Providing the best value and optimal customer service.

Background/Justification:

Carver County provides convenient year-round disposal for household hazardous waste (HHW) at the Environmental Center (EC), collecting over 350,000 pounds annually.

This agreement outlines the provisions, pricing, and contractual obligations for Clean Harbors Environmental Services, Inc. to assist Carver County with the containment, hauling, supplies, labor, and disposal of hazardous materials throughout 2026. Contract pricing has remained consistent over the years, with only minimal increases.

The contract is made available through the MN Pollution Control Agency, the State of MN, and the MN Cooperative Purchasing Venture. It allows counties to purchase supplies and services from state-approved providers at more competitive prices than those available on the open market, while also benefiting from indemnification protection provided by the State of MN. This state contract is used by most MN county HHW programs.

Environmental Services recommends the County contract with Clean Harbors Environmental Services, Inc. for the collection and processing of hazardous materials at the EC.

Action Requested:

Motion to contract with Clean Harbors Environmental Services, Inc., pending final approval through the contract review process.

Fiscal Impact:

Funding:	Amount Budgeted:
Solid Waste Service Fees and State Recycling Grants	\$300,000.00

Related Fiscal/FTE Comments:

This agreement establishes pricing for various types of hazardous materials, supplies, labor, and transport for materials collected at the Environmental Center. Funding for this contract will come from Solid Waste Service Fees and State Recycling Grants.

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Amendment to Settlement Agreement for Right of Way Acquisitions for the Highway 10/41 Project

RBA Number: 2026-30

Department: Public Works - Program Delivery

Contact: Anthony Stucchi, Assistant Right of Way Agent, 952-466-5285

Presenter:

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

The Highway 10/41 Project is a major county highway reconstruction project that included expansion of Highway 10 to four lanes, construction of multiple roundabouts, and associated grading, drainage, and pavement improvements. The project has substantially completed construction activities and is anticipated to be fully complete in spring 2026. As part of the project, Carver County acquired necessary real property interests and temporary construction easements from affected property owners. The County Board previously authorized offers, eminent domain proceedings, and settlement agreements to support project delivery and construction.

During construction, it was determined that temporary use of a portion of Parcel ID 30.6570010 extended beyond the originally contracted temporary easement period and limits. Construction activities on the parcel are now complete, and Public Works staff have negotiated an amended settlement agreement with the property owner to compensate for the additional use of the temporary construction easement area.

The amended settlement agreement provides payment for the additional temporary use

required to complete construction and resolves all claims between the property owner and the County related to this parcel. The additional cost associated with this settlement will be pursued for recovery from the project contractor, as the extended impacts resulted from the contractor's failure to meet applicable project specification requirements. Approval of this action allows the County to close out the remaining right-of-way and property-related obligations associated with Parcel ID 30.6570010 for the Highway 10/41 Project, while other right-of-way matters for the project continue to be addressed separately.

Action Requested:

Motion to adopt the resolution authorizing an amended settlement agreement related to right-of-way acquisition for the Highway 10/41 Project for Parcel ID 30.6570010.

Fiscal Impact:

Funding:	Amount Budgeted:
Sales Tax Funding	\$3,900
City of Chaska	\$3,900

Related Fiscal/FTE Comments:

Costs will be funded with the County Transportation Sales Tax and City of Chaska funding that is allocated to the project in the Road and Bridge Fund 32 Capital Improvement Projects.

Attachments:

1. 178820_Hwy 41-10_Resolution Authorizing Amended Settlement 01-27-26 Meeting - rv1

BOARD OF COUNTY COMMISSIONERS CARVER COUNTY, MINNESOTA

Date: January 27, 2026

Resolution No: _____

Motion by Commissioner: _____

Seconded by Commissioner: _____

Resolution Authorizing Settlement of Compensation to Parcel 23 Owner for Settlement of Acquisition and Claims Arising from the Highway 41/10 Project

WHEREAS, the Board of Commissioners of Carver County is the official governing body of Carver County (“County”); and

WHEREAS, the County, acting by and through its Board of Commissioners, is authorized by law, and pursuant to Minnesota Statutes, § 163.02, subd. 2; §117.012; and § 117.042, to acquire land and other real property interests in Carver County which the County needs for a public use or public purpose; and

WHEREAS, the County undertook to construct highway and related improvements in Carver County for shoulder widening and pavement improvements as part of the Highway 41/10 Project (“Project”); and

WHEREAS, pursuant to Board Resolution No. 36-24, to complete the Project the County acquired, among other things, the Parcel 23 easements described in Exhibit A attached hereto (“Acquisition”) from the owner of Parcel 23 (“Owner”); and

WHEREAS, the County obtained an appraisal from a licensed real estate appraiser to appraise the Acquisition and advised the Owner of its right to secure its own appraisal and be reimbursed therefore subject to the rules and limits of Minnesota Statutes § 117.036, Subd. 2; and

WHEREAS, on or about November 26, 2024, the County and the Owner entered into a Stipulation of Settlement Agreement (“Settlement Agreement”) to resolve all claims arising from the Acquisition and the Project; and

WHEREAS, after the parties entered into the Settlement Agreement, during work on the Project it was discovered that contractors engaged by the County made use of areas of Parcel 23 that were outside the scope of the Acquisition (“Unauthorized Work”); and

WHEREAS, the Owner of Parcel 23 claims entitlement to additional compensation arising from the Unauthorized Work; and

WHEREAS, the County denies liability for the Unauthorized Work and reserves the right to seek indemnity from the responsible parties, but is willing to amend the Settlement Agreement without any admissions regarding liability, fault or damages; and

WHEREAS, the County and the Owner wish to enter into an Amendment to Stipulation for Settlement Agreement (“Amendment”) in full and final settlement of all claims the Owner has or could have made against

the County arising from the Acquisition, the Project, and the Unauthorized Work, reserving only the Owner’s claims against the contractors who performed the Unauthorized Work; and

WHEREAS, pursuant to the Amendment, the County will pay the Owner additional compensation in the sum of \$7,800.00 in exchange for a release of all claims against the County arising from the Unauthorized Work.

NOW, THEREFORE, BE IT RESOLVED that the Carver County Board of Commissioners hereby authorizes and directs the Carver County Board Chairman and Carver County Administrator to enter into the Amendment in the name of the County of Carver for the Project.

	ABSENT	YES	NO
Tom Workman, Chair	_____	_____	_____
Tim Lynch, Vice Chair	_____	_____	_____
John P. Fahey	_____	_____	_____
Matt Udermann	_____	_____	_____
Lisa Anderson	_____	_____	_____

STATE OF MINNESOTA
COUNTY OF CARVER

I, Dave Hemze, duly appointed and qualified County Administrator of the County of Carver, State of Minnesota, do hereby certify that I have compared the foregoing copy of this resolution with the original minutes of the proceedings of the Board of County Commissioners, Carver County, Minnesota, at its session held on January 27, 2026, now on file in the Administration office, and have found the same to be a true and correct copy thereof.

Dated this 27th day of January, 2026

_____ Dave Hemze	_____ County Administrator
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Exhibit A
to
Resolution Authorizing Settlement of Compensation to Owners for Acquisition of Real Property
Interests

Highway 41/10 Project

Carver County Public Works No. 178820

Property Tax Identification No. 30.6570010

Parcel Number(s): 23

Fee Owners: Valley Evangelical Free Church

Property Address: 150 Engler Blvd, Chaska, MN 55318

Description of Portion of Subject Property to be Encumbered Herein by Permanent Easement for Public Right-of -Way Purposes:

Parcel 23 of CARVER COUNTY RIGHT OF WAY PLAT NO. 36, according to the recorded plat thereof, Carver County, Minnesota.

Description of Portion of Subject Property to be Encumbered Herein by Permanent Easement for Drainage and Utility, and Wall Maintenance Purposes:

PE Parcel 23 of CARVER COUNTY RIGHT OF WAY PLAT NO. 36, according to the recorded plat thereof, Carver County, Minnesota.

Description of Portion of Subject Property to be Encumbered Herein By Temporary Easement For Construction Purposes:

TE Parcel 23, as shown on CARVER COUNTY RIGHT OF WAY PLAT NO. 36, according to the recorded plat thereof, Carver County, Minnesota

Term of Temporary Easement:

The subject property will be encumbered by a temporary construction easement for a duration of 35 months beginning August 1, 2024 and expiring on June 30, 2027.



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Initial Offers for Right of Way Acquisition for the Highway 40 Project — Silver/Bevens Creek Area

RBA Number: 2026-31

Department: Public Works - Program Delivery

Contact: Ruth Mahan, Right of Way Agent - Program Delivery, 6123255178
Anthony Stucchi, Assistant Right of Way Agent, 952-466-5285

Presenter:

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

The Highway 40 Project – Silver/Bevens Creek Area is a programmed county highway improvement project scheduled for construction during the 2026–2027 construction seasons. The project extends along Highway 40 from Highway 52 on the south to Bevens Creek on the north and includes shoulder widening, grading, drainage improvements, and pavement resurfacing to improve highway condition, safety, and long-term performance.

Highway 40 is an important highway serving local, agricultural, and regional traffic. The corridor has narrow shoulders, drainage limitations, and pavement conditions that do not meet current county design standards. The planned improvements will enhance highway safety, improve drainage and pavement performance, and reduce long-term maintenance needs.

To construct the project as designed, Carver County must acquire additional real

property interests from parcels along the corridor. These acquisitions include permanent easements for public right-of-way and drainage and utility purposes, as well as temporary construction easements necessary to complete grading, drainage, construction access, and restoration activities. The required property interests are identified in Exhibit A of the attached resolution.

Appraisals were prepared and reviewed in accordance with state law to determine fair market value for the required acquisitions. Staff are recommending authorization to proceed with making initial written offers of just compensation to affected property owners in order to advance right-of-way acquisition consistent with the project schedule.

Action Requested:

Motion to adopt the resolution authorizing written initial offers of just compensation for right-of-way acquisitions related to the Highway 40 Project – Silver/Bevens Creek Area.

Fiscal Impact:

Funding:	Amount Budgeted:
Wheelage Tax	\$1,063,500

Related Fiscal/FTE Comments:

Included in the current budget

Attachments:

1. Resolution Authorizing Initial Offers 1-27-2026 Meeting

BOARD OF COUNTY COMMISSIONERS CARVER COUNTY, MINNESOTA

Date: January 27, 2026

Resolution No: _____

Motion by Commissioner: _____

Seconded by Commissioner: _____

Resolution Authorizing Offers of Just Compensation to Owners for Acquisition of Real Property Interests Needed for the Highway 40 Project – Silver-Bevens Creek

WHEREAS, the Board of Commissioners of Carver County is the official governing body of Carver County (“County”); and

WHEREAS, the County, acting by and through its Board of Commissioners, is authorized by law, and pursuant to Minnesota Statutes, § 163.02, subd. 2; §117.012; and § 117.042, to acquire land and other real property interests in Carver County which the County needs for a public use or public purpose; and

WHEREAS, the County proposes to construct highway and related improvements in Carver County for shoulder widening and pavement improvements as part of the Highway 40 Project – Silver-Bevens Creek (“Project”); and

WHEREAS, to complete the Project, the County must acquire the real property interests described in Exhibit A, attached hereto, from the Owners of the real property interests described in said Exhibit A; and

WHEREAS, the County obtained either an appraisal(s) from a licensed real estate appraiser when the estimate of the damages from the County’s proposed acquisitions of the real property interests described in said Exhibit A exceeds \$25,000, or the County obtained a minimum damage acquisition report from a qualified person with appraisal knowledge, in lieu of an appraisal, when the estimate of the damages from the County’s proposed acquisitions of the real property interests described in said Exhibit A is under \$25,000; and

WHEREAS, County must determine and submit an initial written offer of just compensation to the Owners of said needed real property interests covering the full amount of damages caused by the County’s proposed acquisitions; and

WHEREAS, the Owners of said real property interests may obtain an independent appraisal by a qualified appraiser of the real property interests which the County proposes to acquire for the Project; and

WHEREAS, the Owners of said real property interests are entitled to reimbursement for the reasonable costs of the appraisal from the County up to a maximum of the limits stated in Minn. Stat. §117.036, provided the Owners submit to the County the information necessary for reimbursement.

NOW, THEREFORE, BE IT RESOLVED that County’s acquisition of the real property interests described in said Exhibit A and the construction of highway and related improvements of shoulder widening and pavement improvements as part of the Highway 40 Project – Silver-Bevens Creek constitute a valid public use or public purpose; and

BE IT FURTHER RESOLVED that based upon the estimate of damages from the County’s proposed acquisitions of the real property interests described in said Exhibit A which the County obtained either from an appraisal(s) or a minimum damage acquisition report(s), the Public Works Division Director or agents under his supervision, shall make initial written offers of just compensation to the Owners of the real property interests described in Exhibit A from whom the County must acquire real property interests needed for the Project; and

BE IT FURTHER RESOLVED that the Public Works Division Director or agents under his supervision, shall reimburse the Owners of said real property interests for an independent appraisal of damages from a licensed real estate appraiser to estimate the full amount of damages which will be caused to Owners by the County’s proposed acquisition of the real property interests described in said Exhibit A, and that, upon the Owners providing to County a copy of that appraisal report, evidence of the cost of that report, and evidence of payment of that amount to the appraiser, County shall reimburse Owners for the cost of Owners’ independent appraisal report, subject to the limits stated in Minn. Stat. §117.036. In lieu of said independent appraisal of damages, the Public Works Division Director or agents under his supervision, may offer in addition to the initial written offer to property Owners, an amount up to said limits in Minn. Stat. §117.036.

	ABSENT	YES	NO
Tom Workman, Chair	_____	_____	_____
Tim Lynch, Vice Chair	_____	_____	_____
John P. Fahey	_____	_____	_____
Matt Udermann	_____	_____	_____
Lisa Anderson	_____	_____	_____

STATE OF MINNESOTA
COUNTY OF CARVER

I, Dave Hemze, duly appointed and qualified County Administrator of the County of Carver, State of Minnesota, do hereby certify that I have compared the foregoing copy of this resolution with the original minutes of the proceedings of the Board of County Commissioners, Carver County, Minnesota, at its session held on January 27, 2026 now on file in the Administration office, and have found the same to be a true and correct copy thereof.

Dated this 27th day of January, 2026.

Dave Hemze

County Administrator

Exhibit A

to

Resolution Authorizing Offers of Just Compensation to Owners for Acquisition of Real Property Interests

Highway 40 – Silver-Bevens Creek Area

Carver County Public Works No. 208879

Property Tax Identification No. 08.0080300

Parcel Number(s): 1

Fee Owners: Stephen A. & Carol M. Santovi Rev Trusts

Property Address: 8250 County Road 52, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **59,578 sq. ft.**, more or less;
18,669 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **12,708 sq. ft.**, more or less.

Temporary easement for construction purposes contains **22,057 sq. ft.**, more or less.

Property Tax Identification No. 08.0080200

Parcel Number(s): 3

Fee Owners: Bernard and Lynette Claeys – Life Estate, Dominique L Claeys, Tiffany E. Stier, Jacqueline L Johnson and Patrick R Claeys – Tenants in Common.

Property Address: 17180 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **24,962 sq. ft.**, more or less;
8,471 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **8,862 sq. ft.**, more or less.

Temporary easement for construction purposes contains **8,961 sq. ft.**, more or less.

Property Tax Identification No. 08.0091000

Parcel Number(s): 4

Fee Owners: Jessica & Jason Holzemer, Holzemer JT Rev Trust.

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **150,217 sq. ft.**, more or less;
51,089 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **34,127 sq. ft.**, more or less.

Temporary easement for construction purposes contains **34,659 sq. ft.**, more or less.

Property Tax Identification No. 08.0090600

Parcel Number(s): 5

Fee Owners: Bradley & Barb Gestach

Property Address: 16980 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **41,787 sq. ft.**, more or less;
14,218 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **11,139 sq. ft.**, more or less.

Temporary easement for construction purposes contains **14,698 sq. ft.**, more or less.

Property Tax Identification No. 08.7350050

Parcel Number(s): 7

Fee Owners: Eric A. Hiner

Property Address: 16890 County Road 40, Carver, MN 55315

Temporary easement for construction purposes contains **5,469 sq. ft.**, more or less.

Property Tax Identification No. 08.7350040

Parcel Number(s): 8

Fee Owners: Christopher W. Wyman

Property Address: 16860 County Road 40, Carver, MN 55315

Temporary easement for construction purposes contains **5,921 sq. ft.**, more or less.

Property Tax Identification No. 08.7350030

Parcel Number(s): 9

Fee Owners: Christopher W. Wyman

Property Address: 16860 County Road 40, Carver, MN 55315

Temporary easement for construction purposes contains **16,430 sq. ft.**, more or less.

Property Tax Identification No. 08.7350070

Parcel Number(s): 10

Fee Owners: Barry Thompson, Christopher Wyman, Mark A & Pamela D Asmus

Property Address: Private Road, County Road 40, Carver, MN 55315

Permanent easement for drainage and utility purposes contains **662 sq. ft.**, more or less.

Temporary easement for construction purposes contains **3,973 sq. ft.**, more or less.

Property Tax Identification No.08.7350010

Parcel Number(s): 11

Fee Owners: Barry Thompson

Property Address: 7680 Martin Drive, Carver, MN 55315

Temporary easement for construction purposes contains **814 sq. ft.**, more or less.

Property Tax Identification No. 08.0090800

Parcel Number(s): 12

Fee Owners: John & Lynn Hasselius

Property Address: 16730 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **24,761 sq. ft.**, more or less;
8,357 sq. ft., after excluding existing easements.

Temporary easement for construction purposes contains **4,585 sq. ft.**, more or less.

Property Tax Identification No. 08.0091100

Parcel Number(s): 13

Fee Owners: Hollyjean Martha Hummelsund

Property Address: 16680 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **44,829 sq. ft.**, more or less;
15,089 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **1,020 sq. ft.**, more or less.

Temporary easement for construction purposes contains **6,829 sq. ft.**, more or less.

Property Tax Identification No. 08.0040110

Parcel Number(s): 15

Fee Owners: Darvin & Lynette Ische Rev Trusts

Property Address: 16455 Woodsvie Lane, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **58,079 sq. ft.**, more or less;
18,514 sq. ft., after excluding existing easements.

Temporary easement for construction purposes contains **15,013 sq. ft.**, more or less.

Property Tax Identification No. 08.0031410

Parcel Number(s): 16

Fee Owners: Mark & Erika Eberlein

Property Address: Vacant Land, 16550 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **44,663 sq. ft.**, more or less;
14,341 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **7,848 sq. ft.**, more or less.

Temporary easement for construction purposes contains **18,283 sq. ft.**, more or less.

Property Tax Identification No. 08.0031400

Parcel Number(s): 17

Fee Owners: Mark & Erika Eberlein

Property Address: 16550 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **33,631 sq. ft.**, more or less;
11,173 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **6,572 sq. ft.**, more or less.

Temporary easement for construction purposes contains **17,990 sq. ft.**, more or less.

Property Tax Identification No. 08.0030200

Parcel Number(s): 18

Fee Owners: Gerald L. & Shirley L. Read

Property Address: 16530 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **31,521 sq. ft.**, more or less;
11,226 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **6,604 sq. ft.**, more or less.

Temporary easement for construction purposes contains **8,598 sq. ft.**, more or less.

Property Tax Identification No. 08.0031600

Parcel Number(s): 19

Fee Owners: Todd K. Johnson Rev Trust & Linda Bates Johnson Rev Trust

Property Address: 16510 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **9,424 sq. ft.**, more or less;
3,429 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **2,017 sq. ft.**, more or less.

Temporary easement for construction purposes contains **1,340 sq. ft.**, more or less.

Property Tax Identification No. 08.0031500

Parcel Number(s): 20

Fee Owners: Todd K. Johnson Rev Trust & Linda Bates Johnson Rev Trust

Property Address: 16510 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **19,803 sq. ft.**, more or less;
7,240 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **5,077 sq. ft.**, more or less.

Temporary easement for construction purposes contains **5,158 sq. ft.**, more or less.

Property Tax Identification No. 08.0030320

Parcel Number(s): 21

Fee Owners: Kent R. Lee

Property Address: 16450 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **21,342 sq. ft.**, more or less;
7,274 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **4,426 sq. ft.**, more or less.

Temporary easement for construction purposes contains **7,245 sq. ft.**, more or less.

Property Tax Identification No. 08.0030310

Parcel Number(s): 22

Fee Owners: Kent R. Lee

Property Address: 16450 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **57,869 sq. ft.**, more or less;
19,238 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **11,837 sq. ft.**, more or less.

Temporary easement for construction purposes contains **16,969 sq. ft.**, more or less.

Property Tax Identification No. 08.0030350

Parcel Number(s): 23

Fee Owners: William G. Boeker & Maria E. Boecker.

Property Address: 16430 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **10,819 sq. ft.**, more or less;
3,931 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **3,332 sq. ft.**, more or less.

Temporary easement for construction purposes contains **2,501 sq. ft.**, more or less.

Property Tax Identification No. 08.0030340

Parcel Number(s): 24

Fee Owners: Justin Liebelt & David Liebelt

Property Address: 16420 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **17,386 sq. ft.**, more or less;
4,985 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **2,586 sq. ft.**, more or less.

Temporary easement for construction purposes contains **1,886 sq. ft.**, more or less.

Property Tax Identification No. 08.0030120

Parcel Number(s): 25

Fee Owners: Patrick J. Murphy & Sherilyn R. Murphy

Property Address: 16380 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **20,688 sq. ft.**, more or less;
7,401 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **4,780 sq. ft.**, more or less.

Temporary easement for construction purposes contains **10,015 sq. ft.**, more or less.

Property Tax Identification No. 08.0030140

Parcel Number(s): 26

Fee Owners: Kerri & Martin Hawk

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **113,192 sq. ft.**, more or less;
36,154 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **9,778 sq. ft.**, more or less.

Temporary easement for construction purposes contains **108,350 sq. ft.**, more or less.

Property Tax Identification No. 08.0031110

Parcel Number(s): 27

Fee Owners: Kerri & Martin Hawk

Property Address: 16550 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **33,154 sq. ft.**, more or less;
7,348 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **2,723 sq. ft.**, more or less.

Temporary easement for construction purposes contains **45,821 sq. ft.**, more or less.

Property Tax Identification No. 08.0021510

Parcel Number(s): 28

Fee Owners: Corey Olson

Property Address: 15826 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **5,373 sq. ft.**, more or less;
571 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **2,351 sq. ft.**, more or less.

Temporary easement for construction purposes contains **911 sq. ft.**, more or less.

Property Tax Identification No. 08.0021100

Parcel Number(s): 29

Fee Owners: Steven N & Christine M. Eiden

Property Address: 16185 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **26,882 sq. ft.**, more or less;
6,229 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **15,688 sq. ft.**, more or less.

Temporary easement for construction purposes contains **2,085 sq. ft.**, more or less.

Property Tax Identification No. 08.0020100

Parcel Number(s): 30

Fee Owners: Butler Brothers Partnership LLP.

Property Address: 16385 Homestead Road, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **8,917 sq. ft.**, more or less;
3,335 sq. ft., after excluding existing easements.

Temporary easement for construction purposes contains **8,845 sq. ft.**, more or less.

Property Tax Identification No. 08.0030130

Parcel Number(s): 31

Fee Owners: Jeremy Jon Peterson & Dawn Marie Peterson

Property Address: 16383 Homestead Road, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **64,978 sq. ft.**, more or less;
21,018 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **22,360 sq. ft.**, more or less.

Temporary easement for construction purposes contains **60,089 sq. ft.**, more or less.

Property Tax Identification No. 08.0030300

Parcel Number(s): 32

Fee Owners: SSP Holdings LP.

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **128,721 sq. ft.**, more or less;
45,184 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **28,027 sq. ft.**, more or less.

Temporary easement for construction purposes contains **44,526 sq. ft.**, more or less.

Property Tax Identification No. 08.0100210

Parcel Number(s): 33

Fee Owners: Bruce Gulden

Property Address: 16615 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **3,804 sq. ft.**, more or less;
2,434 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **2,105 sq. ft.**, more or less.

Temporary easement for construction purposes contains **6,165 sq. ft.**, more or less.

Property Tax Identification No. 08.0100200

Parcel Number(s): 34

Fee Owners: Mary Rothfusz

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **36,562 sq. ft.**, more or less;
11,836 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **12,205 sq. ft.**, more or less.

Temporary easement for construction purposes contains **15,545 sq. ft.**, more or less.

Property Tax Identification No. 08.0090110

Parcel Number(s): 35

Fee Owners: Michael J. & Patty A. Conroy

Property Address: 16625 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **68,032 sq. ft.**, more or less;
22,462 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **13,215 sq. ft.**, more or less.

Temporary easement for construction purposes contains **18,320 sq. ft.**, more or less.

Property Tax Identification No. 08.0091300

Parcel Number(s): 36

Fee Owners: Scott & Tracy Loomis Revocable Trust

Property Address: 16635 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **30,559 sq. ft.**, more or less;
13,173 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **7,823 sq. ft.**, more or less.

Temporary easement for construction purposes contains **11,802 sq. ft.**, more or less.

Property Tax Identification No. 08.0091400

Parcel Number(s): 37

Fee Owners: SML Holdings LLC.

Property Address: 16645 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **25,262 sq. ft.**, more or less;
8,398 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **4,847 sq. ft.**, more or less.

Temporary easement for construction purposes contains **3,384 sq. ft.**, more or less.

Property Tax Identification No. 08.0090910

Parcel Number(s): 38

Fee Owners: Darrin J. Rain

Property Address: 16655 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **80,798 sq. ft.**, more or less;
27,518 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **19,401 sq. ft.**, more or less.

Temporary easement for construction purposes contains **17,607 sq. ft.**, more or less.

Property Tax Identification No. 08.7350060

Parcel Number(s): 39

Fee Owners: Jane Volt Trust

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for drainage and utility purposes contains **14,575 sq. ft.**, more or less.

Temporary easement for construction purposes contains **18,816 sq. ft.**, more or less.

Property Tax Identification No. 08.0090610

Parcel Number(s): 40

Fee Owners: Jane Volk Trust

Property Address: 16925 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **13,684 sq. ft.**, more or less;
5,269 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **5,352 sq. ft.**, more or less.

Temporary easement for construction purposes contains **6,259 sq. ft.**, more or less.

Property Tax Identification No. 08.0090700

Parcel Number(s): 41

Fee Owners: Beverly Jo Hendrickson – Life Estate, Jessica J. Breza, Jack L. Hendrickson, Jr and James G. Hendrickson, Tenants in Common.

Property Address: 16985 County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **28,018 sq. ft.**, more or less;
8,901 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **15,525 sq. ft.**, more or less.

Temporary easement for construction purposes contains **9,160 sq. ft.**, more or less.

Property Tax Identification No. 08.0090320

Parcel Number(s): 42

Fee Owners: Thomas W. & Cherry L. Knight

Property Address: Vacant Land, County Road 40, Carver, MN 55315

Permanent easement for public right-of-way purposes contains **60,848 sq. ft.**, more or less;
22,165 sq. ft., after excluding existing easements.

Permanent easement for drainage and utility purposes contains **1,223 sq. ft.**, more or less.

Temporary easement for construction purposes contains **20,676 sq. ft.**, more or less.



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Professional Services Agreement for Design of Highway 10 Resurfacing with TKDA

RBA Number: 2026-36

Department: Public Works - Program Delivery

Contact:

Presenter:

Contract Name & Number: 26-018

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

Carver County Public Works seeks approval to enter into a professional services agreement with TKDA to complete the urban design of the Highway 10 Resurfacing project. Project location is Highway 10 in Waconia, between State Highway 5 and Somerwood Drive. Improvements will include pavement mill & overlay, extension of bituminous trail and concrete sidewalk, improved pedestrian crossings and push buttons, pedestrian ramp reconstruction, signal modifications and new median from Pinehill Boulevard to just east of County Road 59/Main Street East. These improvements aim to improve driver and pedestrian mobility and safety. Construction is planned for 2026.

Public Works requested proposals utilizing the (QBS) Qualification Based Selection approach. Proposals were submitted by Bolton & Menk and TKDA. Proposals were scored based on project understanding, experience and qualifications, work plan, deliverables and quality management. TKDA received the highest score. TKDA prepared a scope and fee using the cost plus fixed fee method. Public Works has reviewed the scope and fee and recommends entering into the contract with TKDA.

Action Requested:

Motion to approve a professional services agreement with TKDA for preliminary and final design and permitting services for the Highway 10 Resurfacing project for an amount not to exceed \$152,222, pending finalization of the contract review process.

Fiscal Impact:

Funding:	Amount Budgeted:
TAA Funding	\$152,222

Related Fiscal/FTE Comments:

Estimated total project costs are:

Construction: \$2,268,000

Engineering: \$152,222

Right of Way: \$0

Permitting: \$2,000

Total: \$2,422,222

The project will be funded with a combination of TAA and City of Waconia funds.

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Cooperative Construction Agreement No. 1061806 for State Highway 41 Arboretum Village Trail Project

RBA Number: 2026-39

Department: Public Works - Program Delivery

Contact: Darin Mielke, Assistant Public Works Director/Deputy County Engineer, 952-466-5222

Presenter:

Contract Name & Number: Coop Construction Agmt No. 1061806 - 26-020

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

The State Highway 41 Arboretum Village Trail Project provides a critical pedestrian and bicycle connection associated with the Highway 5 Project – Arboretum Area. The project includes construction of a pedestrian underpass beneath State Highway 41, shared-use trail connections, lighting, drainage improvements, and associated grading and surfacing work. The underpass is necessary to provide a safe, grade-separated crossing for pedestrians and cyclists due to the expansion and configuration of the State Highway 41 and Highway 5 intersection.

The Arboretum Village Trail Project was initiated after the Highway 5 Project environmental review process had begun and therefore is being delivered as a separate project. Construction is planned to occur in coordination with the north leg closure of State Highway 41 during the Highway 5 Project, allowing the work to be completed efficiently while minimizing additional traffic and safety impacts.

Carver County is administering the construction contract, with costs for the pedestrian underpass project shared equally between Carver County and the City of Chanhassen.

MnDOT Cooperative Construction Agreement No. 1061806 establishes the terms under which Carver County is permitted to perform construction work within MnDOT right-of-way and defines the roles and responsibilities of the State, County, and City related to construction oversight, right-of-way access, and long-term ownership and maintenance.

Upon completion of the project, the City of Chanhassen will assume ownership and long-term maintenance responsibility for the pedestrian underpass, shared-use trail, lighting, and associated storm sewer facilities. Execution of this agreement is required to allow Carver County to proceed with construction activities within State Highway right-of-way.

Action Requested:

Motion to adopt the resolution authorizing Carver County to enter into MnDOT Cooperative Construction Agreement No. 1061806 for construction of the State Highway 41 Arboretum Village Trail Project, pending finalization of the contract review process.

Fiscal Impact:

Funding:	Amount Budgeted:
Transportation Sales Tax	\$1,092,500
City of Chanhassen	\$1,092,500

Related Fiscal/FTE Comments:

The costs shown are the estimated total project cost. Funding is included in the Fund 32 Capital Improvement Program budget for this project. MnDOT is not participating financially in this project. Long term maintenance responsibilities are assigned to the City of Chanhassen and do not create ongoing County costs.

Attachments:

1. Resolution

**BOARD OF COUNTY COMMISSIONERS
CARVER COUNTY, MINNESOTA**

Date: January 27, 2026

Resolution No: _____

Motion by Commissioner: _____

Seconded by Commissioner: _____

**COOPERATIVE CONSTRUCTION AGREEMENT
NO. 1061806
WITH THE STATE OF MINNESOTA**

IT IS RESOLVED that Carver County enter into MnDOT Agreement 1061806 with the State of Minnesota, Department of Transportation for the following purposes:

For the State to grant to the County (and its contractors and consultants) the right to occupy Trunk Highway Right-of-Way as necessary to perform the work described in the Project Plans.

IT IS FURTHER RESOLVED that the County Board Chair and the County Administrator are authorized to execute the Agreement and any amendments to the Agreement.

YES

ABSENT

NO

STATE OF MINNESOTA
COUNTY OF CARVER

I, Dave Hemze, duly appointed and qualified County Administrator of the County of Carver, State of Minnesota, do hereby certify that I have compared the foregoing copy of this resolution with the original minutes of the proceedings of the Board of County Commissioners, Carver County, Minnesota, at its session held on the 27th day of January, 2026, now on file in the Administration office, and have found the same to be a true and correct copy thereof.

Dated this 27th day of January, 2026.

Dave Hemze

County Administrator



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Eminent Domain Engineering Services for Highway 18 Project - Arboretum Area

RBA Number: 2026-41

Department: Public Works - Program Delivery

Contact: Darin Mielke, Assistant Public Works Director/Deputy County Engineer, 952-466-5222

Presenter:

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

Background/Justification:

Carver County Public Works is advancing the Highway 18 Project – Arboretum Area, which includes reconstruction of Highway 18 between Highway 13 (Bavaria Road) and west of Highway 41. SRF Consulting Group has performed the design and land acquisition professional services for this project to date, including engineering support necessary to advance right-of-way acquisition activities.

To support property acquisition for the project, the County recently entered into a contract with Patchin Messner Valuation Services to provide eminent domain appraisal services for multiple parcels along the corridor. As the project moves into the eminent domain phase for select properties, additional engineering and land acquisition support is required to complete the statutory property acquisition process.

This work includes preparation of revised parcel sketches with enhanced detail, engineering support to document historical roadway usage, and attendance at Property Commissioners hearings to provide expert engineering testimony and technical clarification as needed. SRF Consulting Group has submitted a proposal to provide these professional services in support of the eminent domain process. The proposed

scope includes preparation of updated parcel sketches for eight parcels and participation in Property Commissioners hearings, including required pre-hearing coordination meetings.

The proposed contract amount with SRF Consulting Group is not to exceed \$79,935, to be billed on a cost plus fixed fee basis. Approval of this contract will allow the County to proceed with the necessary engineering and land acquisition support to complete the eminent domain process for the project.

Action Requested:

Motion to approve a professional and technical services contract with SRF Consulting Group, Inc. in an amount not to exceed \$79,935 for engineering and land acquisition support services related to the eminent domain process for the Highway 18 Project – Arboretum Area, pending finalization of the contract review process.

Fiscal Impact:

Funding:	Amount Budgeted:
Transportation Sales Tax	\$79,935

Related Fiscal/FTE Comments:

Transportation Sales Tax funding allocated to the Highway 18 Project - Arboretum Area will be used in Fund 32 Capital Improvement Program

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Eliminate 1.05 FTE Deputy Sheriff and Create 1.0 FTE Licensed Sergeant through Police Services Contracts

RBA Number: 2026-24

Department: County Sheriff - Patrol Services

Contact: Mike Wollin, Commander, 952-361-1857

Presenter: N/A

Contract Name & Number: Contract for police services Victoria - 25-419
Contract for police services Carver - 25-420

Meeting Date: January 27, 2026

Item Type: Consent

Strategic Initiative:

People Are Our strength: Building, developing, and sustaining a team of leaders at all levels.

Background/Justification:

The Sheriff's Office has maintained long-standing partnerships with communities in Carver County, providing policing services under a police contract model. To enhance the model and partnership due to growth, the Sheriff's Office intends to convert a 1.05 FTE Licensed Deputy to a 1.0 FTE Licensed Sergeant for the 2026 regionalized police contract partnership with the cities of Carver and Victoria. Upon annual renewal of police contracting, the office will assess the position for determination of the continued Sergeant FTE increase within the police contract as we manage growth and additional needs and services provided by the Sheriff's Office for police contracts; FTE changes in future police contracts will be brought to the Board at the time of contract renewal or amendment. The cost to convert the Deputy Sheriff FTE to a Licensed Sergeant FTE is within the police contract, there is no County levy impact.

Action Requested:

Approval of the elimination of 1.05 FTE Deputy Sheriff and creation of 1.0 FTE Licensed Sergeant through police services contracts.

Fiscal Impact:

Funding:	Amount Budgeted:
Policing Contract Revenue	\$4,548

Related Fiscal/FTE Comments:

The estimated cost increase to convert a deputy to a licensed sergeant position is \$4,548. There is no county levy impact as costs are incurred by contracting entities in police contract agreements. Billing would be included in the 2nd half of the year's invoice with an increase offset by year-end credit for unfilled hours per the policing contract billing practices. A budget amendment is included.

Attachments:

1. BudgetAmendmentForm_FTE adjustment- Policing Contracts



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Professional Services Agreement with Bluum Of Minnesota
RBA Number: 2025-2326
Department: Public Works - Parks
Contact: Samuel Pertz, Parks & Trails Supervisor, 952-466-5253
Presenter: Samuel Pertz, Parks & Trails Supervisor
Contract Name & Number: 25-635
Meeting Date: January 27, 2026
Item Type: Consent

Strategic Initiative:

Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:

Consistent issues of vandalism, disrespectful acts to County property and overall unwelcome behavior by some park users has been an ongoing issue at Lake Waconia Regional Park for 5+ years. Unfortunately, there has been an increase in these undesired actions since phase II development occurred, where a new facility and lit parking lot made it more attractive for these types of outcomes to occur. In working closely with the Sheriff Office installing a security camera system in the parking facility will strengthen their ability to hold individuals accountable for breaking County Park Ordinances.

Per County procurement policy, two quotes have been obtained

Affinitect: \$71,519.73

Bluum of Minnesota: \$84,441.21

Through assessment of the proposals and confidence in the work performance of the vendors, IT strongly recommends awarding the project to Bluum of Minnesota even at the higher proposal amount.

Action Requested:

Motion to authorize the execution of a professional services agreement with Bluum of Minnesota for technology based security improvements to Lake Waconia Regional Park.

Fiscal Impact:

Funding:	Amount Budgeted:
30-976-000-0000-6260 Professional & Tech. Fees For Services & 30-976-000-0000-6640 Building Improvements	\$84,441.21

Related Fiscal/FTE Comments:

Included in current budget

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: SG-24P4-03-05 Outreach Grant - Amendment 1
RBA Number: 2025-2434
Department: Public Works - Parks
Contact: Samuel Pertz, Parks & Trails Supervisor, 952-466-5253
Presenter: Samuel Pertz, Parks & Trails Supervisor
Contract Name & Number: 25-614 SG-24P4-03-05 Grant for Outreach - Amendment 1
Meeting Date: January 27, 2026
Item Type: Consent

Strategic Initiative:

People Are Our strength: Building, developing, and sustaining a team of leaders at all levels.

Background/Justification:

Grant funding of the Metropolitan Council is obtained annually for outreach type initiatives of the Department that allow for community engagement needs and increased delivery of outdoor recreation programming services. The current executed grant agreement does not include SFY 2025. Amending the grant agreement will allow for this funding to be claimed against within this agreement and avoid executing a new agreement.

The grant amount is for \$43,000 and is both budgeted for and programmed in accordance to the requirements of the grant.

Action Requested:

Motion to authorize the execution of the amendment to State Grant 25-614 SG-24P4-03-05, Parks & Recreation outreach program funding.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Appointments to Advisory Committees
RBA Number: 2026-22
Department: County Administration
Contact: Dave Hemze, County Administrator, 952-361-1526
Presenter:
Contract Name & Number:
Meeting Date: January 27, 2026
Item Type: Regular Session

Strategic Initiative:

People Are Our strength: Building, developing, and sustaining a team of leaders at all levels.

Background/Justification:

Advisory committee appointments were made at the January 6, 2026 board session. There are still a few openings that were tabled and need to be filled.

We currently have the following vacancies:

Arts Committee

- 1 opening for an At-Large Appointment

Library Board

- 1 opening in District 3
- 1 opening in District 4
- 1 opening for a Youth Appointment

Personnel Board of Appeals

- 1 opening available from any district

Mental Health Advisory Committee

- 2 mandated openings that meet one of the following categories: family members of

adults with a lived experience of mental illness, individuals with lived experience of mental illness, or A Tribal representative.

Water Management Organization (WMO)

- 1 opening in District 1

Action Requested:

Motion appointing applicants to advisory committees.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:

Attachments:

1. Advisory Committee List 2026-1-27

Advisory Committee Master List		Rev:1-21-2026			
Committee	Name	# of Consec utive	Resides in District	District representing	Term Expires
Arts Committee	Vacant				12/31/2028
	Current Vacancy 1: At-Large Appointment				
	Applicants				
1	Scott Firman		5		
Committee	Name	Consec utive	Resdies	District representing	Term Expires
	Current Members				
Library Board	Vacant			3	12/31/2028
Library Board	Vacant			4	12/31/2028
Library Board (Youth Appointment)	Sarah Duffey	1	1 year term	Youth At Large	12/31/2025
	Current Vacancy 1: Commissioner District 3				
	Current Vacancy 2: Commissioner District 4				
	Current Vacancy 3: Youth (1 year term)				
	Applicants:				
	Debra LaTerza		1		
	Amber Barker		3		
	Becky Karg		3		
	Michelle Bachmann		4		
	Adam Teske		5		
	Samantha Becker		5		
	Sarah Duffey (Youth Applicant)		Youth		

Committee	Name	Consec	District	representing	Term Expires
	Current Members				
Mental Health Advisory Committee	Vacant		Mandated	Mandated	12/31/2028
Mental Health Advisory Committee	Vacant		Mandated	Mandated	12/31/2026
Vacancies: Committee can be composed of up to 14 members, 10 of which are mandated.	Current Mandated Vacancies = 2				
	Applicants:				
	Ashley Pongrac				
	Bret Schneider				
Committee	Name	Consec	District	representing	Term Expires
	Current Members:				
Personnel Board of Appeals	Vacant				12/31/2028
	Current Vacancy 1: Any District				
	Applicants:				
	None				
Committee	Name	Consec	District	representing	Term Expires
	Current Members				
Water Management Organization (WMO)	Vacant			1	12/31/2028
	Current Vacancy 1: Commissioner District 1				
	Applicants:				
	None				



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Closed Session to Discuss County Administrator Annual Performance Evaluation

RBA Number: 2025-2432

Department: Employee Relations

Contact: Kerie Anderka, Employee Relations Division Director, 952-361-1570

Presenter: Kerie Anderka, Employee Relations Division Director

Contract Name & Number:

Meeting Date: January 27, 2026

Item Type: Closed Session

Strategic Initiative:

People Are Our strength: Building, developing, and sustaining a team of leaders at all levels.

Background/Justification:

Each year, the County Board provides an evaluation of the County Administrator's performance. Minnesota Statutes 13D.05, Subd. 3 (a) allows the Board to meet in closed session to evaluate the performance of an individual who is subject to its authority. The County Administrator reports directly to the Board, so a closed session is permitted for this discussion. At an upcoming regular session, a summary of the evaluation will be shared for public record.

Action Requested:

Motion to enter into closed session as provided by Minnesota Statutes, to discuss County Administrator Hemze's annual performance evaluation.

Fiscal Impact:

Funding:	Amount Budgeted:
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Related Fiscal/FTE Comments:

None

Attachments:

None



Carver County Board of Commissioners
Request for Board Action

Agenda Item Name: Laketown Township Wastewater System
RBA Number: 2026-37
Department: Public Services
Contact: Nick Koktavy, Assistant County Administrator
Presenter: Pete Parris
Contract Name & Number:
Meeting Date: January 27, 2026
Item Type: Work Session

Strategic Initiative:
Our Physical Assets: Proactive planning for and maintaining our infrastructure and physical assets.

Background/Justification:
Township Chair Pete Parris will present on Laketown's 201 Wastewater System, including its history/origin, location, current condition, plan for replacement and funding.

Action Requested:
No formal action requested.

Fiscal Impact:

Funding:	Amount Budgeted:

Related Fiscal/FTE Comments:
Laketown Township estimates that the two-phase project will cost a total of \$26,554,090. The Township's potential sources to address the funding gap includes:

Minnesota Capital Budget Request, Federal Community Project Funding Appropriation, Local Township Funding, and a County Contribution of \$3,054,090. The County Board has not approved this financial commitment and there are no related funds in the 2026 County Budget.

Attachments:

None