



Memorandum:

DATE: October 1, 2012

TO: John Rhodes, Moran, Stahl & Boyer

FROM: Rob Mattei, Community Development Director

Cc: Tom Pagel, City Engineer

RE: Grand Rapids Shovel Ready Site
Sewer and Water Utility Access at County Road 63/Itasca Eco Industrial Park Site

As the attached utility map details, the Grand Rapids County Road 63/Itasca Eco Industrial Park Site presently lies just outside of the City's sanitary sewer and water service area. The sanitary sewer system is located approximately 1,200 feet northeast of the site, and the water system is located approximately 1700 feet to the northeast, at the intersection of State Trunk Highway 2 & Co. Rd. 63.

The business which locates at this site will have the option of either installing an on-site independent sanitary sewer treatment system(s) and a private well(s), or, if needed by the business use, the City is prepared to consider the extension of one or both of these services.

The extension of sanitary sewer to the site would involve connection to an existing 15" trunk line at the intersection of Co. Rd. 63 and 3rd St. NW, a line that has approximately 400 GPM of excess capacity. The project would involve construction of a river crossing, a lift station on the west side of the Co. Rd. 63 Bridge, and a gravity trunk sanitary sewer following Co. Rd. 63 up to the entrance to the Itasca Eco Industrial Park.

The extension of water main to the site would involve a connection to the existing system at the intersection of State Trunk Highway 2 & Co. Rd. 63. The line would cross the Mississippi River, following Co. Rd. 63 to the west, then it would turn south through the Itasca Eco Industrial Park extending to Co. Rd. 76, follow Co. Rd. 76 and 23 to the south and east to connect to the existing system at 14th Ave. SW, forming a loop.

If construction of one or both of those services is required, the estimated timing, project cost and funding would look like the following:

Utility	Estimated Project Cost	Time of Completion	Funding Sources
Sanitary Sewer	\$1.4M	15 Month Min.	<ul style="list-style-type: none"> • City Issued General Obligation Bonds • City Levied Special Assessments • IRRRB Public Works Grant • US EDA Public Facilities Grant • DEED BDPI Grant
Water	\$2.9M	15 Month Min.	(same as above)

Estimated Project Cost - includes contingency and soft costs

Time of Completion - will vary depending on the time of initiation, construction season and grant cycles

Funding Sources - Special Assessments would be levied against all benefitted properties, not just the Site. The project to extend water utilities would involve significantly more benefitted properties in order to create a looped system.