

# Capital Improvement Plan

## City of Shakopee, Minnesota

2021 *thru* 2025

Department Capital Improvements Fund  
 Contact Public Works Director  
 Type Improvement  
 Useful Life 30  
 Category Street Construction  
 Priority 1 Critical for Safety/Preservati  
 Status Active

Project # CIF-20-014  
 Project Name \*Canterbury Commons (2021) -12th Ave & Wayfinding

Accounting Code 5865/6865

Fund Capital Improvement Fund

| Description                                                                                                                                                                                                                                                                                                                                                                                                 | Total Project Cost: |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------|
| As part of the proposed Canterbury Commons development, needed public infrastructure projects were identified within the Canterbury Commons Areawide Transportation study. The following includes projects that were identified as local city infrastructure improvements to be paid for by the Canterbury Commons TIF, both City lead and Developer lead projects (updated as part of 2020 TIF Amendment): |                     |
| Project 4: 2022 Eagle Creek Blvd/Vierling Drive Roundabout. City project, \$1,400,000                                                                                                                                                                                                                                                                                                                       |                     |
| Project 9: 2019 Shenandoah Dr., Hauer Trl., and Schenian Dr.. Canterbury Developer project, \$9,473,282.95                                                                                                                                                                                                                                                                                                  |                     |
| Project 10 and 14: 2019 (Phase 1) 12th Avenue West and Roundabout. City project, \$3,900,000                                                                                                                                                                                                                                                                                                                |                     |
| Project 10: 2021 (Phase 2) - 12th Ave East. City Project \$2,100,000                                                                                                                                                                                                                                                                                                                                        |                     |
| Project 11: 2020 Unbridled Avenue. City project, \$7,900,000                                                                                                                                                                                                                                                                                                                                                |                     |
| Project 13: 2022 Public Canterbury Commons Roadways (east side of development), Canterbury Developer project, \$5,422,217.05                                                                                                                                                                                                                                                                                |                     |
| Project 15: 2021 Areawide wayfinding system. Canterbury Developer project, \$250,000                                                                                                                                                                                                                                                                                                                        |                     |
| Right-of-way: JJ Mpls \$720,000 (City) and TC Outboard \$771,000 (Canterbury Developer)                                                                                                                                                                                                                                                                                                                     |                     |

| Justification                                                                                                                                                                                                                       |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Infrastructure improvements warranted as part of existing conditional traffic safety and operational needs and needed infrastructure as part of the Canterbury Commons development.                                                 |
| Canterbury will be responsible for the "Cost Sharing" portion of this project, reimbursed via TIF. The City will issue G.O. Improvement Bonds for the City's portion of the project, to be reimbursed via TIF (including interest). |

| Prior      | Expenditures | 2021      | 2022      | 2023 | 2024 | 2025 | Total     |
|------------|--------------|-----------|-----------|------|------|------|-----------|
| 22,764,283 | Improvements | 2,350,000 | 6,822,217 |      |      |      | 9,172,217 |
| Total      | Total        | 2,350,000 | 6,822,217 |      |      |      | 9,172,217 |

  

| Prior      | Funding Sources | 2021      | 2022      | 2023 | 2024 | 2025 | Total     |
|------------|-----------------|-----------|-----------|------|------|------|-----------|
| 22,764,283 | Capital Bonds   | 2,350,000 | 1,400,000 |      |      |      | 3,750,000 |
| Total      | Cost Sharing    |           | 5,422,217 |      |      |      | 5,422,217 |
|            | Total           | 2,350,000 | 6,822,217 |      |      |      | 9,172,217 |

| Budget Impact/Other                                                                                              |
|------------------------------------------------------------------------------------------------------------------|
| TIF is the expected funding source for these improvements. Development timing would affect the project timeline. |

Capital Improvement Plan  
City of Shakopee, Minnesota

2021 *thru* 2025

Department Capital Improvements Fund  
Contact Public Works Director

Project # CIF-20-014  
Project Name \*Canterbury Commons (2021) -12th Ave & Wayfinding

