

TO: Mayor and City Council

FROM: Jerry Bohnsack, City Administrator

RE: Terminal Road – County Road 11  
Breezy Point Land Holdings (Mike Wiebolt)

DATE: February 3, 2025

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Breezy Land Holdings is proposing to construct a hardware store on vacant property adjacent to County Road 11 between Terminal Road and Red Oak Lane. The proposed hardware store has raised the question of sanitary sewer to service the site. (onsite system vs. municipal sewer extension)

There are two nearby sanitary sewer locations:

- 1) North side County Road 11 and Airport Road
- 2) South side County Road 11 and Robin Lane

Widseth Engineering has done some preliminary analysis on sewer extensions to service the site. Preliminary cost to extend sewer from Airport Road \$238,000.

Council Will need to decide whether the sanitary extension is warranted and if warranted determine an appropriate special assessment for the extension.