

Feasibility Report

2026 Street Improvement Project

New Prague, Minnesota

NEWPR 188030 | December 1, 2025



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December 1, 2025

RE: 2026 Street Improvement Project
Feasibility Report
New Prague, Minnesota
SEH No. NEWPR 188030 4.00

Honorable Mayor and
Members of the City Council
City of New Prague
118 Central Avenue N
New Prague, MN 56071

Dear Mayor and Council Members:

Pursuant to your request, Short Elliott Hendrickson Inc. (SEH®) is submitting this Engineer's Feasibility Report for the 2026 Street Improvement Project. The proposed project would include street improvements to 10th Avenue SE between 15th Street SE (CSAH 29) and 1st Street SE.

The project includes consideration of pavement mill and overlay, partial concrete curb and gutter, trail resurfacing, ADA improvements, lane reconfiguration, mini-roundabout construction, and miscellaneous items required to appropriately complete the improvements. This report will include a narrative describing the proposed improvements, estimate project costs, estimated project financing, and figures showing the proposed work. An executive summary is included with this report. Three options to complete this improvement are provided for consideration.

Having considered several aspects of items included for construction of this project and having discussed the project in detail with City Staff, it is my opinion from an engineering perspective, the proposed improvement project as presented within this report is necessary, cost effective, and feasible.

Thank you for the opportunity to work with you on this important project. I am available to answer any questions you may have.

Sincerely,

Christopher Knutson, PE
Project Manager

(Lic. MN)

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Short Elliott Hendrickson Inc., 11 Civic Center Plaza, Suite 200, Mankato, MN 56001-7710

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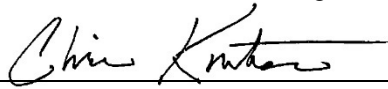
Feasibility Report

2026 Street Improvement Project
New Prague, Minnesota

SEH No. NEWPR 188030

December 1, 2025

I hereby certify that this report was prepared by me or under my direct supervision, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.



Christopher Knutson, PE

Date: December 1, 2025

License No.: 49534

Reviewed By: Lee Istvanovich

Date: December 1, 2025

Short Elliott Hendrickson Inc.
11 Civic Center Plaza, Suite 200
Mankato, MN 56001-7710
507.388.1989



Executive Summary

Background

In 2023, 10th Avenue SE located between 15th Street SE (CSAH 29) and 1st Street SE was determined to need pavement rehabilitation due to its deteriorating surface. This improvement was part of the Feasibility Report for the 2024 Street and Utility Improvement Project and included pavement repairs, ADA improvements, consideration of a mini-roundabout at 3rd Street SE, and a center median through much of the street as a recommended option. As the City sought funding from outside sources, this improvement was not included in the 2024 construction project. As outside funding has not been successful and the project needs persist, it is now being considered for construction in 2026.

In September 2025, the City Council authorized SEH to prepare this Feasibility Report for the 2026 Street Improvement Project as identified in the previous report.

Project Scope

The Project Area as proposed consists of 10th Avenue SE between 1st Street SE and CSAH 29 with work consisting of bituminous mill and overlay with intersection and median island improvements. Three options are presented with specific improvements to driving lanes, turn lanes, and medians varying. All three options recommend a mini-roundabout be constructed at the intersection of 10th Avenue SE and 3rd Street SE, and all three recommend a center turn lane be incorporated between 3rd Street and 1st Street.

Cost and Funding

Detailed cost estimates for all three options are included in Appendix A. The cost estimates below include budget amounts for construction, contingency (10 percent of construction), and project related costs. The project related costs include engineering, legal, fiscal, testing, and administrative costs.

Table 1 – Estimated Costs (Executive Summary)

Improvements	Construction Costs	Project Costs
Option 1	\$920,000	\$1,196,000
Option 2	\$1,140,000	\$1,482,000
Option 3	\$970,000	\$1,261,000

Table 2 – Estimated Funding (Executive Summary)

Improvements	Assessment	Local	MSAS	Total Funding
Option 1	\$180,000	\$200,000	\$816,000	\$1,196,000
Option 2	\$180,000	\$200,000	\$1,102,000	\$1,482,000
Option 3	\$180,000	\$200,000	\$881,000	\$1,261,000

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Feasibility Report

2026 Street Improvement Project

Prepared for City of New Prague, Minnesota

1 Introduction/Background

Tenth Avenue SE located between 15th Street SE (CSAH 29) and 1st Street SE was evaluated in 2023 for improvements due to its quickly deteriorating condition. This improvement was part of the Feasibility Report for the 2024 Street and Utility Improvement Project and included pavement repairs, ADA improvements, consideration of a mini-roundabout at 3rd Street SE, and a center median through much of the street. As the City was seeking funding from outside sources and this project area was removed from the 2024 Street and Utility Improvement Project to be considered after major street reconstruction projects were complete.

On October 6, 2025, the City Council authorized SEH to prepare this Feasibility Report for the 2026 Street Improvement Project. The scope of work is largely unchanged from the previous study, though a third option is now considered. It is desired to complete this improvement in 2026 as a parallel route, 1st Avenue SE, is likely to be improved in 2027 and both roadways cannot be under construction at the same time.

2 Project Recommendations – Roadway

See Figures 2-13 for additional information.

2.1 Existing Condition

The existing pavement on 10th Avenue SE was constructed primarily as part of developer-led projects between 2000 and 2007. The existing street section is expected to include 4.5-inches of bituminous (3 lifts), 8 inches of aggregate base, 12 inches of sand, fabric, and drain tile. The 2007 Main Street intersection improvement included reconstruction of the north block between 1st Street SE and Main St with an additional 12 inches of sand. Geotechnical test-borings provided results showing slightly more bituminous, approximately 6-inches thick. Most of the street is 44 feet wide from face-of-curb to face-of-curb with three lanes of traffic (northbound, southbound, and center left-turn lane). There is no parking provided on the street.

The existing bituminous pavement showed accelerated deterioration since 2022, especially during times of multiple freeze-thaw cycles during the spring seasons. While a mill and overlay was expected to occur in the near future, it was made a higher priority and previously proposed to be completed as part of the 2024 SUIP due to excessive and increased maintenance costs.

City staff and residents have expressed safety concerns for pedestrians crossing the roadway and that excessive speeding that has been recorded. Though a traffic study has not been completed for this corridor, this is likely attributed to many factors, including: wider pavement width (44-feet), 3-lane configuration, curvy alignment, higher speed limit (35mph), minimal access points, and potential for outside traffic connecting a State Highway to a County Highway.

2.2 Proposed Improvements – 15th Street SE to 3rd Street SE

The proposed improvements to 10th Avenue SE, south of the 3rd Street SE, is a mill and overlay. On each side of the road, approximately 10 feet of the existing pavement would be milled. This would be a tapered mill and approximately 1.5 inches at the curb edge and nearly 0" depth on the inside. This would predominantly leave the existing pavement section in-place. An overlay of 1.5 inches of pavement would then be placed over the street surface. Some areas of more extensive or severe deterioration may require deeper milling and patching prior to the paving of the final bituminous surface. In addition to improving the pavement surface, three options are being considered for lane configurations.

2.3 Option 1: 3 Lane Configuration – Match Existing Conditions

An option of completing the mill and overlay improvement and then placing pavement markings to the existing condition has been considered. A 14 feet wide center turn lane would be provided along the entire stretch of roadway with 15 feet wide drive lanes in both northbound and southbound directions. Though the drive lanes would be 15 feet wide, they would be marked at 12 feet wide to provide a buffer to the adjacent curb, which is required to be a minimum 2 feet wide.

Pedestrian crossings of 10th Avenue SE are proposed to be enhanced with Rectangular Rapid Flashing Beacons (RRFB) at the crosswalks of 5th Street SE, 9th Street SE, and 12th Street SE. They are proposed to be solar powered with wireless communications and push button actuation. Pedestrians would push the button to activate flashing lights below crosswalk signage. The RRFB installation along with new crosswalk markings would provide an enhancement to bring visibility of pedestrians intending to cross 10th Avenue SE.

2.4 Option 2: 3 Lane Configuration – Vegetated Median

A second option of completing the mill and overlay improvement with the addition of a vegetated median is also being considered. The outside curb would be left in-place and a curbed median would be constructed in the center lane where turn movements are not required. The median would be 10 feet wide, though it would be marked at 14 feet wide to provide a buffer to the adjacent drive lanes. Where left turns are currently in-place, the median would be discontinued and the left turn lanes constructed. Similar to Option 1, 15 feet wide drive lanes in both northbound and southbound directions would be marked on either side of the median. Option 1 and 2 present identical lane configurations, with the median providing a physical barrier in-place of diagonal striping. As proposed the median would only be mulched and prepared for trees and shrubs to be planted in the future as a separate project.

Also like Option 1, pedestrian crossings of 10th Avenue SE are proposed to be enhanced with RRFBs at the crosswalks of 5th Street SE, 9th Street SE, and 12th Street SE. The primary difference is that the center median would provide a temporary refuge for pedestrians crossing 10th Avenue SE. The 44 feet wide crossings would be effectively reduced to the lane width for each direction of traffic.

2.5 Option 3: 2 Lane Configuration

The third option being considered is a two-lane configuration with 12-foot wide driving lanes and 10-foot wide shoulders/parking lanes on each side. The narrower lanes without separation would be similar to most other roadways in New Prague and are expected to assist with slowing traffic

speeds. Though parking is not expressly presented as a goal for this improvement, it would be allowed throughout most of the roadway except for near intersections and the south side of the road at 15th Street SE (CSAH 29) where a center left turn lane will be retained. The amount of left turn movements on this roadway is not enough to warrant a dedicated lane.

As with previous options, pedestrian crossings of 10th Avenue SE are proposed to be enhanced with RRFBs at the crosswalks of 5th Street SE, 9th Street SE, and 12th Street SE. The lane reconfiguration without the center turn lane allows additional space for curb bumpouts at each of the crosswalks. It is proposed to narrow the drive lanes to a width between 14 feet and 16 feet wide. This will reduce the crossing width for pedestrians and similar to improvements completed on Main Street (TH19).

2.6 3rd Street SE Intersection

To improve vehicle movements and reduce vehicle speeds (traffic calming) on 10th Avenue SE, it is proposed to construct a mini-roundabout at the intersection of 3rd Street SE. This roundabout would be similar to those constructed on Main Street in size and allow smaller vehicles to drive around the center island while allowing larger vehicles to drive over the center island. Two options were considered for this mini-roundabout:

1. Smaller mini-roundabout fitting the footprint of the existing intersection. Maintaining curb radii at the four corners in their current location.
2. Slightly larger mini-roundabout requiring full replacement of all curb at the intersection. This would improve turning movements for larger vehicles and allow “medium” sized vehicles such as school busses to make the turn around the center island without driving over.

The preferred option is to construct the smaller mini-roundabout and leave the majority of the existing curb in-place. The larger radii would require utility construction outside of the street and increase construction costs. The improvement as shown will still accommodate all vehicles as needed, though larger vehicles will need to drive over the center island. The existing roadway in the 3rd Street SE intersection will have full the pavement surface completely replaced.

2.7 Proposed Improvements –3rd Street SE to 1st Street SE

As with the south side of the 3rd Street SE intersection, the proposed improvements to 10th Avenue SE north of the 3rd Street SE, is a mill and overlay. On each side of the road, approximately 10 feet of the existing pavement would be milled. This would be a tapered mill and approximately 1.5 inches at the curb edge and nearly 0 inch depth on the inside. This would predominantly leave the existing pavement section in-place. An overlay of 1.5 inches of pavement would then be placed over the street surface.

The pavement surface at the 1st Street SE intersection has more extensive cracking, settlement, and deterioration such that the mill and overlay improvement would likely show cracking soon after completion. It is proposed to complete a full-depth removal and replacement of the pavement surface. No significant pedestrian improvements are being considered currently. The 1st Street SE crosswalk was previously improved and meets ADA requirements. The north side of the intersection will require ADA improvements, though it is recommended to consider those with future pavement improvements in that area.

2.8 3rd Street SE – East of 10th Avenue SE

When completing the study of 10th Avenue SE, the pavement condition for 3rd Street SE was also reviewed. It was determined that 3rd Street SE, east of the proposed mini-roundabout, should be replaced to west of the Horizon Drive SE intersection. This pavement has extensive patching and was constructed at the same time as 10th Avenue SE. Improvements are proposed to include bituminous mill and overlay.

3 Other Improvements

3.1 Bituminous Trail and Sidewalks

There is a bituminous trail on the west side and concrete sidewalk on the east side of 10th Avenue SE for the full length of the project. It is proposed to reconstruct the curb ramps at each of the intersecting streets but otherwise leave the concrete sidewalk intact. It is proposed to reconstruct the bituminous trail surface for the full length of the project. As-built drawings show the trail construction to include 2-inches of bituminous pavement over 4 inches of aggregate base, far less than what would be constructed with a current project. The proposed improvement is to remove the trail surface and replace with 3-inches of bituminous pavement.

The construction of a mini-roundabout at the 3rd Street SE intersection would require geometric modifications to the pedestrian crossings, which would shift the crosswalks farther from the intersection. Additional pedestrian improvements are discussed in Section 2.

3.2 Sanitary Sewer and Water Main

No improvements are recommended nor required to either the sanitary sewer or water main systems on 10th Avenue SE. These utilities were installed during the original construction of the street and are not expected to require any changes. Due to the proposed street surface improvements, it will be required adjust manholes and gate valves within the street to the new proposed elevation.

3.3 Storm Sewer

Storm sewer will primarily be left in-place for the projects. Catch basins will be reviewed by city staff for potential repairs, though they are not expected to be extensive and may be completed by city staff. Some storm sewer reconfiguration is expected with Option 3 improvements due to the curb bumpouts. Curb on either side of catch basins will be removed and replaced as necessary to ensure drainage in the gutter reaches the storm sewer.

3.4 Private Utilities

Because the mill and overlay project will not require significant excavation, it is not expected that any private utilities will be affected by the project. Where sidewalks or trails are reconfigured at intersections, a review of above-ground infrastructure (poles, pedestals, transformers, etc.) will be required at each location with modifications likely made to accommodate both. Because of several large above-ground utility boxes at the northwest corner of 3rd Street SE, the trail will likely need to be relocated directly behind the curb to avoid relocating them.

3.5 Streetlights

The installation of the proposed mini-roundabout at 3rd Street SE would require changes to illumination at the intersection. New streetlights are also proposed along the remainder of 10th Avenue SE. Work would be completed by New Prague Utilities. The streetlight at the intersection of 15th Street SE may interfere with required ADA improvements.

4 Rights-of-Way/Easements

All work as currently proposed appears feasible to fit within the existing right-of-way and is generally within the footprint of the existing street. The only area of potential concern would be at 3rd Street SE where trail and sidewalk will be modified to fit the proposed mini-roundabout. Right of entry agreements or small permanent easements may be required depending on the final configurations of trails and sidewalks.

5 Required Permits and Approvals

The following permits are expected to be needed:

- Minnesota Pollution Control Agency (MPCA) (NPDES General Stormwater Permit)
- Le Sueur County Right of Way
- MnDOT Right of Way Permit (Traffic Control Signing on Highway)

6 Cost Estimates and Project Financing

The costs quoted herein are estimates only. The actual cost of the work would be determined through the public bidding process and a reconciliation of all project related costs. Detailed cost estimates are included in Appendix A. The cost estimates include budget amounts for construction cost, project related costs (20% of construction), and contingency costs (10% of construction). Project related costs include administrative, legal, and engineering.

The Estimated Construction Costs are shown in the tables below.

Table 3 – Estimated Construction Costs

Improvements	Construction Costs	Project Costs
Option 1	\$920,000	\$1,196,000
Option 2	\$1,140,000	\$1,482,000
Option 3	\$970,000	\$1,261,000

Noted below is the expected funding apportionment for the project. It should be noted that the City of New Prague is seeking funding through the Local Road Improvement Program (LRIP) that if successful, would reduce both local and Municipal State Aid System (MSAS) funding needs. The existing trail width of 8 feet will make it ineligible for reimbursement as it does not meet minimum design standards for multi-use trails (10 feet). For the mini-roundabout to be fundable through MnDOT, a traffic study would be required. City staff has instead chosen to use local funds for both the mini roundabout and trail improvements. The funding below assumes 3rd Street SE, the mini-roundabout, 10th Avenue SE north of the roundabout, and trail improvements will be completed with local funding.

Table 4 – Estimated Project Funding

Improvements	Assessment	Local	MSAS	Total Funding
Option 1	\$180,000	\$200,000	\$816,000	\$1,196,000
Option 2	\$180,000	\$200,000	\$1,102,000	\$1,482,000
Option 3	\$180,000	\$200,000	\$881,000	\$1,261,000

6.1 Proposed Assessments and Rates

Assessments for the project to benefiting properties will be based on the City of New Prague's Assessment Policy for Street and Utility Improvements. Benefitting properties are assessed based on the improvements provided with the project and the type of property. For the proposed area of the project, most properties are single family residential homes. Commercial properties include Hy-Vee and Praha Village. There are private roads that serve townhomes and assessments proposed are based on city policy. Most single-family homes on the project abut the improvements with the rear of their property, which is not assessable. The commercial properties as presented in the table below include city-owned properties that will be included in the assessment role, though not charged the assessment.

Table 5 – Proposed Assessments

Assessment Item	Proposed Rate	Proposed Total Units	Proposed Total Assessment
Mill and Overlay (Residential)	\$2,550 each	11	\$28,050.00
Mill and Overlay (Commercial)	\$44.20 per linear foot	3,430.9	\$151,645.78

The assessment rate as presented above is based on the 2024 Project (\$2,500 each), which is the most recent project to include that improvement. The rate as proposed includes a minimal increase of \$50. The commercial rate is based on the City policy that includes dividing the residential rate by 75 and then multiplying by 1.3.

7 Proposed Schedule

The proposed schedule is as follows. This schedule assumes the project is NOT successful with a grant application to the Local Road Improvement Program. If the grant request is successful, it is anticipated the City may delay improvements to allow additional MnDOT review and a traffic study for the 3rd Street SE intersection. It is still expected to be completed by the end of the construction season, however.

Table 6 – Proposed Schedule

Task	Date
Council Orders Preparation of a Feasibility Study*	October 6, 2025*
Conduct Neighborhood Meeting	August 7, 2024*
Present Feasibility Report; Council Calls for Hearing on Improvement*	December 1, 2025*

Task	Date
Publish Notice of Hearing on Improvement	December 4 and December 11 (Submit to paper and mail to property owners Tuesday, December 2, 2025)
Public Hearing; Council Authorizes Preparation of Plans and Specifications*	December 15, 2025*
Final Design/Construction & Bidding Documents	December 2025 – March 2025
MnDOT State Aid Submittal	March 2026
Present Final Plans and Specifications; Council Authorizes Advertisement for Bids*	April 6, 2026
Bid Opening	Friday, May 8, 2026
Council Receives Bids and Considers Award of Bid*	May 18, 2026
Construction	June to September 2026 (2 months working schedule)
Council Declares Cost to be Assessed, Orders Preparation of Assessment Roll, and Calls for Hearing on Proposed Assessments*	September 2026
Publish Notice of Hearing on Proposed Assessments	September 2026
Council Holds Assessment Hearing and Adopts Assessments *	October 2026
Assessments Due	November 2026 (30 days from Resolution Adopting Assessments)
Assessments Levied to County	December 1, 2025

**Milestones where City Council Actions/Resolutions are required.*

8 Summary and Recommendations

From the results of the feasibility study and preliminary investigations, it can be concluded that:

1. The project is feasible as it relates to general engineering principles, practices, and construction procedures as it has been presented in this report.
2. The project is necessary to maintain the City's infrastructure.
3. The project is cost-effective when all related costs are considered – public and private.

We recommend the following:

1. Accept this feasibility report and order a public hearing to be held as soon as possible.
2. After reviewing the alternatives and their respective impacts, the City Council should select one of the proposed options for implementation.
3. After holding the public hearing, the City Council should consider ordering the improvement and authorizing the preparation of plans and specifications.

9 Standard of Care

The conclusions and recommendations contained in this report were arrived at in accordance with generally accepted professional engineering practice at this time and location. Other than this, no warranty is implied or intended.

Figures

Figure 1 – Project Location Map

Figure 2 – Option 1 - Typical Section

Figure 3 – Option 1 - Layout (1 of 3)

Figure 4 – Option 1 - Layout (2 of 3)

Figure 5 – Option 1 - Layout (3 of 3)

Figure 6 – Option 2 - Typical Section

Figure 7 – Option 2 - Layout (1 of 3)

Figure 8 – Option 2 - Layout (2 of 3)

Figure 9 – Option 2 - Layout (3 of 3)

Figure 10 – Option 3 - Typical Section

Figure 11 – Option 3 - Layout (1 of 3)

Figure 12 – Option 3 - Layout (2 of 3)

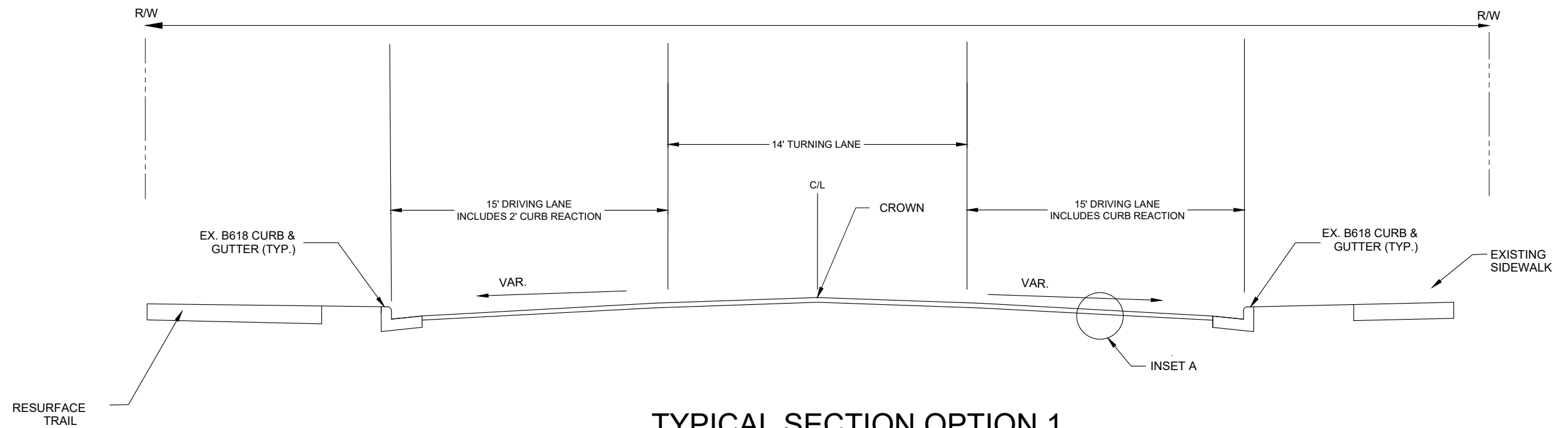
Figure 13 – Option 3 - Layout (3 of 3)



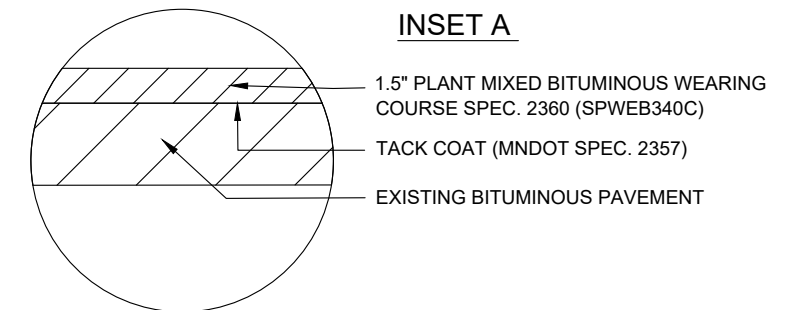
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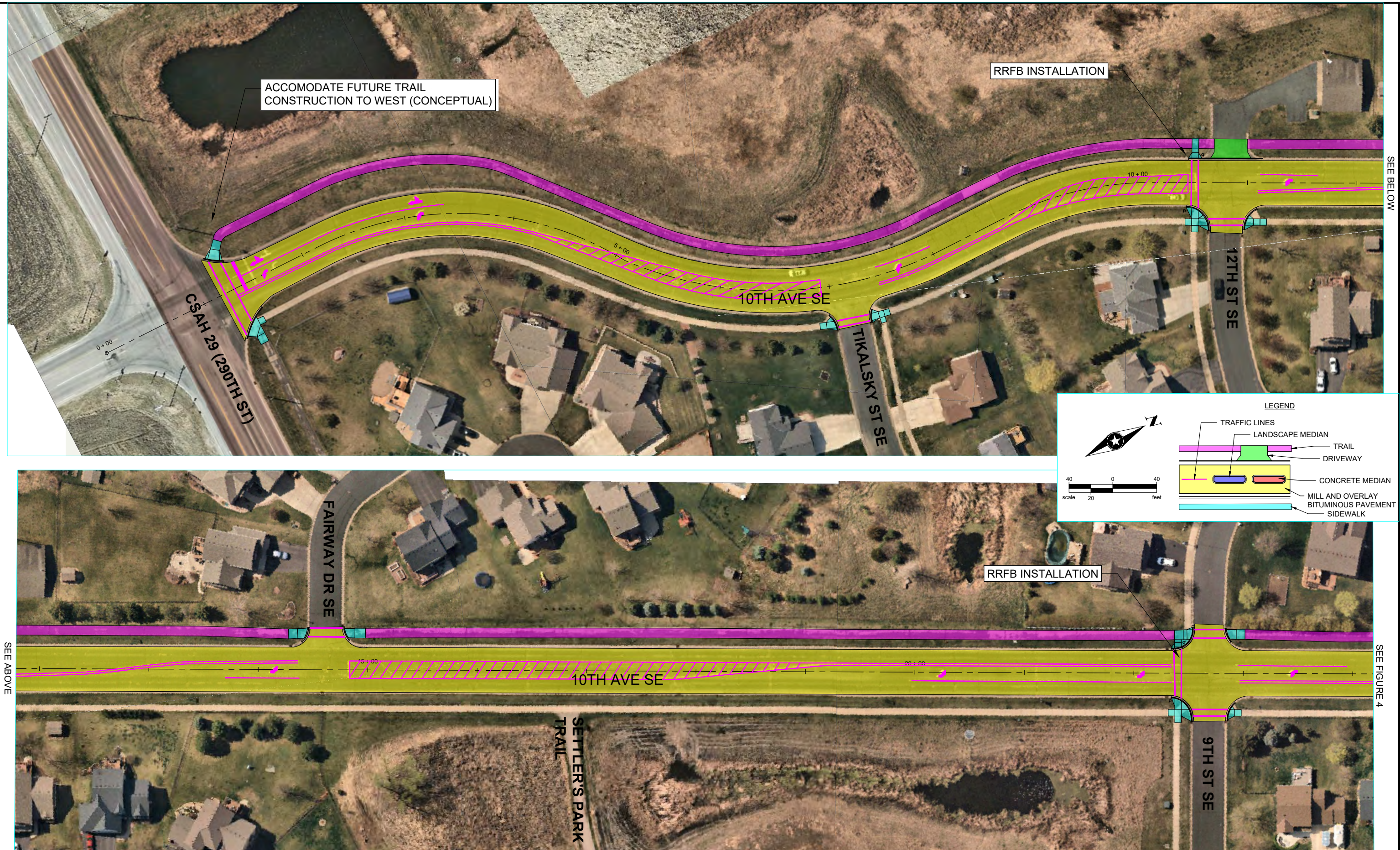
PROJECT LOCATION MAP
2026 STREET IMPROVEMENTS PROJECT
NEW PRAGUE, MINNESOTA

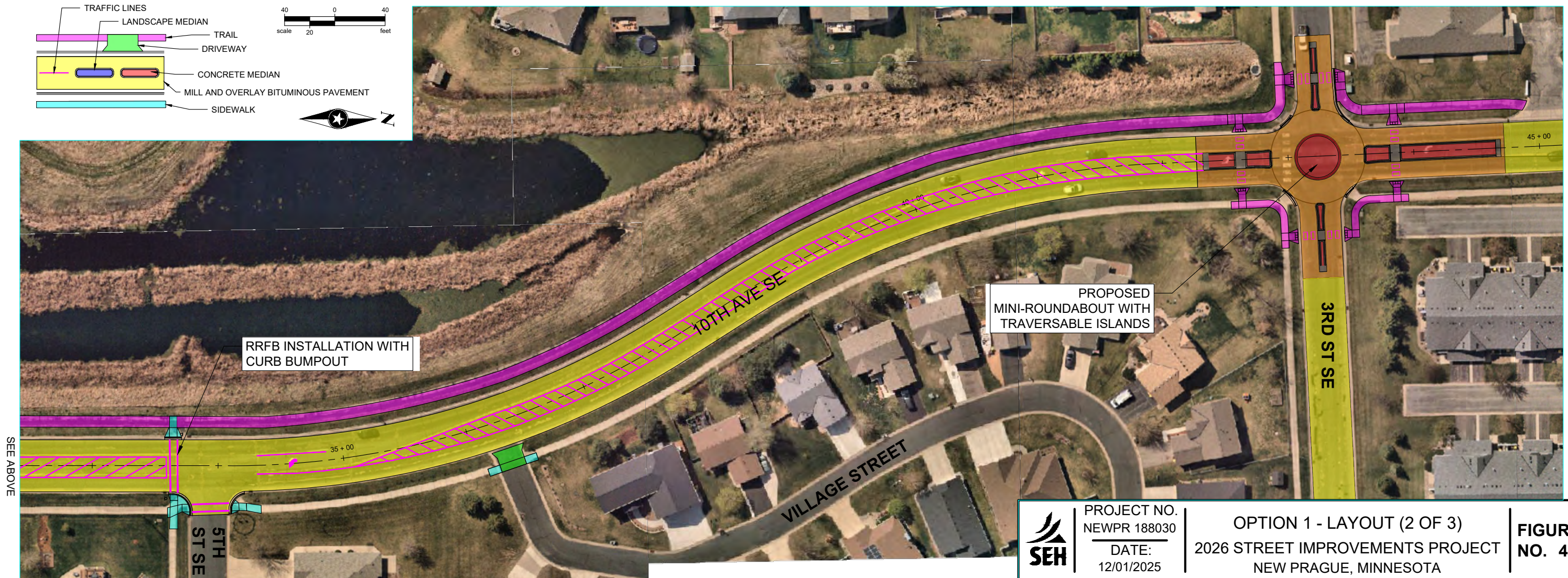
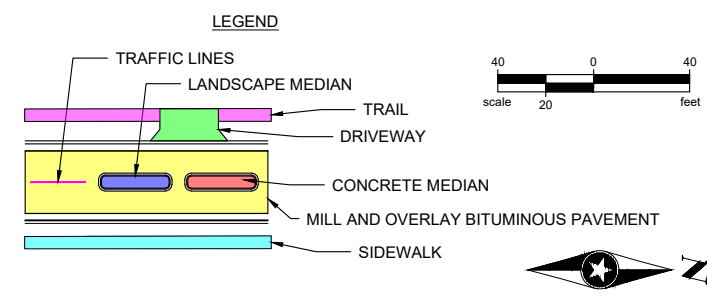
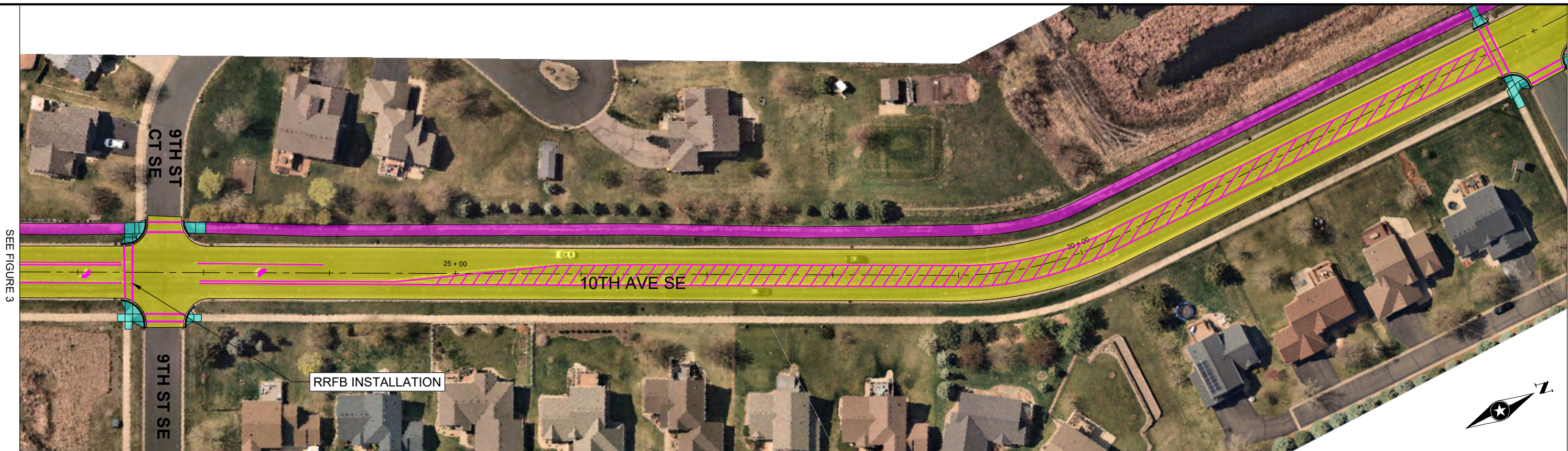
FIGURE
NO. 1



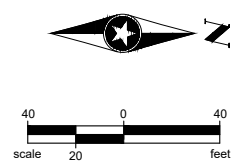
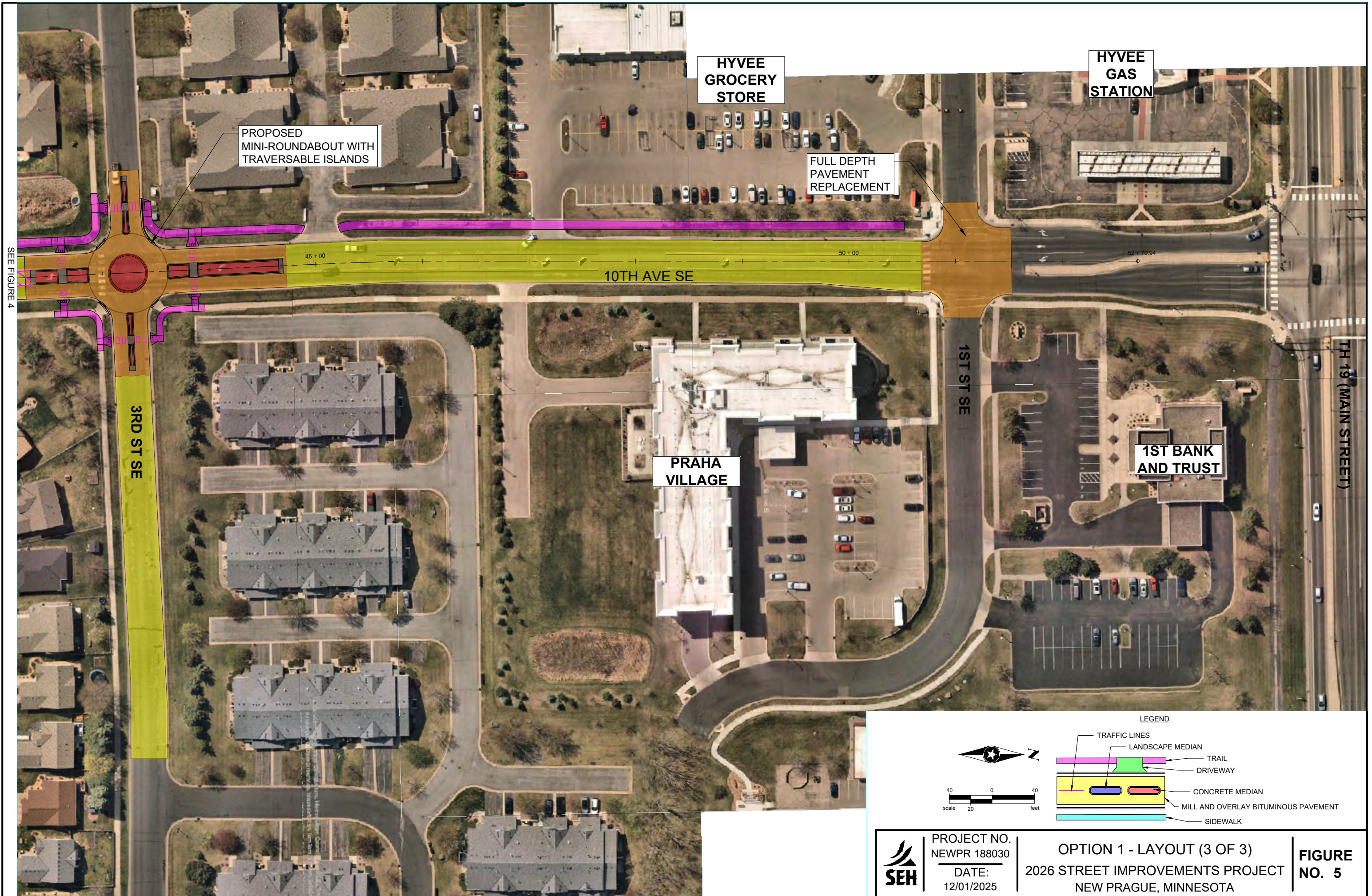
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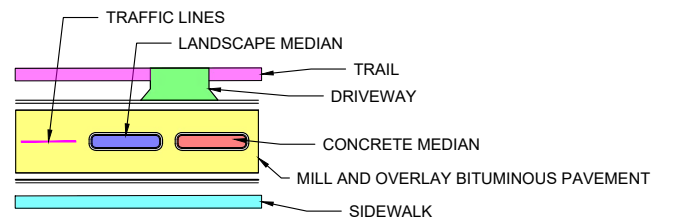




SEE FIGURE 4



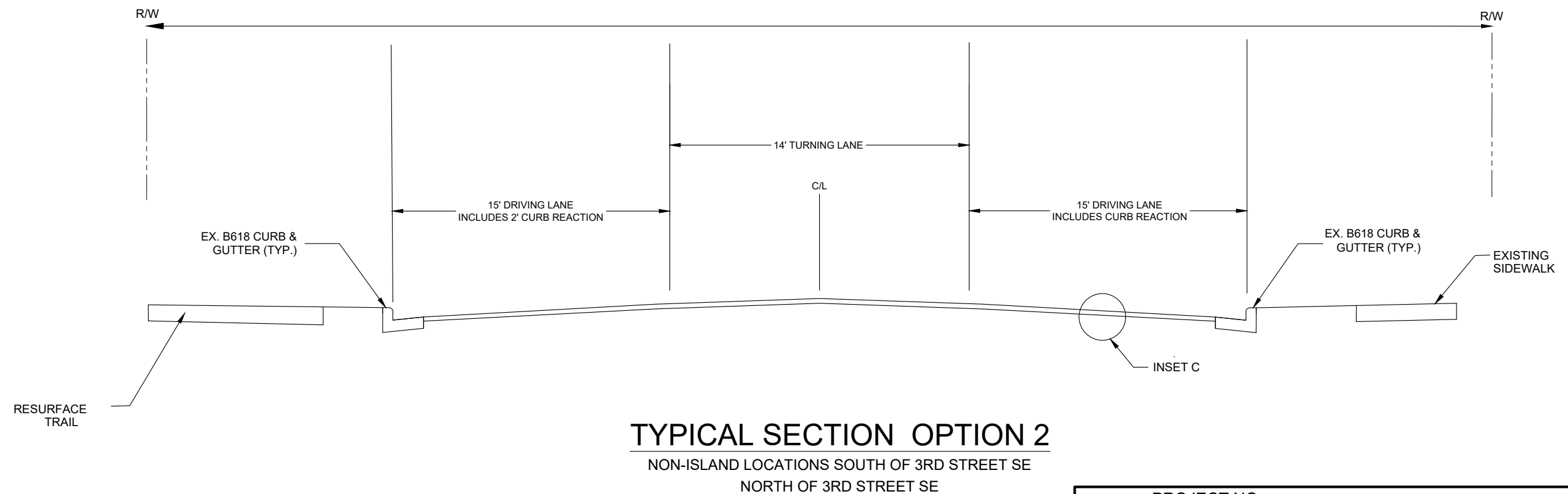
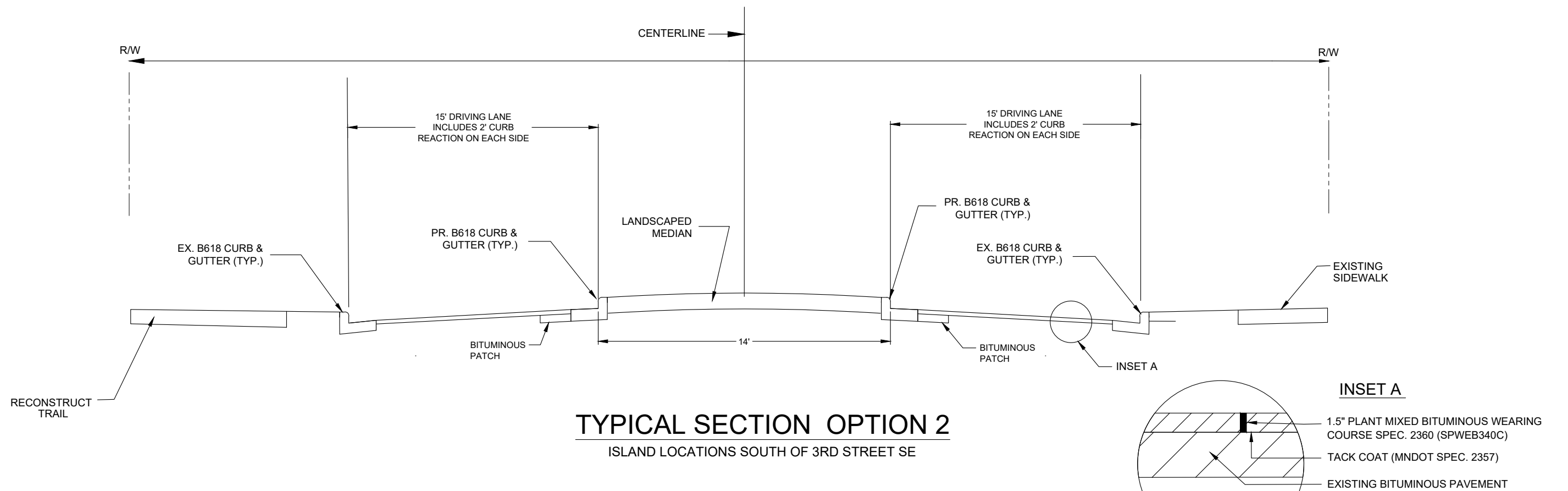
LEGEND

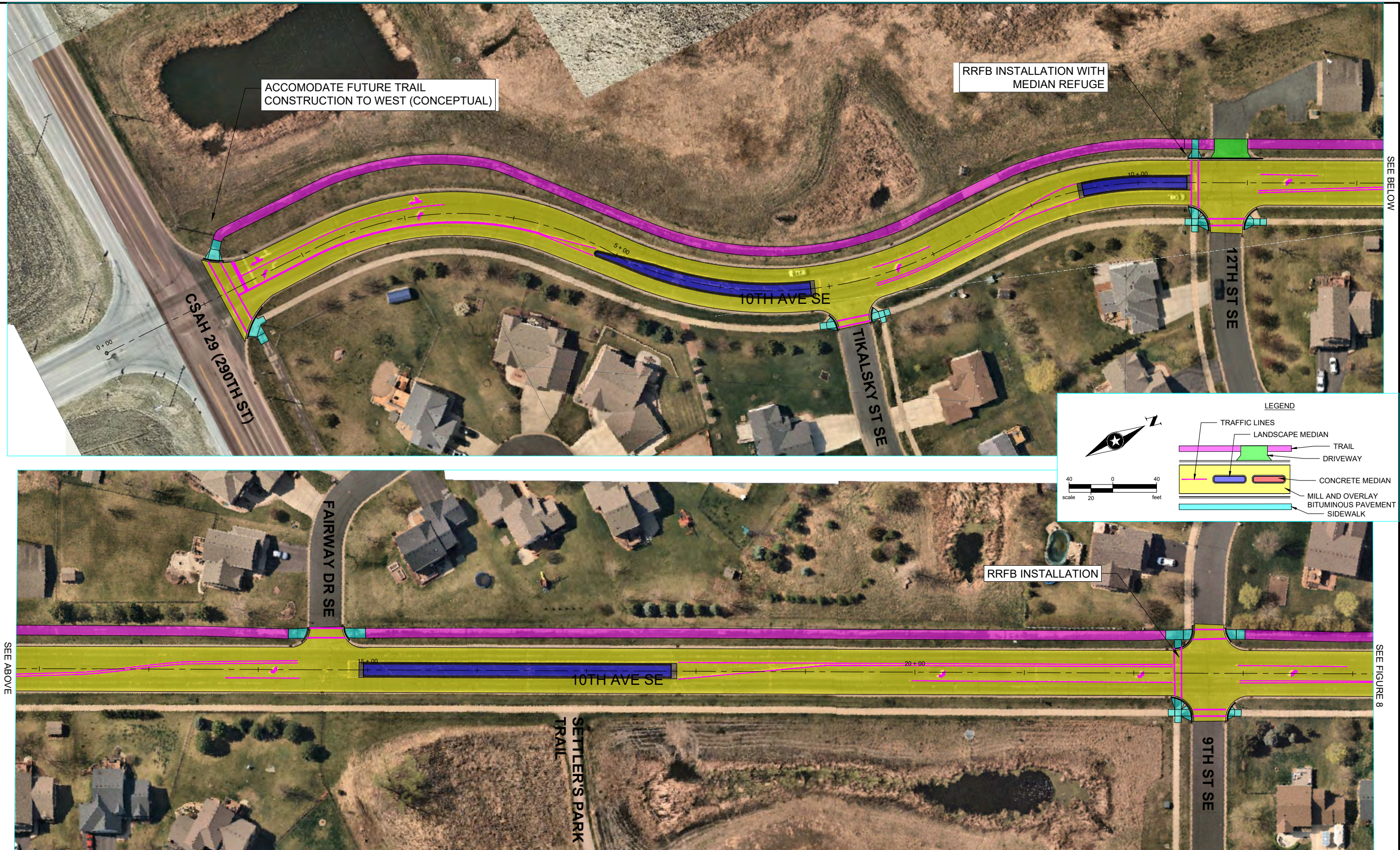


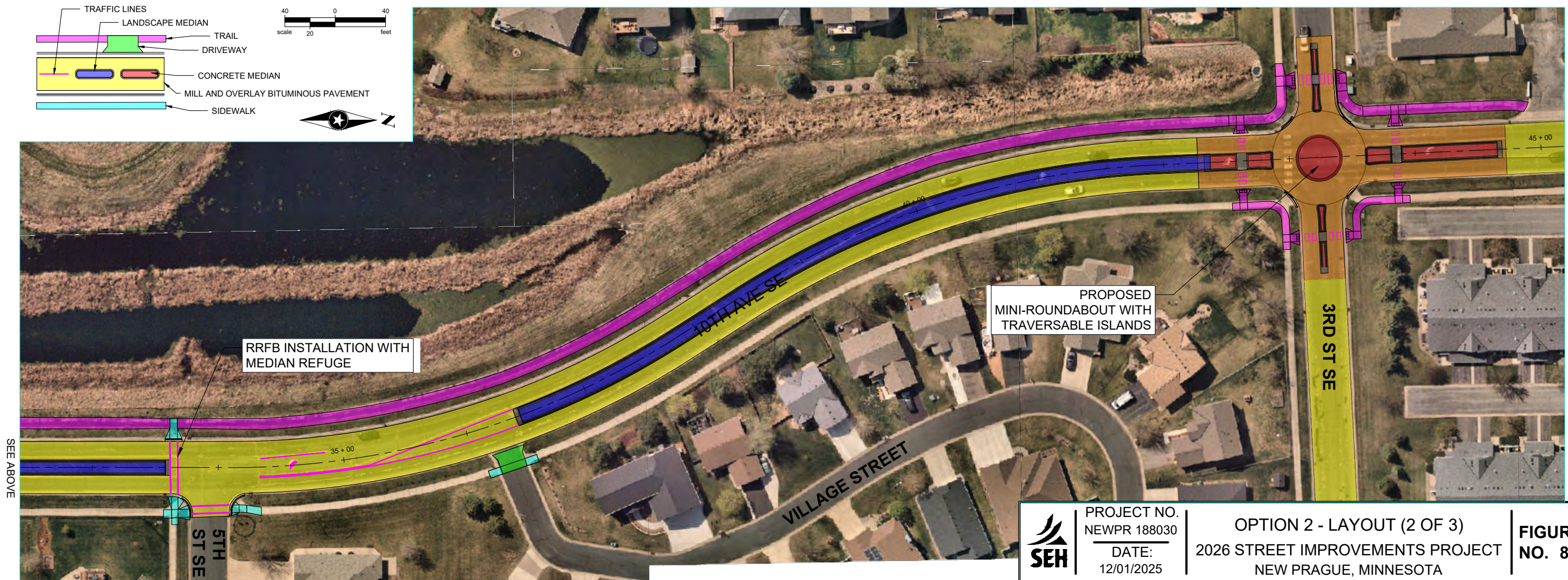
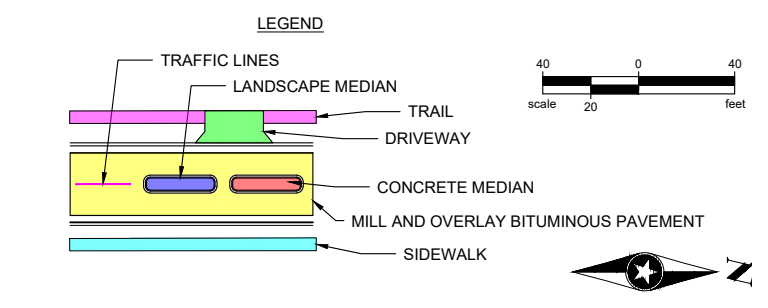
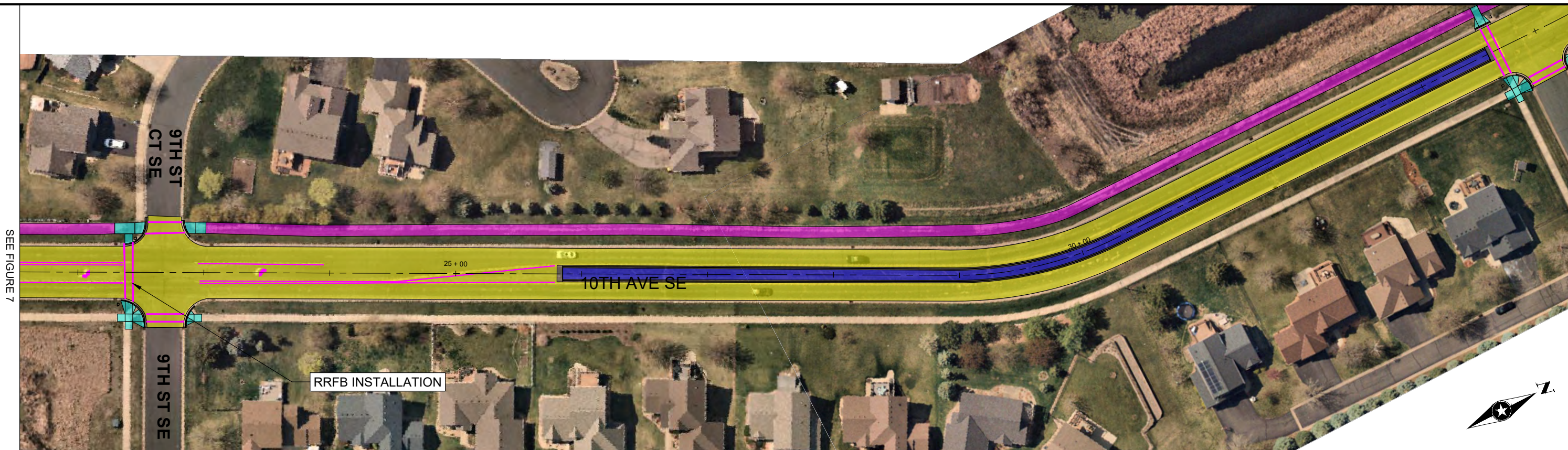
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OPTION 1 - LAYOUT (3 OF 3)
2026 STREET IMPROVEMENTS PROJECT
NEW PRAGUE, MINNESOTA

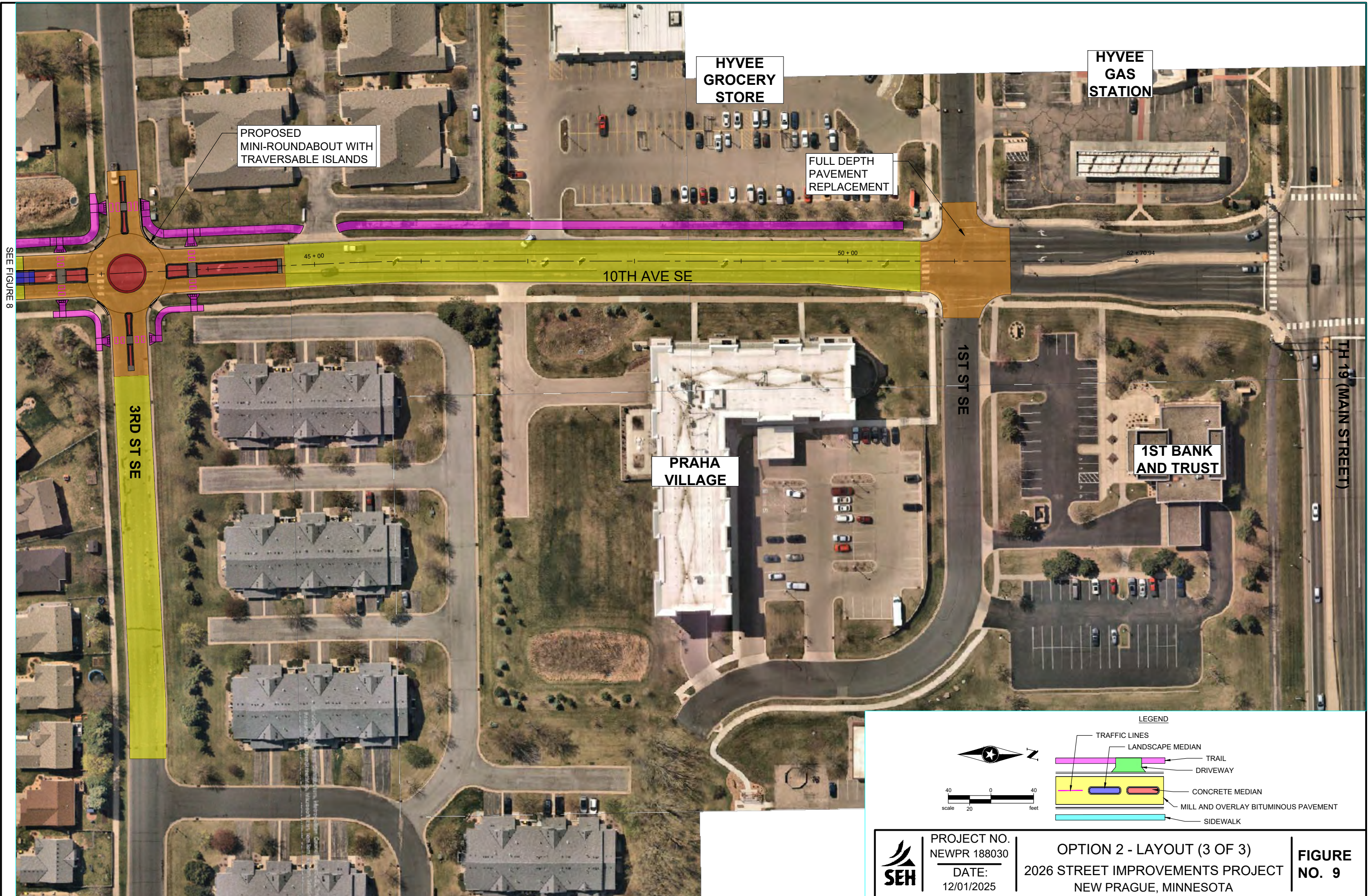
FIGURE
NO. 5







SEE FIGURE 8



LEGEND

- TRAFFIC LINES
- LANDSCAPE MEDIAN
- TRAIL
- DRIVEWAY
- CONCRETE MEDIAN
- MILL AND OVERLAY BITUMINOUS PAVEMENT
- SIDEWALK

PROJECT NO.
NEWPR 188030

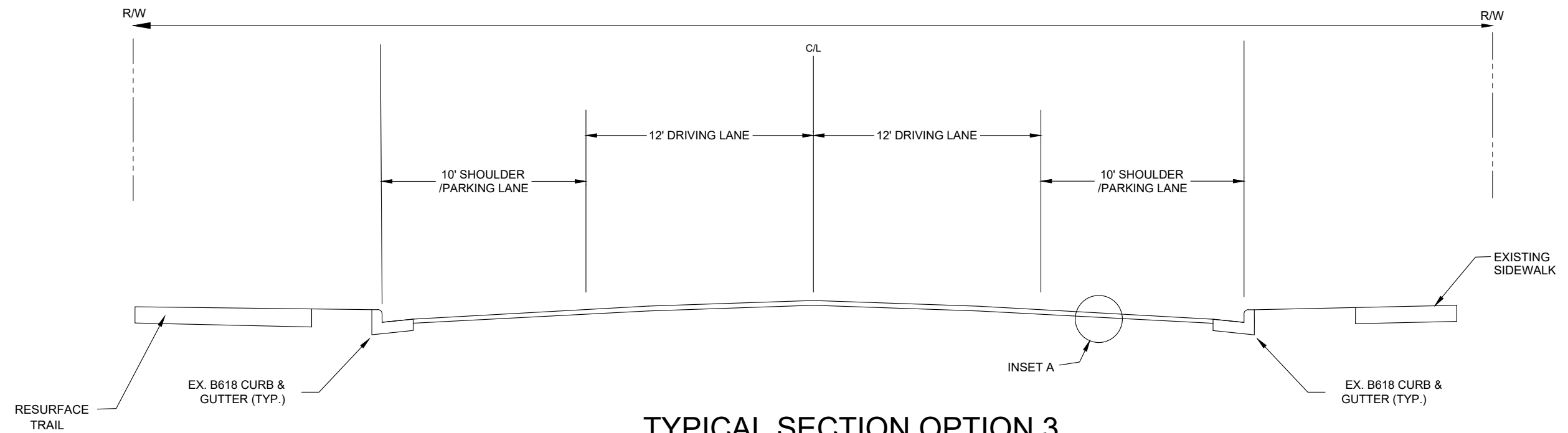
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OPTION 2 - LAYOUT (3 OF 3)

2026 STREET IMPROVEMENTS PROJECT

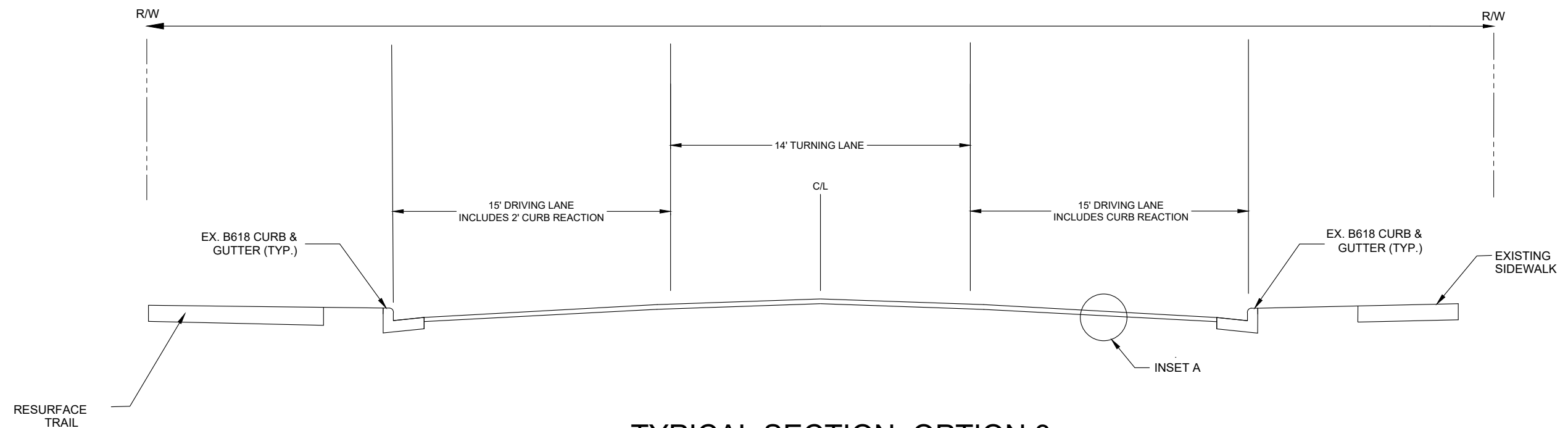
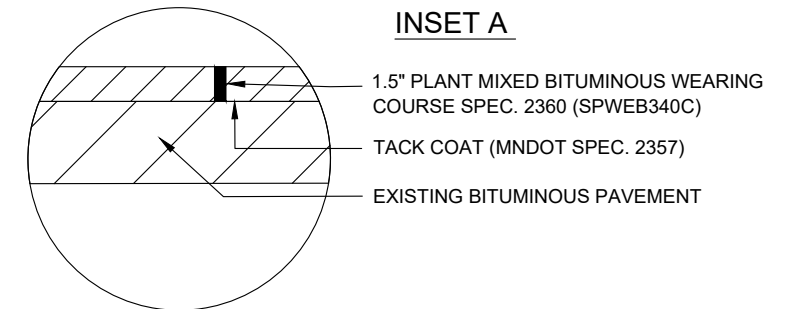
NEW PRAGUE, MINNESOTA

FIGURE NO. 9



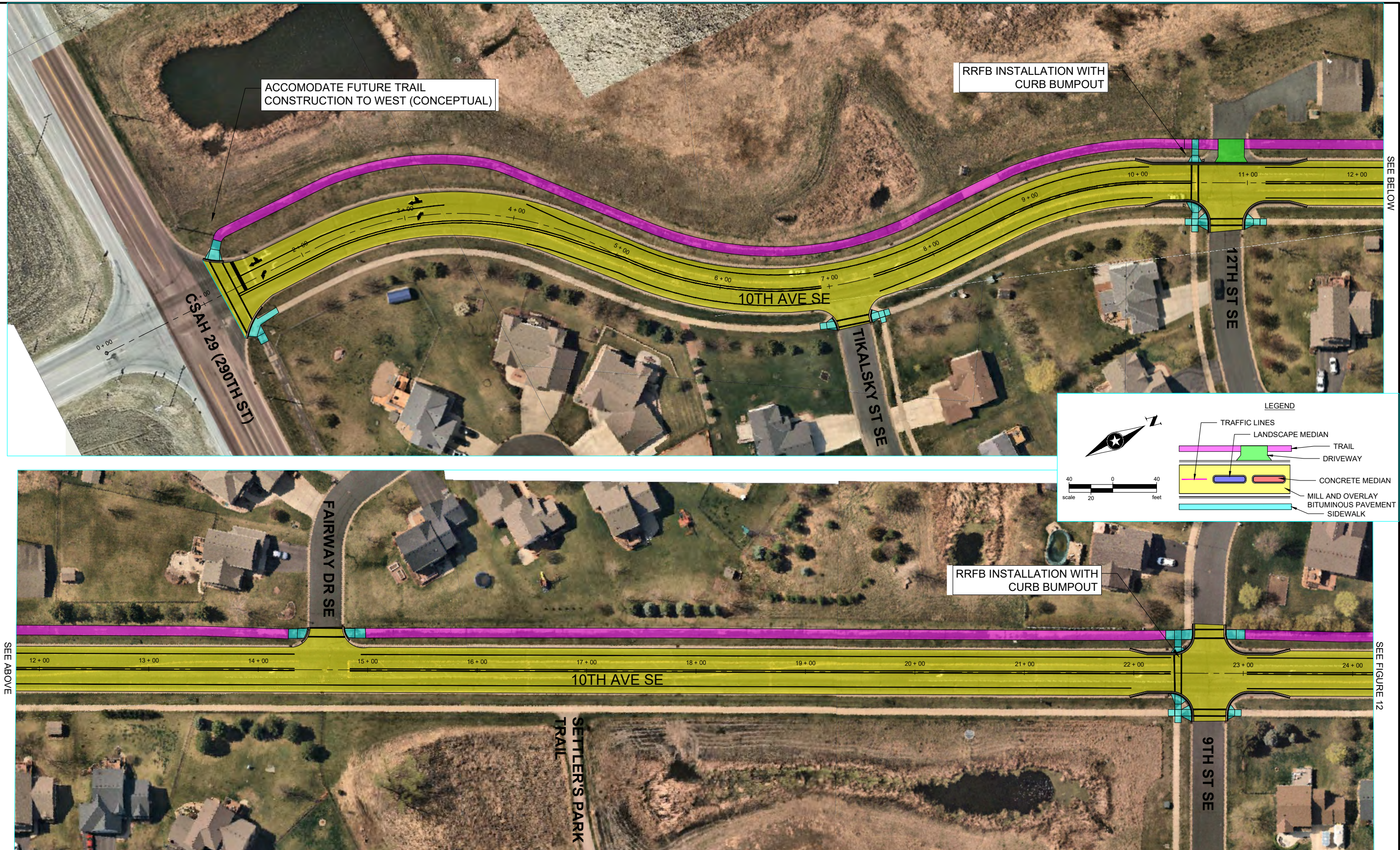
TYPICAL SECTION OPTION 3

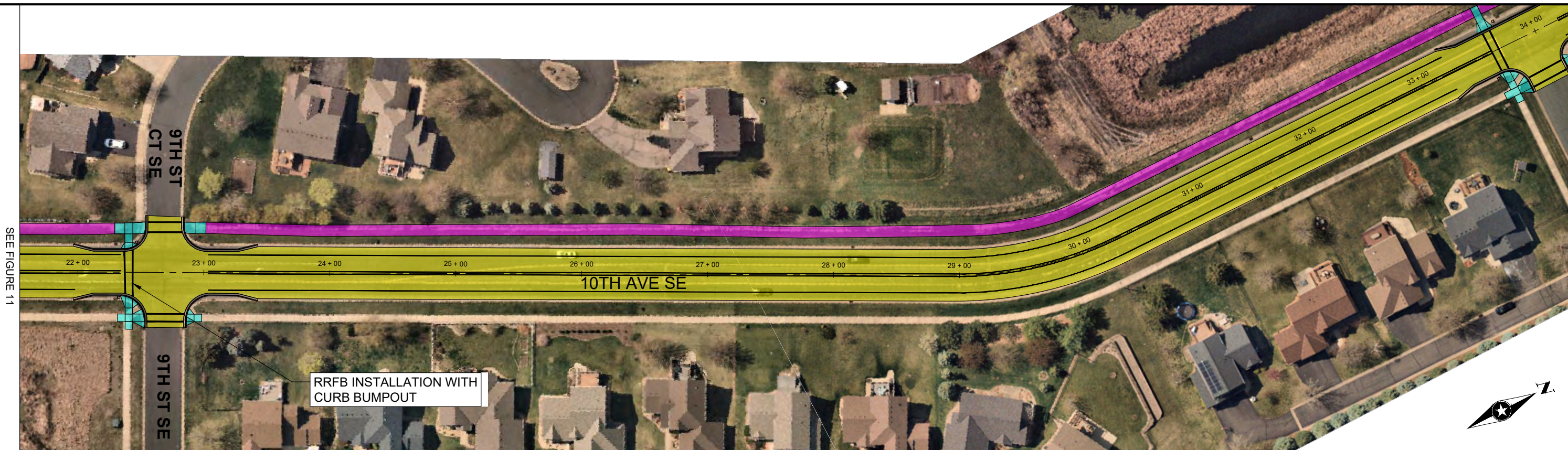
SOUTH OF 3RD STREET SE



TYPICAL SECTION OPTION 3

NON-ISLAND LOCATIONS SOUTH OF 3RD STREET SE
NORTH OF 3RD STREET SE

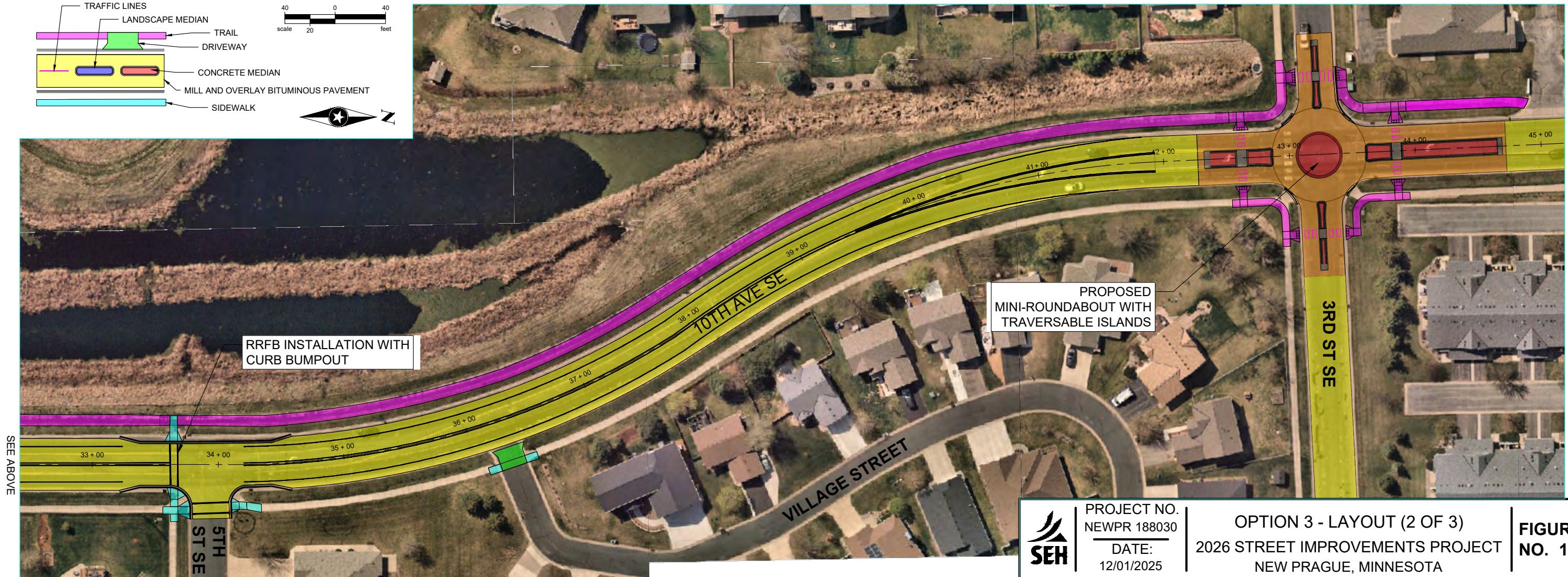
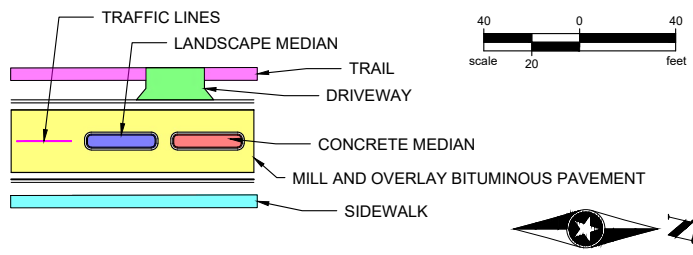




SEE FIGURE 11

SEE BELOW

LEGEND

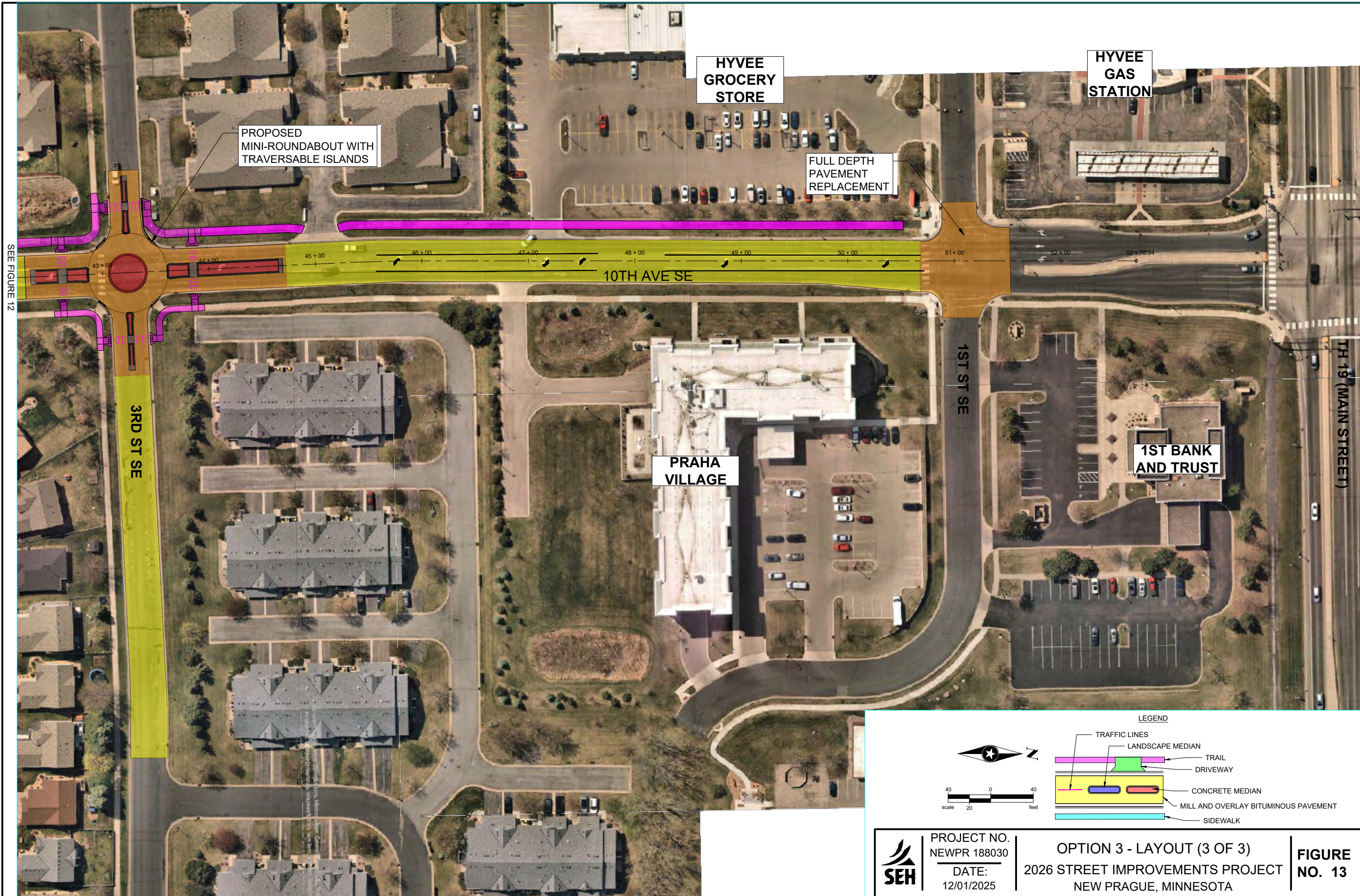


SEE ABOVE

SEE FIGURE 13

	PROJECT NO.	OPTION 3 - LAYOUT (2 OF 3)		FIGURE NO. 12
	NEWPR 188030	2026 STREET IMPROVEMENTS PROJECT		
	DATE:	NEW PRAGUE, MINNESOTA		
		12/01/2025		

SEE FIGURE 12



Appendix A

Cost Estimates

OPTION 1 - MILL AND OVERLAY WITH THREE LANE CONFIGURATION

2026 Street Improvement Project
Preliminary Cost Estimate
November 17, 2025

OPTION 1

Item No.	Item	Unit	Unit Price	Est. Quantity	Total Price
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe					
2021.501	MOBILIZATION	LUMP SUM	\$ 50,000.00	1.0	\$ 50,000.00
2104.503	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LIN FT	\$ 2.14	359.0	\$ 768.26
2104.518	REMOVE CONCRETE WALK	SQ FT	\$ 4.75	1626.0	\$ 7,723.50
2104.504	REMOVE BITUMINOUS TRAIL PAVEMENT (P)	SQ YD	\$ 8.00	4000.0	\$ 32,000.00
2123.610	STREET SWEEPER (WITH PICKUP BROOM)	HOURL	\$ 170.00	7.0	\$ 1,190.00
2130.523	WATER (DUST CONTROL)	M GALLON	\$ 55.00	40.0	\$ 2,200.00
2232.504	MILL BITUMINOUS PAVEMENT (10' EDGE MILL)	SQ YD	\$ 2.57	9444.0	\$ 24,271.08
2331.603	JOINT ADHESIVE (MASTIC)	LIN FT	\$ 1.00	8597.0	\$ 8,597.00
2357.506	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	\$ 3.00	1160.0	\$ 3,480.00
2401.601	TRAILPREPARATION	LUMP SUM	\$ 20,000.00	1.0	\$ 20,000.00
2360.504	TYPE SP 9.5 WEARING COURSE MIX (2.B)(SPWEA240B) (PATCHING)	SQ YD	\$ 35.00	44.0	\$ 1,540.00
2360.504	TYPE SP WEA WEAR COURSE MIX (2.B)(SPWEA230B) (TRAIL)(3")	SQ YD	\$ 16.97	3946.0	\$ 66,963.62
2360.509	TYPE SP 12.5 WEAR COURSE MIX (3,C) (SPWEB340C)	TON	\$ 95.00	1567.0	\$ 148,865.00
2405.502	ADJUST FRAME AND RING CASTING	EACH	\$ 800.00	8.0	\$ 6,400.00
2504.602	ADJUST VALVE BOX	EACH	\$ 500.00	11.0	\$ 5,500.00
2521.518	4" CONCRETE WALK	SQ FT	\$ 8.24	423.0	\$ 3,485.52
2521.518	6" CONCRETE WALK	SQ FT	\$ 17.00	3036.0	\$ 51,612.00
2531.503	REMOVE AND REPLACE CURB (HAND FORM)	LIN FT	\$ 38.00	394.0	\$ 14,972.00
2531.504	7" CONCRETE DRIVEWAY PAVEMENT	SQ YD	\$ 125.00	97.0	\$ 12,125.00
2531.618	TRUNCATED DOMES	SQ FT	\$ 67.00	254.0	\$ 17,018.00
2550.502	RECTANGULAR RAPID FLASHING BEACON (RRFB)	EACH	\$ 50,000.00	3.0	\$ 150,000.00
2563.601	TRAFFIC CONTROL	LUMP SUM	\$ 10,000.00	1.0	\$ 10,000.00
2573.502	STABILIZED CONSTRUCTION ENTRANCE	EACH	\$ 1,500.00	1.0	\$ 1,500.00
2573.502	STORM DRAIN INLET PROTECTION	EACH	\$ 200.00	21.0	\$ 4,200.00
2573.503	SILT FENCE, TYPE HI	LIN FT	\$ 3.50	100.0	\$ 350.00
2573.503	SEDIMENT CONTROL LOG TYPE STRAW	LIN FT	\$ 3.50	100.0	\$ 350.00
2574.507	BOULEVARD TOPSOIL BORROW (CV)	CU YD	\$ 44.00	20.0	\$ 880.00
2575.504	OVER-SEEDING	SQ YD	\$ 1.00	220.0	\$ 220.00
2575.504	WEED SPRAYING	SQ YD	\$ 0.50	110.0	\$ 55.00
2575.523	WATER (TURF RESTORATION)	M GALLON	\$ 58.00	10.0	\$ 580.00
2575.604	TURF ESTABLISHMENT	SQ YD	\$ 2.25	220.0	\$ 495.00
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe Subtotal					\$ 650,000.00

TOTALS	\$ 650,000.00
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Improvement	Const Cost	10% Contingency	20% Pr. Related	Project Cost
Option 1 Subtotal	\$ 650,000.00	\$ 65,000.00	\$ 130,000.00	\$ 845,000.00
Roundabout to North Subtotal	\$ 270,000.00	\$ 27,000.00	\$ 54,000.00	\$ 351,000.00
Total Estimated Construction Cost	\$ 920,000.00	\$ 92,000.00	\$ 184,000.00	\$ 1,196,000.00

OPTION 2

Item No.	Item	Unit	Unit Price	Est. Quantity	Total Price
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe					
2021.501	MOBILIZATION	LUMP SUM	\$ 50,000.00	1.0	\$ 50,000.00
2104.503	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LIN FT	\$ 2.14	359.0	\$ 768.26
2104.518	REMOVE CONCRETE WALK	SQ FT	\$ 4.75	1626.0	\$ 7,723.50
2104.504	REMOVE BITUMINOUS TRAIL PAVEMENT (P)	SQ YD	\$ 8.00	4000.0	\$ 32,000.00
2123.610	STREET SWEEPER (WITH PICKUP BROOM)	HOURL	\$ 170.00	7.0	\$ 1,190.00
2130.523	WATER (DUST CONTROL)	M GALLON	\$ 55.00	40.0	\$ 2,200.00
2232.504	MILL BITUMINOUS PAVEMENT (10' EDGE MILL)	SQ YD	\$ 2.57	9444.0	\$ 24,271.08
2331.603	JOINT ADHESIVE (MASTIC)	LIN FT	\$ 1.00	8597.0	\$ 8,597.00
2357.506	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	\$ 3.00	1160.0	\$ 3,480.00
2401.601	TRAIL PREPARATION	LUMP SUM	\$ 20,000.00	1.0	\$ 20,000.00
2531.503	CENTER MEDIAN (LINEAR FOOT)	LIN FT	\$ 112.44	1926.0	\$ 216,568.00
2360.504	TYPE SP 9.5 WEARING COURSE MIX (2,B)(SPWEA240B) (PATCHING)	SQ YD	\$ 35.00	44.0	\$ 1,540.00
2360.509	TYPE SP 9.5 WEAR COURSE MIX (2,B)(SPWEA230B) (TRAIL)(3")	TON	\$ 105.00	720	\$ 75,600.00
2360.509	TYPE SP 12.5 WEAR COURSE MIX (3,C) (SPWEB340C)	TON	\$ 95.00	1567.0	\$ 148,865.00
2405.502	ADJUST FRAME AND RING CASTING	EACH	\$ 800.00	8.0	\$ 6,400.00
2504.602	ADJUST VALVE BOX	EACH	\$ 500.00	11.0	\$ 5,500.00
2521.518	4" CONCRETE WALK	SQ FT	\$ 8.24	423.0	\$ 3,485.52
2521.518	6" CONCRETE WALK	SQ FT	\$ 17.00	3036.0	\$ 51,612.00
2531.503	REMOVE AND REPLACE CURB (HAND FORM)	LIN FT	\$ 38.00	394.0	\$ 14,972.00
2531.504	7" CONCRETE DRIVEWAY PAVEMENT	SQ YD	\$ 125.00	97.0	\$ 12,125.00
2531.618	TRUNCATED DOMES	SQ FT	\$ 67.00	254.0	\$ 17,018.00
2550.502	RECTANGULAR RAPID FLASHING BEACON (RRFB)	EACH	\$ 50,000.00	3.0	\$ 150,000.00
2563.601	TRAFFIC CONTROL	LUMP SUM	\$ 10,000.00	1.0	\$ 10,000.00
2573.502	STABILIZED CONSTRUCTION ENTRANCE	EACH	\$ 1,500.00	1.0	\$ 1,500.00
2573.502	STORM DRAIN INLET PROTECTION	EACH	\$ 200.00	21.0	\$ 4,200.00
2573.503	SILT FENCE, TYPE HI	LIN FT	\$ 3.50	100.0	\$ 350.00
2573.503	SEDIMENT CONTROL LOG TYPE STRAW	LIN FT	\$ 3.50	100.0	\$ 350.00
2574.507	BOULEVARD TOPSOIL BORROW (CV)	CU YD	\$ 44.00	20.0	\$ 880.00
2575.504	OVER-SEEDING	SQ YD	\$ 1.00	220.0	\$ 220.00
2575.504	WEED SPRAYING	SQ YD	\$ 0.50	110.0	\$ 55.00
2575.523	WATER (TURF RESTORATION)	M GALLON	\$ 58.00	10.0	\$ 580.00
2575.604	TURF ESTABLISHMENT	SQ YD	\$ 2.25	220.0	\$ 495.00
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe Subtotal					\$ 870,000.00
TOTALS					\$ 870,000.00
Improvement		Const Cost	10% Contingency	20% Pr. Related	Project Cost
Option 2 Subtotal		\$ 870,000.00	\$ 87,000.00	\$ 174,000.00	\$ 1,131,000.00
Roundabout to North Subtotal		\$ 270,000.00	\$ 27,000.00	\$ 54,000.00	\$ 351,000.00
Total Estimated Construction Cost		\$ 1,140,000.00	\$ 114,000.00	\$ 228,000.00	\$ 1,482,000.00

OPTION 3 - MILL AND OVERLAY WITH CENTER TURN LANE AND CURB EXTENSIONS
 South of 3rd Street SE
 2026 Street Improvement Project
 Preliminary Cost Estimate
 November 17, 2025

OPTION 3

Item No.	Item	Unit	Unit Price	Est. Quantity	Total Price
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe					
2021.501	MOBILIZATION	LUMP SUM	\$ 50,000.00	1	\$ 50,000.00
2104.503	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LIN FT	\$ 6.00	1345	\$ 8,070.00
2104.518	REMOVE CONCRETE WALK	SQ FT	\$ 3.00	2500	\$ 7,500.00
2104.504	REMOVE BITUMINOUS TRAIL PAVEMENT (P)	SQ YD	\$ 8.00	4000	\$ 32,000.00
2104.503	REMOVE CURB AND GUTTER	LIN FT	\$ 6.00	950	\$ 5,700.00
2123.610	STREET SWEEPER (WITH PICKUP BROOM)	HOUR	\$ 170.00	20	\$ 3,400.00
2130.523	WATER (DUST CONTROL)	M GALLON	\$ 55.00	40	\$ 2,200.00
2232.504	MILL BITUMINOUS PAVEMENT (10' VAR)	SQ YD	\$ 3.00	9450	\$ 28,350.00
2331.603	JOINT ADHESIVE (MASTIC)	LIN FT	\$ 1.00	8500	\$ 8,500.00
2357.506	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	\$ 6.00	1890	\$ 11,340.00
2401.601	TRAIL PREPARATION	LUMP SUM	\$ 10,000.00	1	\$ 10,000.00
2360.509	TYPE SP 12.5 WEAR COURSE MIX (3,C) (SPWEB340C)(PATCHING)	TON	\$ 110.00	100	\$ 11,000.00
2360.509	TYPE SP 12.5 WEAR COURSE MIX (3,C) (SPWEB340C)	TON	\$ 95.00	1544	\$ 146,680.00
2360.509	TYPE SP 9.5 WEAR COURSE MIX (2,B)(SPWEA230B) (TRAIL)(3")	TON	\$ 105.00	720	\$ 75,600.00
2405.502	ADJUST FRAME AND RING CASTING	EACH	\$ 800.00	8	\$ 6,400.00
2504.602	ADJUST VALVE BOX	EACH	\$ 500.00	11	\$ 5,500.00
2521.518	6" CONCRETE WALK	SQ FT	\$ 10.00	3500	\$ 35,000.00
2531.503	CONCRETE CURB & GUTTER, DESIGN B618	LIN FT	\$ 45.00	900	\$ 40,500.00
2531.504	7" CONCRETE DRIVEWAY PAVEMENT	SQ YD	\$ 125.00	100	\$ 12,500.00
2531.618	TRUNCATED DOMES	SQ FT	\$ 65.00	254	\$ 16,510.00
2550.502	RECTANGULAR RAPID FLASHING BEACON (RRFB)	EACH	\$ 35,000.00	3	\$ 105,000.00
2563.601	TRAFFIC CONTROL	LUMP SUM	\$ 10,000.00	1	\$ 10,000.00
2573.502	STABILIZED CONSTRUCTION ENTRANCE	EACH	\$ 1,500.00	2	\$ 3,000.00
2573.502	STORM DRAIN INLET PROTECTION	EACH	\$ 200.00	30	\$ 6,000.00
2573.503	SILT FENCE, TYPE HI	LIN FT	\$ 3.50	100	\$ 350.00
2573.503	SEDIMENT CONTROL LOG TYPE STRAW	LIN FT	\$ 3.50	100	\$ 350.00
2574.507	BOULEVARD TOPSOIL BORROW (CV)	CU YD	\$ 60.00	50	\$ 3,000.00
2575.523	WATER (TURF RESTORATION)	M GALLON	\$ 58.00	10	\$ 580.00
2575.601	TURF ESTABLISHMENT	LUMP SUM	\$ 15,000.00	1	\$ 15,000.00
Street, Curb & Gutter, Sidewalk, Driveways, Drainage Pipe Subtotal					\$ 660,030.00
Storm Sewer					
2104.502	REMOVE DRAINAGE STRUCTURE	EACH	\$ 800.00	4	\$ 3,200.00
2503.503	15" STORM SEWER	LIN FT	\$ 100.00	80	\$ 8,000.00
2506.503	CONSTRUCT DRAINAGE STRUCTURE SPECIAL (TYPE 477)	LIN FT	\$ 650.00	20	\$ 13,000.00
2506.502	CASTING ASSEMBLY (STORM)	EACH	\$ 1,200.00	4	\$ 4,800.00
2506.602	CONNECT TO EXISTING STORM SEWER	EACH	\$ 1,400.00	8	\$ 11,200.00
Storm Sewer Subtotal					\$ 40,200.00
TOTALS					\$ 700,000.00
Improvement		Const Cost	10% Contingency	20% Pr. Related	Project Cost
Option 3 Subtotal		\$ 700,000.00	\$ 70,000.00	\$ 140,000.00	\$ 910,000.00
Roundabout to North Subtotal		\$ 270,000.00	\$ 27,000.00	\$ 54,000.00	\$ 351,000.00
Total Estimated Construction Cost		\$ 970,000.00	\$ 97,000.00	\$ 194,000.00	\$ 1,261,000.00

SOUTH LIMIT OF ROUNDABOUT TO NORTH - FOR ALL OPTIONS

2026 Street Improvement Project

Preliminary Cost Estimate

November 17, 2025

Item No.	Item	Unit	Unit Price	Est. Quantity	Total Price
Street, Curb & Gutter, Sidewalk, Trail Subtotal					
1	MOBILIZATION	LUMP SUM	\$ 5,000.00	1.0	\$ 5,000.00
2	SAWING BITUMINOUS PAVEMENT (FULL DEPTH)	LIN FT	\$ 5.00	270.0	\$ 1,350.00
3	REMOVE CONCRETE WALK	SQ FT	\$ 3.00	1180.0	\$ 3,540.00
4	REMOVE BITUMINOUS TRAIL PAVEMENT	SQ YD	\$ 8.00	670.0	\$ 5,360.00
5	REMOVE BITUMINOUS PAVEMENT	SQ YD	\$ 5.00	2439.0	\$ 12,195.00
6	REMOVE CURB AND GUTTER	LIN FT	\$ 6.00	60.0	\$ 360.00
7	WATER (DUST CONTROL)	M GALLON	\$ 55.00	40	\$ 2,200.00
8	MILL BITUMINOUS PAVEMENT (10' VAR)	SQ YD	\$ 3.00	1990	\$ 5,970.00
9	JOINT ADHESIVE (MASTIC)	LIN FT	\$ 1.00	8500	\$ 8,500.00
10	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	\$ 6.00	1890	\$ 11,340.00
11	TRAIL PREPARATION	LUMP SUM	\$ 5,000.00	1	\$ 5,000.00
12	AGGREGATE BASE (CV) CLASS 5 (P)	CU YD	\$ 40.00	97.0	\$ 3,880.00
13	JOINT ADHESIVE (MASTIC)	LIN FT	\$ 1.00	3016.0	\$ 3,016.00
14	BITUMINOUS MATERIAL FOR TACK COAT	GALLON	\$ 5.00	90.0	\$ 450.00
15	TYPE SP 19.0 NON WEAR COURSE MIX (3,B) (SPNWC330B)	TON	\$ 85.00	440.0	\$ 37,400.00
16	TYPE SP 12.5 WEAR COURSE MIX (3,C) (SPWEB340C)	TON	\$ 95.00	506.4	\$ 48,109.90
17	TYPE SP 9.5 WEAR COURSE MIX (2,B)(SPWEA230B) (TRAIL)(3")	TON	\$ 105.00	100.0	\$ 10,500.00
18	6" CONCRETE WALK	SQ FT	\$ 17.00	300.0	\$ 5,100.00
19	7" COLORED CONCRETE (MEDIAN & ROUNDABOUT)	SQ FT	\$ 15.00	2350.0	\$ 35,250.00
20	CONCRETE CURB & GUTTER, DESIGN B618	LIN FT	\$ 45.00	580.0	\$ 26,100.00
21	REPLACE CURB (HAND FORM)	LIN FT	\$ 38.00	180.0	\$ 6,840.00
22	TRUNCATED DOMES	SQ FT	\$ 67.00	104.0	\$ 6,968.00
23	TRAFFIC CONTROL	LUMP SUM	\$ 5,000.00	1.0	\$ 5,000.00
24	STORM DRAIN INLET PROTECTION	EACH	\$ 200.00	10.0	\$ 2,000.00
25	SILT FENCE,	LIN FT	\$ 5.00	100.0	\$ 500.00
26	BOULEVARD TOPSOIL BORROW (CV)	CU YD	\$ 60.00	40.0	\$ 2,400.00
27	TURF ESTABLISHMENT	LUMP SUM	\$ 4,000.00	1.0	\$ 4,000.00
28	PAVEMENT MARKINGS	LUMP SUM	\$ 10,000.00	1.0	\$ 10,000.00
Street, Curb & Gutter, Sidewalk, Trail Subtotal					\$ 270,000.00

Appendix B

Preliminary Assessments

B-1 – Assessment Policy Map

B-2 – Preliminary Assessment Roll

B-3 – Preliminary Assessment Map

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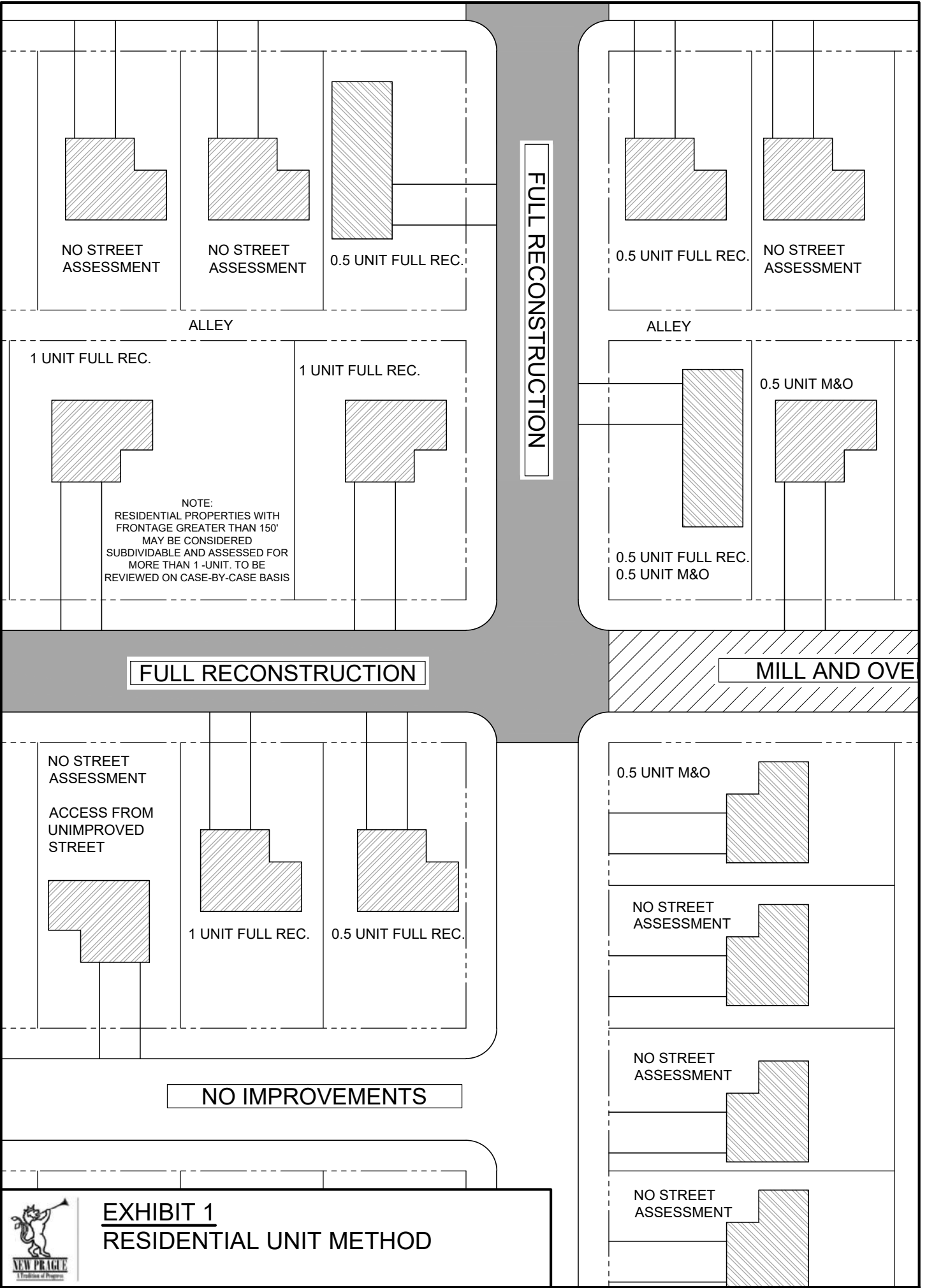


EXHIBIT 1
RESIDENTIAL UNIT METHOD

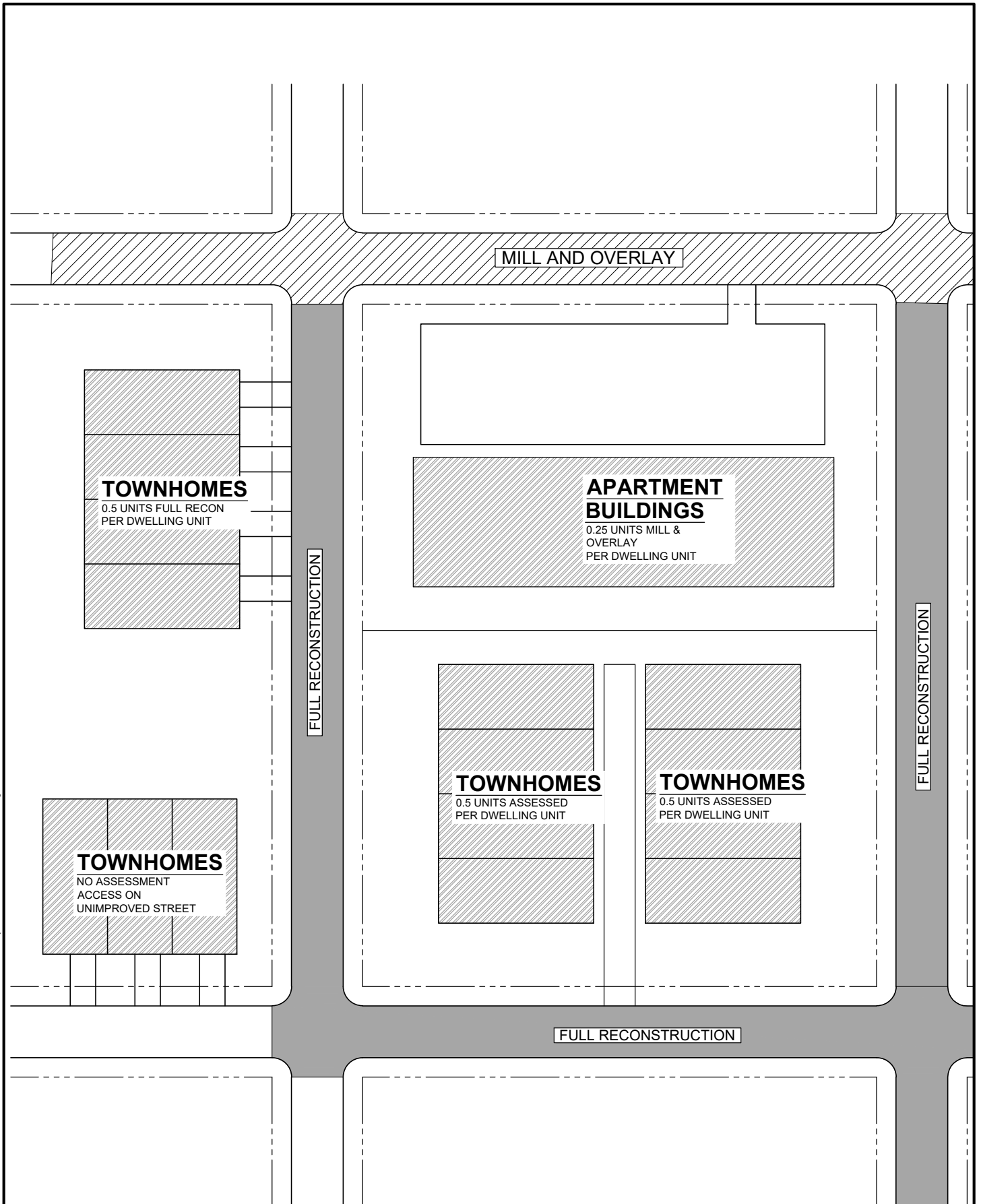


EXHIBIT 2 APARTMENT AND TOWNHOME UNIT METHOD

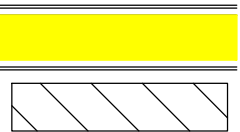
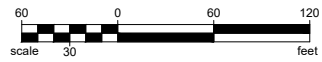
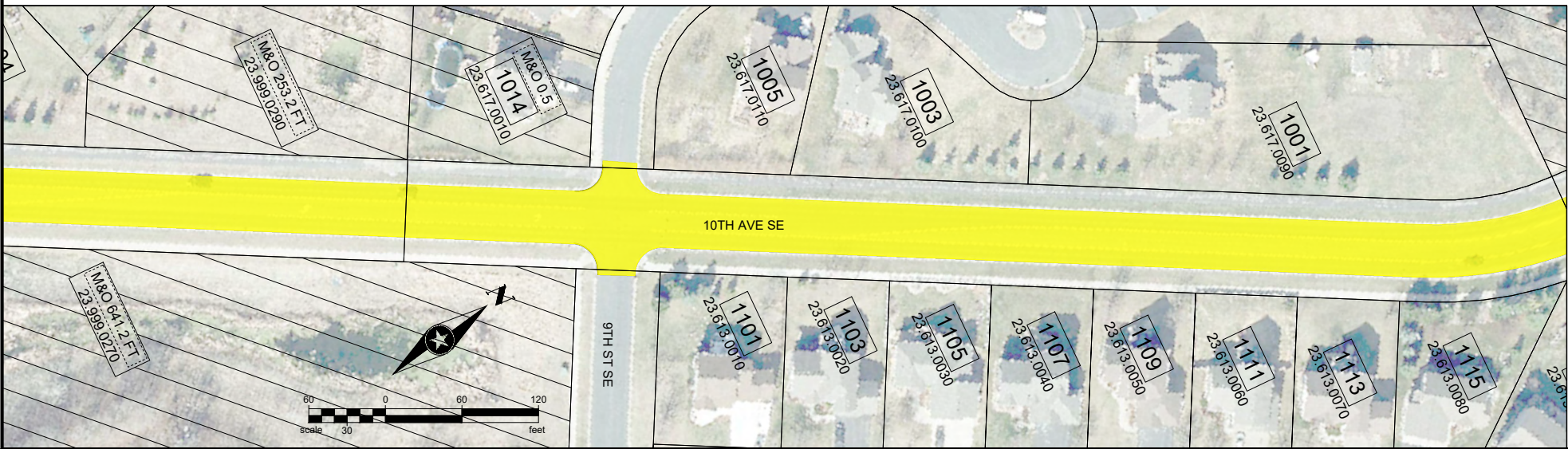
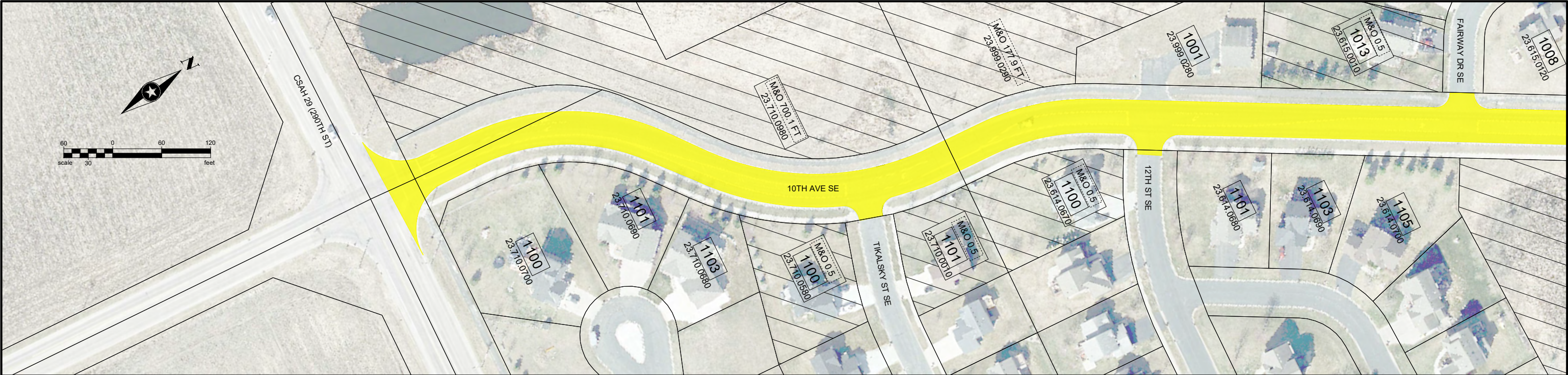
Parcel No.	Name	Additional Name	Address	PropertyAddress	Residential Mill & Overlay Unit	Residential Mill & Overlay Assess.	Commercial- Institutional Mill & Overlay Unit	Commercial- Institutional Mill & Overlay Assess.	Total Assessment
23.605.0060	Hy-Vee Inc.	Attn: Real Estate Dept	5820 Westown Pkwy	200 10th Ave SE		\$0.00	237.5	\$10,497.50	\$10,497.50
23.605.0065	Hy-Vee Inc.	Attn: Real Estate Dept	5820 Westown Pkwy			\$0.00	135	\$5,967.00	\$5,967.00
23.497.0170	Betty C Aune		308 10th Ave SE	308 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0180	Sonia L Schelhaas		318 10th Ave SE	318 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0200	Kathleen M Blaschko		306 10th Ave SE	306 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0230	Rebecca L Schaecher		316 10th Ave SE	316 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0210	Mary Gaffke		304 10th Ave SE	304 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0220	Margaret C Webb		314 10th Ave SE	314 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0250	Dustin K Aune		302 10th Ave SE	302 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0280	Larry D & Janyce R Coon	Revocable Trust Agreement	312 10th Ave SE	312 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0260	Christopher C Anderson		302 Lyndale Ave N	300 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00

Parcel No.	Name	Additional Name	Address	PropertyAddress	Residential Mill & Overlay Unit	Residential Mill & Overlay Assess.	Commercial- Institutional Mill & Overlay Unit	Commercial- Institutional Mill & Overlay Assess.	Total Assessment
23.497.0270	Katherine M Engel		310 10th Ave SE	310 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0140	Theodore & Lisa Bertrand		328 10th Ave SE	328 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0120	Rhonda Champion	c/o Patricia J Bell	326 10th Ave SE	326 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0090	Brady J Devaan	Tracey J Ziskovsky	324 10th Ave SE	324 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0040	Scott J & Anne Pexa Rev Trust		196 280th St W	322 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.497.0010	Brian T & Julie A Paur		1400 12th St SE	320 10th Ave SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.605.0080	David A & Joan Hover		401 Redpoll Ave SE	401 Redpoll Ave SE		\$0.00		\$0.00	\$0.00
23.999.0260	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N			\$0.00	1166.7	\$51,568.14	\$51,568.14
23.617.0090	Kevin D & Julie K Rens		1001 9th St Ct SE	1001 9th St Ct SE		\$0.00		\$0.00	\$0.00
23.617.0100	Matthew & Jennifer Mushitz		1003 9th St Ct SE	1003 9th St Ct SE		\$0.00		\$0.00	\$0.00
23.617.0110	Dean J & Stacy J Dorner		1005 9th St Ct SE	1005 9th St Ct SE		\$0.00		\$0.00	\$0.00
23.617.0010	Gregory & Jane Kemper		1014 9th St Ct SE	1014 9th St Ct SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.710.0980	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N			\$0.00	700.1	\$30,944.42	\$30,944.42
23.999.0270	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N			\$0.00	641.2	\$28,341.04	\$28,341.04

Parcel No.	Name	Additional Name	Address	PropertyAddress	Residential Mill & Overlay Unit	Residential Mill & Overlay Assess.	Commercial- Institutional Mill & Overlay Unit	Commercial- Institutional Mill & Overlay Assess.	Total Assessment
23.999.0290	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N			\$0.00	177.9	\$7,863.18	\$7,863.18
23.615.0100	Peter P Scheffler	Erica L Havlicek	1004 Fairway Dr SE	1004 Fairway Dr SE		\$0.00		\$0.00	\$0.00
23.615.0110	Ryan A & Shannon M Denzer		1006 Fairway Dr SE	1006 Fairway Dr SE		\$0.00		\$0.00	\$0.00
23.615.0120	Daniel J & Callie A Witty		1008 Fairway Dr SE	1008 Fairway Dr SE		\$0.00		\$0.00	\$0.00
23.615.0010	Kristopher & Barbara Nyreen		1013 Fairway Dr SE	1013 Fairway Dr SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.999.0280	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N	1001 10th Ave SE	1	\$2,550.00		\$0.00	\$2,550.00
23.710.0980	Randolph J & Lisa Maria Kubes		1244 Monroe St			\$0.00		\$0.00	\$0.00
23.605.0050	Praha Village LLC	c/o Cassia/Vice Pres of Finance	7171 Ohms Ln	1100 1st St SE		\$0.00	372.5	\$16,464.50	\$16,464.50
23.611.0090	Megan M Denzer		1115 Village St SE	1115 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0100	Kenneth J & Sally A Tupy		1113 Village St SE	1113 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0110	Jayne W Schmit		1111 Village St SE	1111 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0120	Jean Vazquez		1109 Village St SE	1109 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0130	Adam Breheim		1107 Village St SE	1107 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0140	Susan M Bennett		1105 Village St SE	1105 Village St SE		\$0.00		\$0.00	\$0.00

Parcel No.	Name	Additional Name	Address	PropertyAddress	Residential Mill & Overlay Unit	Residential Mill & Overlay Assess.	Commercial- Institutional Mill & Overlay Unit	Commercial- Institutional Mill & Overlay Assess.	Total Assessment
23.611.0150	Robert & Rachel Schaus		1103 Village St SE	1103 Village St SE		\$0.00		\$0.00	\$0.00
23.611.0160	Kurt Peterson	Laura Mager	1101 Village St SE	1101 Village St SE		\$0.00		\$0.00	\$0.00
23.616.0010	Justin R & Ashley J Hauge		600 Evergreen Ave SE	600 Evergreen Ave SE		\$0.00		\$0.00	\$0.00
23.616.0020	Christina M Wood		602 Evergreen Ave SE	602 Evergreen Ave SE		\$0.00		\$0.00	\$0.00
23.616.0030	Denny Garzon Villaneuva	See Vue	604 Evergreen Ave SE	604 Evergreen Ave SE		\$0.00		\$0.00	\$0.00
23.616.0040	Justin & Stephanie Ottinger		606 Evergreen Ave SE	606 Evergreen Ave SE		\$0.00		\$0.00	\$0.00
23.613.0090	Troy M & Jennifer M Davis		1117 Horseshoe Ln SE	1117 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0080	Marsha S Lillard		1115 Horseshoe Ln SE	1115 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0070	Joanne M Dean		1113 Horseshoe Ln SE	1113 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0060	Nicholas & Amber Hunter		1111 Horseshoe Ln SE	1111 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0050	Jay L & Penny R Skare		1109 Horseshoe Ln SE	1109 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0040	Brian Doherty	Danielle Eaton	1107 Horseshoe Ln Se	1107 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0030	Brent V & Lynda Schaumburg		1105 Horseshoe Ln SE	1015 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0020	Thomas W Schoemaker		1103 Horseshoe Ln SE	1103 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.613.0010	Greg & Tonya Pavek		1101 Horseshoe Ln SE	1101 Horseshoe Ln SE		\$0.00		\$0.00	\$0.00
23.999.0270	City of New Prague	Attn: Joshua Tetzlaff	118 Central Ave N	1114 9th St SE		\$0.00		\$0.00	\$0.00

Parcel No.	Name	Additional Name	Address	PropertyAddress	Residential Mill & Overlay Unit	Residential Mill & Overlay Assess.	Commercial- Institutional Mill & Overlay Unit	Commercial- Institutional Mill & Overlay Assess.	Total Assessment
23.614.0700	Laura E Dias		1105 Park Ln SE	1105 Park Ln SE		\$0.00		\$0.00	\$0.00
23.614.0690	Rodney & Debra Kos		1103 Park Ln SE	1103 Park Ln SE		\$0.00		\$0.00	\$0.00
23.614.0680	Christopher & Sommer Yarolimek		1101 Park Ln SE	1101 Park Ln SE		\$0.00		\$0.00	\$0.00
23.614.0670	Timothy & Lisa Hinricher		1100 12th St SE	1100 12th ST SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.710.0010	Michael D & Beverly R Thompson		1101 Tikalsky St SE	1101 Tikalsky St SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.710.0580	Scott L & Maren C Davis		1100 Tikalsky St SE	1100 Tikalsky St SE	0.5	\$1,275.00		\$0.00	\$1,275.00
23.710.0680	Donald D & Lisa M Simon		1103 Olivia St SE	1103 Olivia St SE		\$0.00		\$0.00	\$0.00
23.710.0690	Kenneth A & Mary Jo Thomas		1101 Olivia St SE	1101 Olivia St SE		\$0.00		\$0.00	\$0.00
23.710.0700	Michael Toft	Sheilah Felix	1100 Olivia St SE	1100 Olivia St SE		\$0.00		\$0.00	\$0.00
	TOTAL				11.0	\$28,050.00	3430.9	\$151,645.78	\$179,695.78



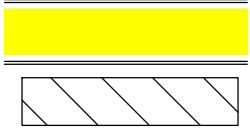
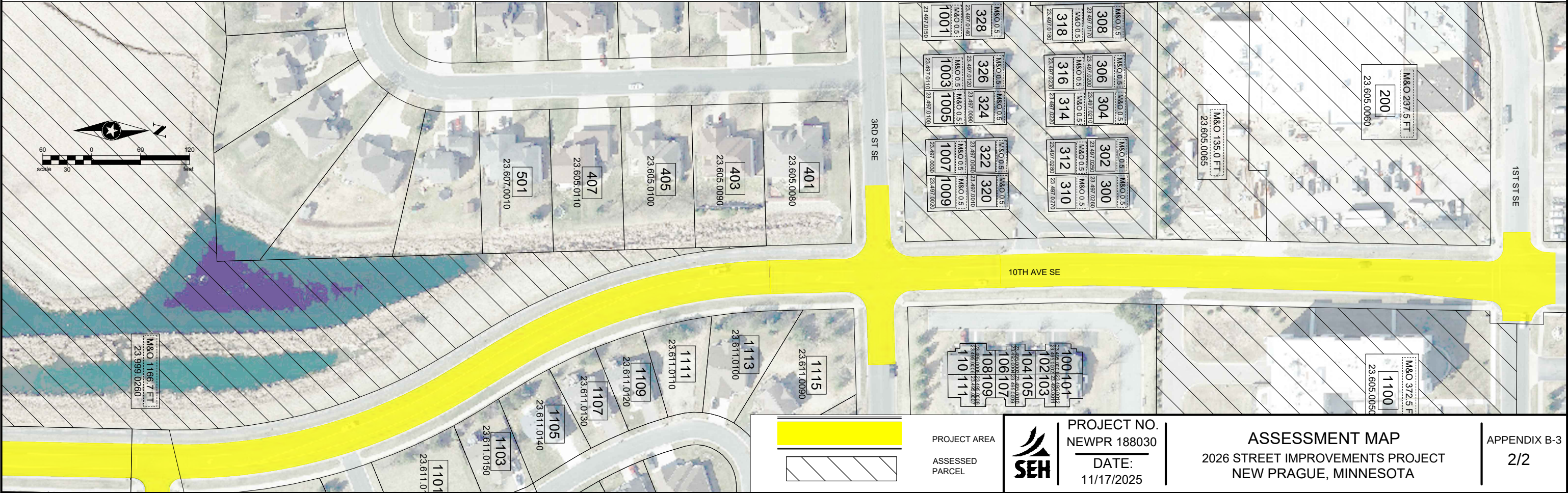
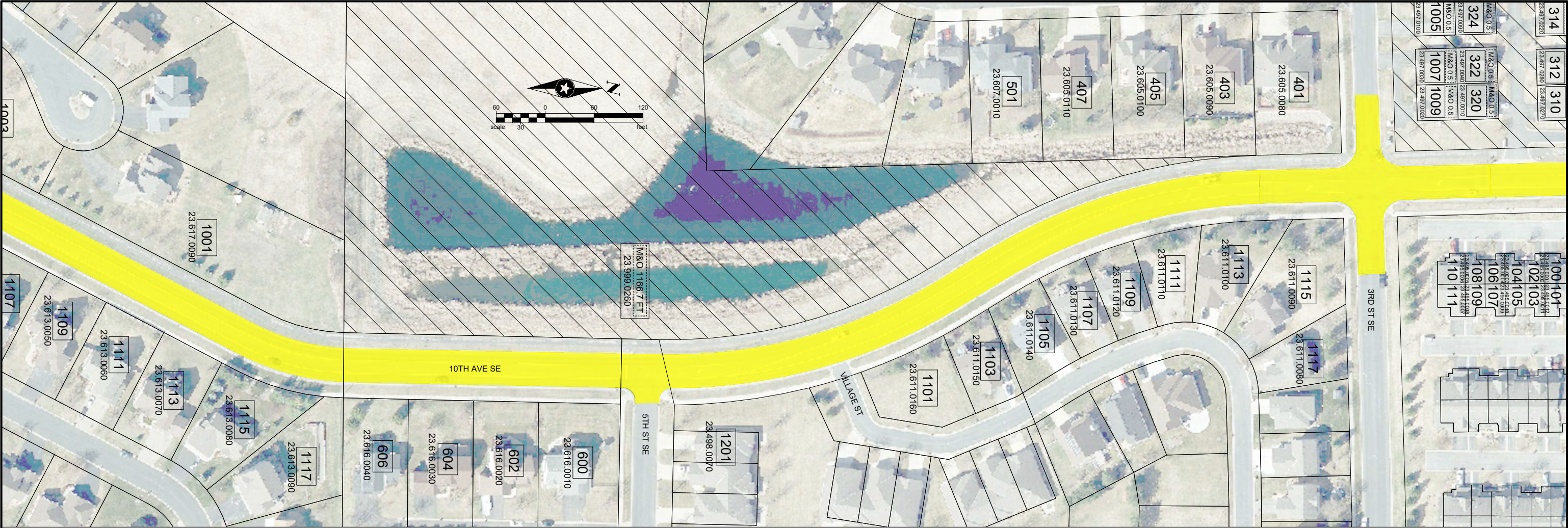
PROJECT AREA
ASSESSED
PARCEL



PROJECT NO.
NEWPR 188030
DATE:
11/17/2025

ASSESSMENT MAP
2026 STREET IMPROVEMENTS PROJECT
NEW PRAGUE, MINNESOTA

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PROJECT AREA
ASSESSED
PARCEL



PROJECT NO.
NEWPR 188030
DATE:
11/17/2025

ASSESSMENT MAP
2026 STREET IMPROVEMENTS PROJECT
NEW PRAGUE, MINNESOTA

APPENDIX B-3
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Building a Better World for All of Us[®]

Sustainable buildings, sound infrastructure, safe transportation systems, clean water, renewable energy, and a balanced environment. Building a Better World for All of Us communicates a company-wide commitment to act in the best interests of our clients and the world around us.

We're confident in our ability to balance these requirements.

JOIN OUR SOCIAL COMMUNITIES

