

2026
STREET IMPROVEMENTS
Neighborhood Construction
Meeting

April 30, 2026



1

SCHEDULE OF IMPROVEMENTS

- MCNAMARA CONTRACTING, INC. has been retained to complete construction.
- Start Timeframe – Early May, 2026
 - Two Phases, beginning in project cul-de-sac streets
 - Phase 1 Anticipated non-wear paving date – Early June
 - Phase 2 Anticipated non-wear paving date – Mid July
- Substantial Completion Date – OCTOBER 2, 2026
 - All construction: Storm Sewer, Curb and First Pavement Lift, Final Lift Paving, Traffic Signs, Restoration, Punchlist Items
- Final Completion Date – NOVEMBER 13, 2026
 - Final Documentation

April 30, 2026



2



April 30, 2026



3

CONTRACTOR'S PRELIMINARY SCHEDULE (4/29/2026)

PHASE 1 CONSTRUCTION – PROJECT CUL-DE-SACS

- Begin Construction: May 4th, 2026
- Non-wear Paving: Early June – week of June 1st
- Wear Course with Phase 2 – week of July 13

PHASE 2 STORM SEWER

- Early in Phase 1 Schedule – Expected Mid-May

PHASE 2 CONSTRUCTION – 27th St N, 26th St N, Imperial Ave N

- Begin Construction: June 8th, 2026
- Non-wear Paving: Early July – week of June 29th

April 30, 2026



4

- RECLAIM PAVEMENT
- REMOVALS – INNSDALE AVE ADDITIONAL WORK
- STORM SEWER REPAIR / DRAINTILE

- CONCRETE CURB
- ROAD BASE PREPARATION
- BITUMINOUS PAVEMENT – Nonwear Course

- IRON RAISING
- DRIVEWAY MATCHING AS NEEDED

- RESTORATION
- SIGNAGE
- BITUMINOUS PAVEMENT – Wear Course

April 30, 2026



5



April 30, 2026

6



April 30, 2026



7



April 30, 2026



8



April 30, 2026



9



April 30, 2026



10

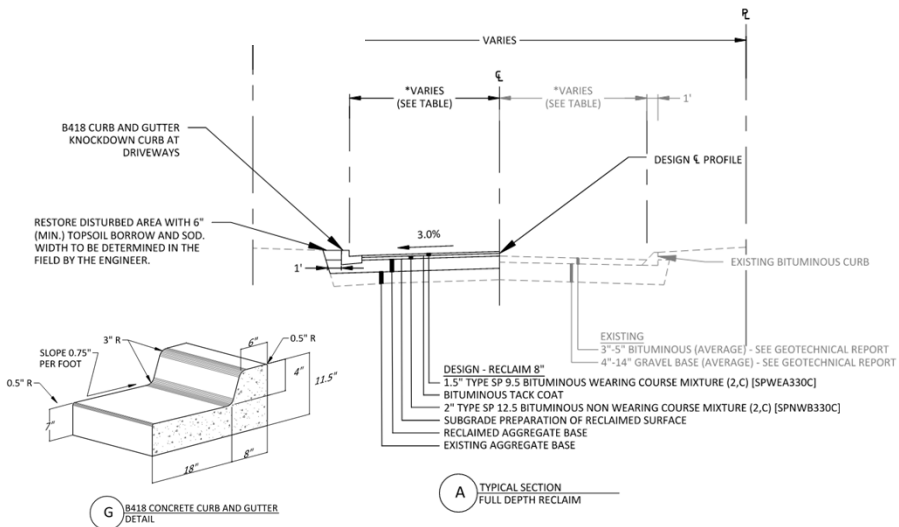
- Contractor to determine removal
- Will need to set up a mailbox bank.
- If removed Contractor to salvage and replace.



April 30, 2026



11



April 30, 2026



12



April 30, 2026



13



14



April 30, 2026



15



April 30, 2026



16



- Sod is watered by Contractor first 30 days
- Do not mow sod to less than 3-4 inches
- Driveways will be impacted and be repaired with/after new curb.

April 30, 2026



17

- What hours is the Contractor allowed to work?
 - 7 AM to 7 PM M-F, 8 AM to 6 PM Saturday
- Why do I have paint and flags in my yard?
 - Private utility locate markings or survey stakes used to measure during construction
 - Do not remove
- What will happen to my mailbox during construction?
 - Temporary mailbox locations are set by contractor and postmaster
 - Existing Mailbox will be removed, stored, and replaced at the end of the project
- Will I always be able to access my house?
 - Contractor has rights to dig / block roadway in construction area during working hours
 - Driveways will be blocked during work in front of home
 - Access in and out of neighborhood to be communicated as project advances
 - Concrete work will block access into driveway during cure time

April 30, 2026



18

- Is there anything I need to do before construction starts?
 - Remove irrigation system, dog fence, and any plantings you want to save
 - City not responsible for repairs of systems hit within the right of way.
 - Reinstallation is at property owner's discretion
- How do I stay informed about the project?
 - <http://www.le2026improvements.com/>
- Who do I contact with questions?
 - Mike Rusenovich (612.546.0751; mike.rusenovich@bolton-menk.com)
 - Field Inspector – Justin Moeller (763-998-4653)

 - Secondary Access – Miranda Moulis, Lake Elmo Community Development Dept.
– 651.747.3902; mmoulis@lakeelmo.gov

April 30, 2026



19



April 30, 2026



20