

## **2005 Project Abstract**

For the Period Ending June 30, 2007

**TITLE:** Bassett Creek Valley Channel Restoration  
**PROJECT MANAGER:** Darrell Washington  
**ORGANIZATION:** City of Minneapolis  
**ADDRESS:** Crown Roller Mill 105 5th Ave. S Suite 200  
Minneapolis, MN 55401-2534  
**WEB SITE ADDRESS:** (not applicable)  
**FUND:** Minnesota Environment and Natural Resources Trust Fund  
**LEGAL CITATION:** ML 2005, First Special Session [Chap.1], Article [2], Sec.[10], Subd.7(o)

**APPROPRIATION AMOUNT: \$175,000**

### Overall Project Outcome and Results

The Bassett Creek Valley Restoration Study (Plan) presents a compilation of existing data used in conjunction with new research to set the context and physical design constraints for implementing public open space development in the proposed Commons and Greenway areas. The Plan provides further review of the open space concept put forward by the Bassett Creek Valley Master Plan (<http://www.ci.minneapolis.mn.us/planning/basset-creek.asp>). The Plan presents several Design Alternatives that were considered before arriving at the Preferred Design for the Commons and Greenway. The Plan provides phasing concepts, estimated implementation costs, and associated long-term maintenance costs. The Plan is being prepared for distribution in printed and electronic versions. The design scenarios were tested through a public participation process and a technical advisory committee of City of Minneapolis and Hennepin County staff.

The Preferred Design for the Commons includes a rehabilitated Bassett Creek with a functioning riparian habitat, an expanded floodway, and stream meanders. Upland areas are to be converted to naturalized prairie. A newly created savanna will extend northward from the existing tree canopy along the south. The project design also addresses soil contamination issues. The public open space includes a system of iconic bridges and internal trails with links to adjacent neighborhoods. The Luce Line Trail enters the Commons via a railroad underpass and links to Van White Memorial Boulevard. A "Great Lawn" is envisioned which will serve as an informal gathering place and a gateway to a learning terrace with interpretive opportunities along the revitalized creek.

The Preferred Design for the Greenway includes a stream channel alignment running south to north from existing Bassett Creek to the old stormwater tunnel near Glenwood Avenue. This waterway will be flanked by an exciting and dense urban setting that include restaurants, offices and connections to neighborhoods and existing public open-space systems.

### Project Results Use and Dissemination

The Bassett Creek Stream and Habitat Restoration Implementation Plan was completed in October 2007 in print and electronic versions. The electronic version is posted on the City of Minneapolis website: [http://www.ci.minneapolis.mn.us/cped/bassett\\_restoration\\_plan\\_home.asp](http://www.ci.minneapolis.mn.us/cped/bassett_restoration_plan_home.asp).

## **Basset Creek Valley Channel & Habitat Restoration LCMR 2005 Work Program Update**

**Date of Report:** December 22, 2006  
**Date of Next Status Report:** June 30, 2007  
**Date of Work program Approval:** June 14, 2005  
**Project Completion Date:** June 30, 2007

### **I. PROJECT TITLE:** Bassett Creek Valley Channel Restoration

**Project Manager:** Darrell Washington  
**Affiliation:** City of Minneapolis  
**Mailing Address:** Crown Roller Mill 105 5th Ave. S Suite 200  
**City / State / Zip :** Minneapolis, MN 55401-2534  
**Telephone Number:** 612.673.5174  
**E-mail Address:** [Darrell.washington@ci.minneapolis.mn.us](mailto:Darrell.washington@ci.minneapolis.mn.us)  
**FAX Number:** 612.673.5212  
**Web Page address:**

<b>Total Biennial LCMR Project Budget:</b>	<b>LCMR Appropriation:</b>	\$175,000
	<b>Minus Amount Spent:</b>	\$161,056
	<b>Equal Balance:</b>	\$ 13,944

**Legal Citation:** ML 2005, First Special Session [Chap.1], Article [2], Sec.[10], Subd.7(o)

**Appropriation Language:** Bassett Creek Valley Channel Restoration \$175,000 \$87,000 the first year and \$88,000 the second year are from the trust fund to the commissioner of natural resources for an agreement with the City of Minneapolis for design and engineering activities for a plan for habitat restoration and water quality and channel improvements for the Bassett Creek Valley area.

### **II. and III. FINAL PROJECT SUMMARY.**

The Implementation Plan presents a compilation of existing data and sets the context and physical design constraints for the Commons and Greenway areas. The Plan sets forth the Design Alternatives considered and the Preferred Design for the Commons and Greenway areas. Phasing, implementation costs, and long-term maintenance costs for the preferred designs are provided in the report. The Implementation Plan is being prepared for distribution in printed and electronic versions. The Design Alternatives, including the Preferred Design was tested through a public participation process involving two public meetings and a technical advisory committee composed of city and county staff.

The Preferred Design concept for Bassett Creek Commons includes a rehabilitated Bassett Creek with a functioning riparian habitat, an expanded floodway, and stream meanders. Upland areas are to be converted to naturalized prairie. A newly created savanna will extend northward from the existing tree canopy along the south. The project design also addresses soil contamination issues associated with the site. The public open space includes a system of iconic bridges and internal trails with links to adjacent neighborhoods. The Luce Line Regional Trail enters the Commons via a railroad underpass (currently active) and links to Van White Memorial Boulevard. A "Great Lawn" is envisioned which will serve as an informal gathering place, and a gateway to the revitalized creek and a learning terrace with interpretive opportunities. Enhanced connections are planned to Cedar Lake Road, both north and south of the creek, and to Van White Memorial Boulevard.

The preferred design concept for Bassett Creek Greenway includes a stream channel alignment that will be relatively straight, running south to north from existing Bassett Creek to the old stormwater tunnel near Glenwood Avenue. This waterway will be flanked by an exciting and dense urban setting (e.g. Riverwalk in San Antonio, TX) that include restaurants, offices and connections to neighborhoods and existing public open-space systems (trails, bikeways, parks).

#### **IV. OUTLINE OF PROJECT RESULTS:**

##### **Result 1. Channel & Habitat Restoration Implementation Plan Development**

**Description:** The City of Minneapolis and its partners (MPRB and Hennepin County) retained the services of a consultant team to develop an Implementation Plan for Channel and Habitat Restoration for the segment of Bassett Creek downstream (east) of Cedar Lake Road (see Map). The Implementation Plan built on the large body of work already produced regarding the area's land use challenges, soils problems, environmental clean-up needs, and preliminary wetland and stream restoration feasibility studies. The Implementation Plan sets forth the Design Alternatives considered and the Preferred Design for both the Commons and Greenway areas. Project phasing, detailed implementation costs and long-term maintenance costs for the preferred designs are provided in the report. The Plan engages the concerns and visions of partners and stakeholders.

<b>Summary Budget for Result 1:</b>	<b>LCMR Budget:</b>	<b>\$175,000</b>
	<b>Balance:</b>	<b>\$13,944</b>

**Completion Date:** June 30, 2007

#### **V. TOTAL LCMR PROJECT BUDGET:**

**All Results: Personnel:** \$161,056 (Consultant Expenses)

**TOTAL LCMR PROJECT BUDGET:** \$175,000

## VI. PROJECT PARTNERS:

### A. Project Partners:

Name	Funds to be Received From Appropriation
City of Minneapolis: 1. Community Planning and Economic Development 2. Public Works	0% Staff time for project management and technical advisory committee attendance
Minneapolis Park & Recreation Board	0% Staff time technical advisory committee attendance
Hennepin County	0% Staff time for project management and technical advisory committee attendance; \$81,000 for expansion of project area; In-kind contribution for county consultant (Dan Cornejo – Cornejo Consulting).
Bassett Creek Watershed Management Organization	0% Review of project implementation draft
Consultants 1. Barr Engineering Company 2. Close Landscape Architecture	100%

**B. Other Funds Spent during the Project Period:** Funds leveraged and to be spent during the project period include \$400,000 from US EPA (environmental assessments); \$8.2 Million from the Federal Highway Administration (roadway planning & construction); and \$7.9 Million from Hennepin County (roadway construction).

Hennepin County expanded the scope of the project to include the Greenway Corridor as part of the County's Stream Daylighting project. Hennepin County contributed \$81,000 toward the project scope expansion

**C. Required Match (if applicable):** No match required

**D. Past Spending:** \$3.1 million from Federal DOT was spent in 2004 to acquire a scrap metal processing facility that borders Bassett Creek. Numerous planning, feasibility, and environmental studies (requisite to the work being proposed) have already been completed and funded by the City, the Minneapolis Park & Recreation Board, Hennepin County and local neighborhood organizations.

**E. Time:** Project completed June 30, 2007.

**VIII. DISSEMINATION:** The Final Project Implementation Plan is being prepared for distribution in printed and electronic versions. The electronic version of the report will be posted on City of Minneapolis website (<http://www.ci.minneapolis.mn.us/cped>) following completion of final document review by the Technical Advisory Committee.

Three presentations of the Implementation Plan have been made: at a public meeting hosted by the Bassett Creek Valley Redevelopment Oversight Committee; to the Minneapolis Planning Commission; and to the Bassett Creek Watershed Management

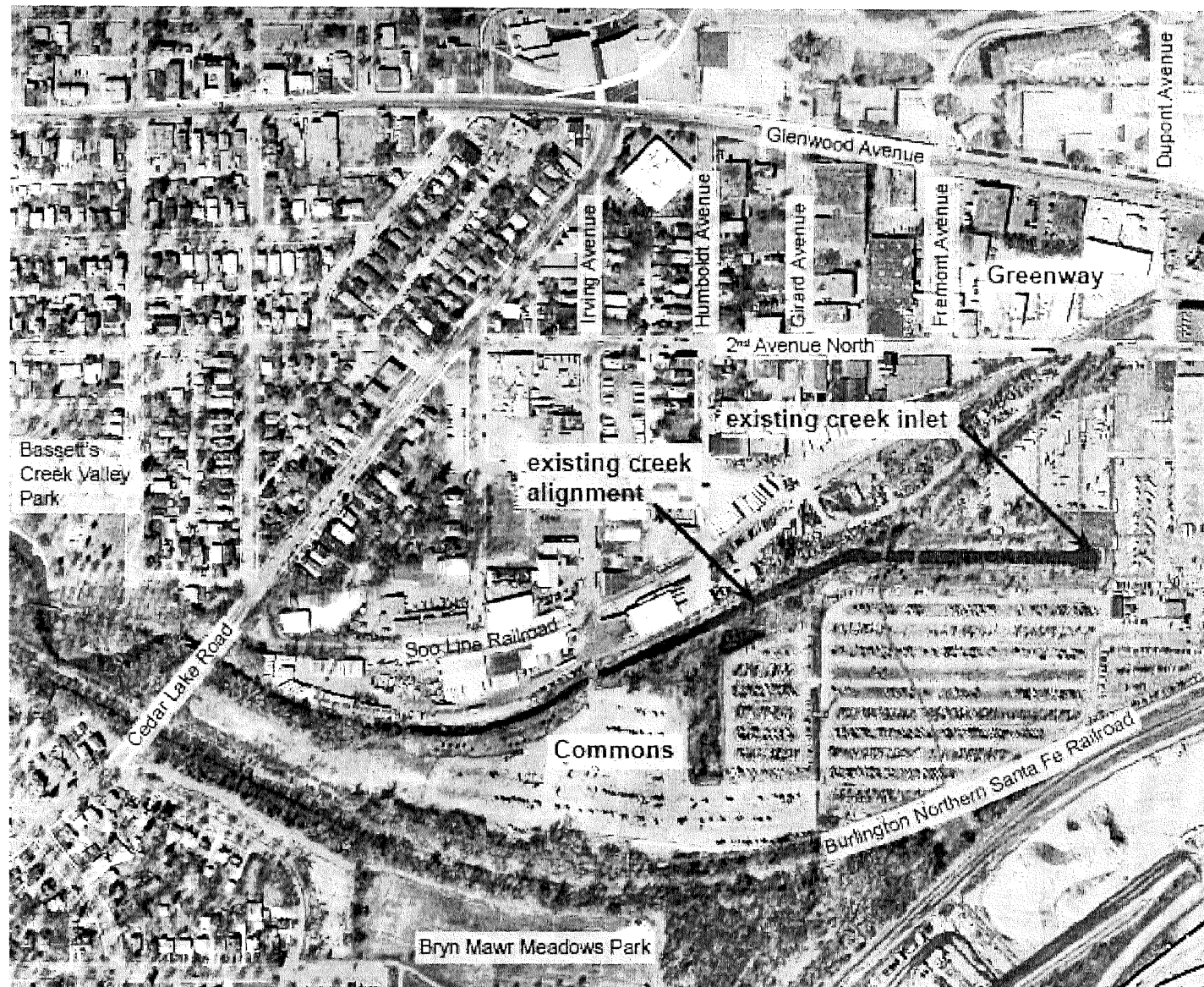
Organization. The project results will be present to the Hennepin County Board of Commissioners in September 2007.

**IX. LOCATION:** The 250-acre area that is known as Bassett Creek Valley is located within Hennepin County in the City of Minneapolis, bounded by Glenwood Avenue North, Cedar Lake Road, Interstate 394, and Lyndale Avenue North. See attached graphic for project areas.

**X. REPORTING REQUIREMENTS**

Periodic work program progress reports were submitted: December 2005, June 2006, and December 2006. A final work program report and associated products will be submitted by: August 17, 2007.

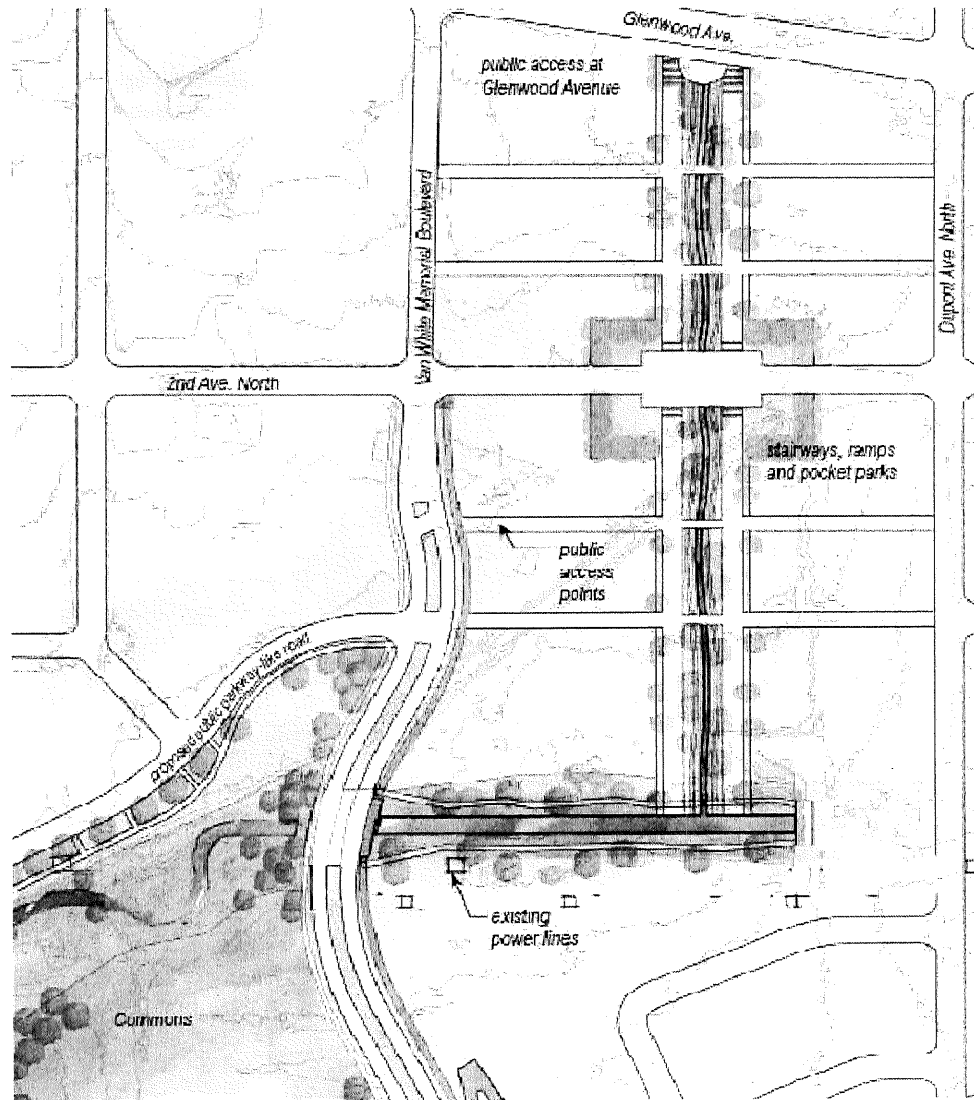
**VII. RESEARCH PROJECTS: Not Applicable**



**Project Location:** Project areas, including the Commons and Greenway, are shown overlaid as red dashed lines on an aerial photograph.



**Commons Preferred Design:** The preferred design concept for Bassett Creek Commons includes a rehabilitated Bassett Creek with functioning riparian habitat, an expanded floodway and large meanders. Upland areas are converted to naturalized prairie, and a savanna extends from the existing tree canopy to the south. Open space components include a system of iconic bridges and internal trails with links to the neighborhood. The Luce Line Regional Trail enters the Commons via a railroad underpass (currently active) and links to Van White Memorial Boulevard. The primary use area is a great lawn which serves as an informal gathering place and leads to views of the revitalized creek and to a learning terrace with interpretive opportunities. Major entries points connect to Cedar Lake Road both north and south of the creek and to Van White Memorial Boulevard at a new parkway road.



**Greenway Preferred Design:** The preferred design concept for Bassett Creek Greenway includes stream channel alignment that will be relatively straight, running south to north from Bassett Creek to the old stormwater tunnel near Glenwood Avenue within an urban setting that connect to neighborhoods and existing public open-space systems.



**Bassett Creek Redevelopment Area Response Action Implementation  
Conceptual Cost Estimate**

Conceptual Cost Estimate	Soil Excavation & Remediation Costs	Laboratory and Consultant Costs	Lineal Feet of Channel	Cost per Foot <sup>2</sup>	Stream Channel Restoration Costs	Riparian Corridor Restoration Costs <sup>3</sup>	Open Space Costs	Subtotal 2007 Dollars	20% Contingency	10% Design Fees	Total Cost 2007 Dollars	Total Cost <sup>1</sup> Adjusted for Inflation
No Hazardous Soil	\$ 7,091,000	\$ 784,000	4,125	—	\$ 555,000	\$ 211,500	\$ 7,101,000	\$ 8,640,000	\$ 1,728,000	\$ 1,574,000	\$ 10,400,000	\$ 20,500,000
15% Hazardous Soil	\$ 13,554,000	\$ 947,000	4,125	—	\$ 555,000	\$ 211,500	\$ 7,101,000	\$ 15,270,000	\$ 3,054,000	\$ 2,237,000	\$ 18,300,000	\$ 35,900,000
30% Hazardous Soil	\$ 20,015,000	\$ 982,000	4,125	—	\$ 555,000	\$ 211,500	\$ 7,101,000	\$ 21,760,000	\$ 4,352,000	\$ 2,887,000	\$ 26,100,000	\$ 46,000,000

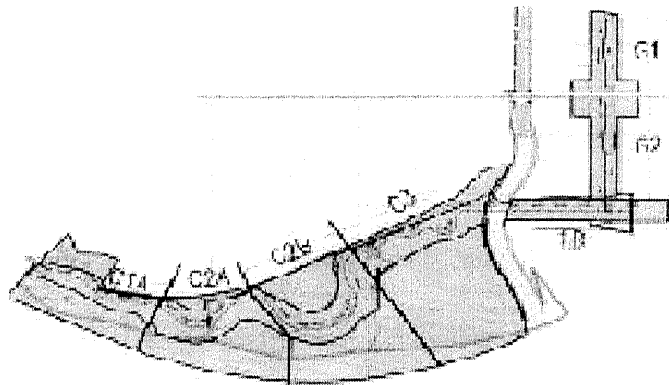
Conceptual Cost Estimate by Phase

No Hazardous Soil													Year
Reach C1A	\$ 1,087,000	\$ 112,000	600	\$ 100	\$ 60,000	\$ 16,500	\$ 453,000	\$ 1,730,000	\$ 346,000	\$ 173,000	\$ 2,249,000	\$ 2,351,000	2008
Reach C2A	\$ 1,006,000	\$ 116,000	500	\$ 100	\$ 50,000	\$ 79,700	\$ 441,000	\$ 1,690,000	\$ 338,000	\$ 169,000	\$ 2,197,000	\$ 2,585,000	2012
Reach C2B	\$ 1,442,000	\$ 178,000	850	\$ 100	\$ 85,000	\$ 53,100	\$ 776,000	\$ 2,530,000	\$ 506,000	\$ 253,000	\$ 3,289,000	\$ 4,106,000	2014
Reach C3	\$ 1,509,000	\$ 175,000	700	\$ 100	\$ 70,000	\$ 20,100	\$ 678,000	\$ 2,450,000	\$ 490,000	\$ 245,000	\$ 3,185,000	\$ 4,218,000	2016
Reach 1B	\$ 1,037,000	\$ 102,000	525	\$ 100	\$ 52,500	\$ 20,100	\$ 529,000	\$ 1,740,000	\$ 348,000	\$ 174,000	\$ 2,262,000	\$ 2,509,000	2010
Reach G1	\$ 584,000	\$ 53,000	450	\$ 250	\$ 112,500	\$ 12,000	\$ 2,060,000	\$ 2,820,000	\$ 564,000	\$ 282,000	\$ 3,666,000	\$ 4,714,000	2015
Reach G2	\$ 426,000	\$ 57,000	500	\$ 250	\$ 125,000	\$ 10,000	\$ 2,164,000	\$ 2,780,000	\$ 556,000	\$ 278,000	\$ 3,614,000	\$ 4,930,000	2017
15% Hazardous Soil													
Reach C1A	\$ 2,056,000	\$ 135,000	600	\$ 100	\$ 60,000	\$ 16,500	\$ 453,000	\$ 2,720,000	\$ 544,000	\$ 272,000	\$ 3,536,000	\$ 3,697,000	2008
Reach C2A	\$ 1,976,000	\$ 142,000	500	\$ 100	\$ 50,000	\$ 79,700	\$ 441,000	\$ 2,690,000	\$ 538,000	\$ 269,000	\$ 3,497,000	\$ 4,115,000	2012
Reach C2B	\$ 2,735,000	\$ 215,000	850	\$ 100	\$ 85,000	\$ 53,100	\$ 776,000	\$ 3,860,000	\$ 772,000	\$ 386,000	\$ 5,018,000	\$ 6,264,000	2014
Reach C3	\$ 2,802,000	\$ 211,000	700	\$ 100	\$ 70,000	\$ 20,100	\$ 678,000	\$ 3,780,000	\$ 756,000	\$ 378,000	\$ 4,914,000	\$ 6,508,000	2016
Reach 1B	\$ 2,006,000	\$ 123,000	525	\$ 100	\$ 52,500	\$ 20,100	\$ 529,000	\$ 2,730,000	\$ 546,000	\$ 273,000	\$ 3,549,000	\$ 3,936,000	2010
Reach G1	\$ 1,230,000	\$ 64,000	450	\$ 250	\$ 112,500	\$ 12,000	\$ 2,060,000	\$ 3,480,000	\$ 696,000	\$ 348,000	\$ 4,524,000	\$ 5,817,000	2015
Reach G2	\$ 749,000	\$ 57,000	500	\$ 250	\$ 125,000	\$ 10,000	\$ 2,164,000	\$ 3,110,000	\$ 622,000	\$ 311,000	\$ 4,043,000	\$ 5,515,000	2017
30% Hazardous Soil													
Reach C1A	\$ 3,349,000	\$ 140,000	600	\$ 100	\$ 60,000	\$ 16,500	\$ 453,000	\$ 4,020,000	\$ 804,000	\$ 402,000	\$ 5,226,000	\$ 5,464,000	2008
Reach C2A	\$ 2,622,000	\$ 147,000	500	\$ 100	\$ 50,000	\$ 79,700	\$ 441,000	\$ 3,340,000	\$ 668,000	\$ 334,000	\$ 4,342,000	\$ 5,109,000	2012
Reach C2B	\$ 3,704,000	\$ 223,000	850	\$ 100	\$ 85,000	\$ 53,100	\$ 776,000	\$ 4,840,000	\$ 968,000	\$ 484,000	\$ 6,292,000	\$ 7,854,000	2014
Reach C3	\$ 4,094,000	\$ 219,000	700	\$ 100	\$ 70,000	\$ 20,100	\$ 678,000	\$ 5,080,000	\$ 1,016,000	\$ 508,000	\$ 6,604,000	\$ 8,746,000	2016
Reach 1B	\$ 3,298,000	\$ 127,000	525	\$ 100	\$ 52,500	\$ 20,100	\$ 529,000	\$ 4,030,000	\$ 806,000	\$ 403,000	\$ 5,239,000	\$ 5,811,000	2010
Reach G1	\$ 1,876,000	\$ 67,000	450	\$ 250	\$ 112,500	\$ 12,000	\$ 2,060,000	\$ 4,130,000	\$ 826,000	\$ 413,000	\$ 5,369,000	\$ 6,903,000	2015
Reach G2	\$ 1,072,000	\$ 59,000	500	\$ 250	\$ 125,000	\$ 10,000	\$ 2,164,000	\$ 3,430,000	\$ 686,000	\$ 343,000	\$ 4,459,000	\$ 6,082,000	2017

<sup>1</sup> Total cost adjusted for inflation was calculated using a 3% inflation rate and assuming a phased project schedule with a two-year construction schedule for each reach. The phased sequence order is: Reach C1A (2008), Reach 1B (2010), Reach C2A (2012), Reach C2B (2014), Reach G1 (2015), Reach C3 (2016), and Reach G2 (2017).

<sup>2</sup> Includes bank stabilization measures and bank plantings; for the Greenway, cost includes diversion structure in Bassett Creek and connection to old tunnel.

<sup>3</sup> Includes plant community restoration within the riparian (floodway) corridor of the natural stream channel in the Commons area; \$6,500/acre plus five years of establishment maintenance - \$1,500/ac/yr.



**Project Implementation Phasing Scheme and Budgets**

**Attachment A: Budget Detail for 2005 Projects**

**Proposal Title:** *Basset Creek Valley Channel & Habitat Restoration W-54*

**Project Manager Name:** *Darrell Washington*

**LCMR Requested Dollars:** \$ 21,327

- 1) See list of non-eligible expenses, do not include any of these items in your budget sheet
- 2) Remove any budget item lines not applicable

2005 LCMR Proposal Budget	<u>Result 1 Budget:</u>	<u>Amount Spent</u> (Dec 12, 2006)	<u>Balance</u> (Dec 12, 2006)
Bassett Creek Channel & Habitat Restoration Implementation Plan Development			
<b>BUDGET ITEM</b>			
<b>Contracts</b>			
<b>Professional/technical</b> ( <i>Barr Engineering and Close Landscape Architecture - Implementation Plan development</i> )	\$ 175,000	\$ 161,056	\$ 13,944
<b>COLUMN TOTAL</b>	\$ 175,000	\$ 161,056	\$ 13,944