

# FINAL REPORT

OCT - 2 2003

**Date of Report:** June 30, 2003

**Date of Next Status Report:** This is a final report

**Date of Workprogram Approval:** July 2, 2001

**Project Completion Date:** June 30, 2003

## LCMR Workprogram 2001

### I. PROJECT TITLE: Grays Bay Lake, Minnetonka Public Water Access

**Project Manager:** Mike Markell  
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**Total Biennial Project Budget:** \$2,850,000

**LCMR Appropriation** \$2,850,000      **-Amount Spent:** \$2,850,000      **=Balance** \$0

**Legal Citation:** ML 2001, 1 Spec. Session [Chap. 2 ], Sec. [ 14 ], Subd. 5 f .

- A. Appropriation Language:** (f) Grays Bay, Lake Minnetonka Public Water Access  
\$2,000,000 is from the future resources fund and \$850,000 the first year is from the trust fund to the commissioner of natural resources to acquire and develop, in cooperation with the city of Minnetonka, approximately five acres for a multi use water access site on Gray's Bay, Lake Minnetonka.

### II. PROJECT SUMMARY AND RESULTS:

The DNR will acquire and develop in cooperation with the City of Minnetonka, 5.1 acres for a new public access while the City and other local partners will redevelop two existing substandard access sites into shore fishing, day use, and canoe access facilities. The property to be acquired is currently a private marina located on the eastern most bay of the lake.

The plan for the new public access includes

- 112 car trailer parking spaces
- 20 car only spaces
- 3 launch ramps
- Access walkways to shorefishing
- Landscaping

The project will improve service to boaters, lessen impact on the environment, and create additional access to the lake for the general public by replacing a private marina and consolidating low quality public access from two substandard access sites.

Development of the new access is part of a larger initiative which the local partners will complete:

- Redevelopment of two substandard accesses, on the Grays Bay Causeway and at the dam controlling the outlet of the lake into Minnehaha Creek.
- Both will be converted into public use areas providing shore fishing, lake viewing, picnicking, and canoe access to Minnehaha Creek.
- Assistance in developing the new access on the 5.1 acre parcel including city funding of twenty-eight boat slips and gas dock.

**III. PROGRESS SUMMARY:**

**IV. OUTLINE OF PROJECT RESULTS:**

**Result 1**

Acquisition: The 5.1 acre site has been acquired

Total purchase price is \$6,000,000. (\$4,000,000 was appropriated in 2000 Capitol Bonding.)

|                     |             |
|---------------------|-------------|
| <b>LCMR Budget:</b> | \$2,000,000 |
| <b>Balance:</b>     | \$ 0        |

**Acquisition:** Acquire 5.1 acres \$2,000,000

**Completion Date:** Acquisition will be completed by January 1, 2002 provided there are no title, or other unforeseen issues.

**Result Status:** Completed

**Result 2**

Development: A boat access in cooperation with the City of Minnetonka and other partners has been constructed. The City of Minnetonka paid for the restrooms and gas dock.

Construction summary:

|                           |               |
|---------------------------|---------------|
| Launch ramps, parking lot | \$734,500     |
| Landscaping               | 69,200        |
| Entrance features         | 39,500        |
| Building demolition       | <u>90,000</u> |
| Total cost                | \$933,200     |
| LCMR                      | 850,000       |
| City cost                 | 83,200        |

|                     |           |
|---------------------|-----------|
| <b>LCMR Budget:</b> | \$850,000 |
| <b>Balance:</b>     | \$0       |

**Completion Date:** June 30, 2003

**Result Status:** Completed

**V. TOTAL PROJECT BUDGET:**

|                                  |             |
|----------------------------------|-------------|
| <b>All Results: Acquisition:</b> | \$6,000,000 |
| <b>All Results: Development:</b> | \$ 850,000  |

**TOTAL BUDGET:** \$6,850,000

**VI. PAST, PRESENT AND FUTURE SPENDING:**

**A. Past Spending:**

Staff and contract expense by City of Minnetonka to operate the citizen task force and create concept designs. \$60,000

Staff and contract expense by DNR to support citizen task force,

appraisal and negotiation for property.

\$100,000

**B. Current and Future Spending:**

It is estimated local partner organizations will spend \$1.5 - \$2.0 million for key elements of the initiative, such as lakescaping shoreline and redevelopment of the Causeway and Grays Bay Dam sites. The redevelopment of the Gray's Bay Dam site will be constructed in August 2003. The Causeway has been temporarily redeveloped and will be finalized when Co. Hwy 101 is rebuilt in the near future.

**C. Project Partners:**

Department of Natural Resources  
Lake Minnetonka Conservation District  
Minnehaha Creek Watershed District

City of Minnetonka  
Hennepin County  
City of Wayzata

Each partner will contribute key elements to the overall project design services (estimated to cost \$1.5 - \$2.0 million), and operations of the new facilities (see attached).

**D. Time:**

Project was completed on time within 2 years.

**VII. DISSEMINATION:** There was a grand opening after construction was completed.

**VIII. LOCATION:** The project is in the City of Minnetonka on the southwest side of Gray's Bay on Lake Minnetonka, 2831 Hwy 101 South, 55345

**IX REPORTING REQUIREMENTS:**

**Periodic workprogram progress reports will be submitted not later than March 2002, December 2002. A final workprogram report and associated products will be submitted by June 30, 2003, or by the completion date as set in the appropriation.**

**Lake Minnetonka – Gray’s Bay**  
**Department of Natural Resources**  
**City of Minnetonka**

| Department of Natural Resources         |  |
|---|--|
|   | Cost                                     |
| Marina acquisition                      | \$6,000,000                              |
| Site preparation and access development | \$850,000                                |
| <b>DNR’s cost:</b>                      | <b>\$6,850,000</b>                       |
|   |  |
| Funds Approved or Budgeted:             | Bonding 2000 appropriation: \$4,000,000  |
|   | LCMR Biennial Budget: <u>\$2,850,000</u> |
|   | <b>TOTAL: \$6,850,000</b>                |

| <b>Local Partners:</b>  |                    |
|---|--------------------|
| City of Minnetonka<br>City of Wayzata<br>Minnehaha Creek Watershed District<br>Hennepin County<br>Lake Minnetonka Conservation District |                    |
| Budget Items  | Cost               |
| Dam site redevelopment  | \$170,000          |
| Marina access development (local portion)   | \$300,000          |
| Causeway site redevelopment   | \$400,000          |
| Bury utility lines  | \$10,000           |
| Aesthetic/Gateway improvements  | \$50,000           |
| 500 feet of trail   | \$7,500            |
| Shoreline restoration & site improvements   | \$1,000,000        |
| Shore fishing preparation   | \$15,000           |
| <b>Local Partners’ Cost:</b>  | <b>\$1,952,500</b> |
|   |                    |
| <b>Local Partners – Commitments To Date</b>   |                    |
| City of Minnetonka (design & construction)  | \$900,000          |
| Minnehaha Creek Watershed District (design)   | \$10,000           |
| <b>Funds approved:</b>  | <b>\$910,000</b>   |

|  |  |
|--|--|
|  | <b>Total Project Cost: \$8,802,500</b> |
|--|--|

ATTACHMENT A (include the attachment in all future update reports.) Use as many results as necessary. Landscaping on legal size paper to fit in all the columns may be helpful.

The commission will not allow office space rental fees or salary payments to officers or directors, this applies to ALL PROJECTS. See page 9 for Eligible and Ineligible expenses. GENERAL OTHER WILL NOT BE ACCEPTED. BE SPECIFIC AND USE AS MANY LINES AS NECESSARY.

Project Title: Gray's Bay, Lake Minnetonka Public Access

Project Number: 05F

LCMR Recommended Funding: \$2,850,000

Attachment A Deliverable Products and Related Budget

2001 LCMR Project Biennial Budget

Objective/ Result

| Budget Item (Title of Result) | Result 1 Budget:   | Result 1 Current invoice: | Result 1 Balance: | Result 2 Budget: | Result 2 Current Invoice: | Result 2 Balance: | Result 3: | Result 3 Current Invoice: | Result 3 Balance: | PROJECT TOTAL: \$2,850,000 |                        |                |
|-------------------------------|--------------------|---------------------------|-------------------|------------------|---------------------------|-------------------|-----------|---------------------------|-------------------|----------------------------|------------------------|----------------|
|                               |                    |                           |                   |                  |                           |                   |           |                           |                   | BUDGET TOTAL:              | CURRENT INVOICE TOTAL: | BALANCE TOTAL: |
| Acquisition                   | 2,000,000          | 2,000,000                 | 0                 |                  |                           |                   |           |                           |                   | 2,000,000                  | 2,000,000              | 0              |
| Development                   |                    |                           |                   | 850,000          | 850,000                   | 0                 |           |                           |                   | 850,000                    | 850,000                | 0              |
| Space Rental: NOT ALLOWED     | X                  |                           |                   | X                |                           |                   | X         |                           |                   | X                          |                        |                |
| <b>COLUMN TOTAL</b>           | <b>\$2,000,000</b> | <b>2,000,000</b>          | <b>\$0</b>        | <b>850,000</b>   | <b>850,000</b>            | <b>0</b>          | <b>\$</b> | <b>\$</b>                 | <b>\$</b>         | <b>\$2,850,000</b>         | <b>2,850,000</b>       | <b>\$0</b>     |