



City of Blaine Anoka County, Minnesota

Blaine City Hall
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Legislation Details (With Text)

File #: RES 21-193 **Version:** 1 **Name:** Wetland Credit Sale
Type: Resolution **Status:** Passed
File created: 10/4/2021 **In control:** City Council
On agenda: 10/4/2021 **Final action:** 10/4/2021
Title: Wetland Credit Sale (0.5159 Acres)
Sponsors: Dan Schluender

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
10/4/2021	1	City Council	Adopted	

Consent - *Dan Schluender, City Engineer*

Title

Wetland Credit Sale (0.5159 Acres)

Executive Summary

The developer Charles Cudd Homes is proposing a project in the city of Victoria that has impacts to wetlands. The applicant has requested to purchase 0.5159 acres of wetland credits from the Site 7 Wetland Bank that are necessary for the proposed project to meet permit requirements.

Background

The developer Charles Cudd Homes would like to purchase 0.5159 acres of wetland credit from the City of Blaine (Site 7) Wetland Bank at a value of \$2.50 per square foot. The cost of the wetland credit purchase is \$56,181.51 based on the 0.5159 acres. In addition, the developer Charles Cudd Homes will pay the City of Blaine’s withdrawal fee to BWSR for withdrawing the credits.

Please note, when Site 7 Wetland Bank was created, the pro forma was based on the sale of wetland credits as a unit cost of \$1.75-\$2.00 per Square foot.

The city’s Site 7 received a release of an additional 12 credits this summer that are now available for sale.

Strategic Plan Relationship

The sale of wetland credits provides funding for the city to maintain its open spaces and trails meeting the well maintained infrastructure goal of the strategic plan.

Board/Commission Review

The Natural Resource Conservation Board was made aware of the sale of the wetland credits.

Financial Impact

If approved, the city will add \$56,181.51 to the Open Space Development Fund, pursuant to the City's Capital Improvement Plan.

Public Outreach/Input

N/A

Staff Recommendation

Adopt the resolution.

Attachment List

No attachments.

BE IT RESOLVED by the Blaine City Council (the "Council"), as follows:

WHEREAS, it is one of the goals and purposes of the Council to sell credits to generate revenue to offset costs to maintain the city's open spaces and trails; and

WHEREAS, the developer Charles Cudd Homes proposes to impact wetlands through development in the city of Victoria; and

WHEREAS, the developer Charles Cudd Homes project has identified the need to acquire 0.5159 acres of wetland credits and has indicated an interest in purchasing the City of Blaine wetland credits that are necessary for their project.

NOW, THEREFORE, BE IT RESOLVED, by the Blaine, Minnesota City Council, that the Mayor and City Manager are here by authorized to execute any and all agreements and documents required for the sale and transfer of 0.5159 acres of City wetland credits to the developer Charles Cudd Homes project at a cost of \$2.50 per square foot plus the City of Blaine's out of pocket cost for withdrawing credits from the wetland bank.

PASSED by the Blaine City Council this 4th day of October, 2021.