



June 19, 2019

Independent School District No. 833
Attn.: Dan Pyan, Director of Finance and Operations
7362 East Point Douglas Trail South
Cottage Grove, MN 55016

COUNTY STATE AID HIGHWAY 18 (BAILEY ROAD) IMPROVEMENT PROJECT

Dear Independent School District No. 833:

Washington County hereby submits to you and any other parties of interest, an offer of **\$43,000** for permanent easement and temporary easement in parts of your property located at 4125 Woodlane Drive in Woodbury, MN 55125, also known as PID# 29.028.21.22.0001. This offer is based on an independent appraisal prepared by Doug Johnson of DKJ Appraisal LLC.

The County's offer is summarized on the following page. If you accept the County's offer, the acquisition will be acquired by direct purchase. If you do not accept the County's offer, it may be necessary to conduct an eminent domain hearing 60+ days after this offer to complete the project in a timely manner. Even if eminent domain proceedings are initiated, it is Washington County's desire to continue discussion with you in order to reach agreement on the acquisition.

Included in this packet of information is a brochure detailing your rights as a property owner (Acquisition Information for Property Owners).

Also included in this packet are the following:

- Map detailing the proposed acquisition area.
- Summary of the proposed acquisition.
- Independent appraisal by DKJ Appraisal LLC.
- Copies of the proposed permanent easement and temporary easement.
- W-9 documents (Accounting Department needs completed W-9s before issuing payment)

Thank you for your assistance herein. I have included my business card so feel free to contact me with any questions or concerns you may have.

Sincerely,

**Signing this letter signifies receipt of County's offer. It does not mean that the offer has been accepted.*

David Hagen
Property Acquisition Specialist
David.Hagen@co.washington.mn.us
651-430-4353 (office)
612-209-1645 (cell)
Enclosures

X _____

Date Offer Received