



Reciprocal Easement and Operating Agreement & Transit Easement Modification

Beltline Boulevard Station Park-and-Ride

Business Item 2023-49

Monday, February 13, 2023



EDEN PRAIRIE | MINNETONKA | EDINA | HOPKINS | ST. LOUIS PARK | MINNEAPOLIS

Background

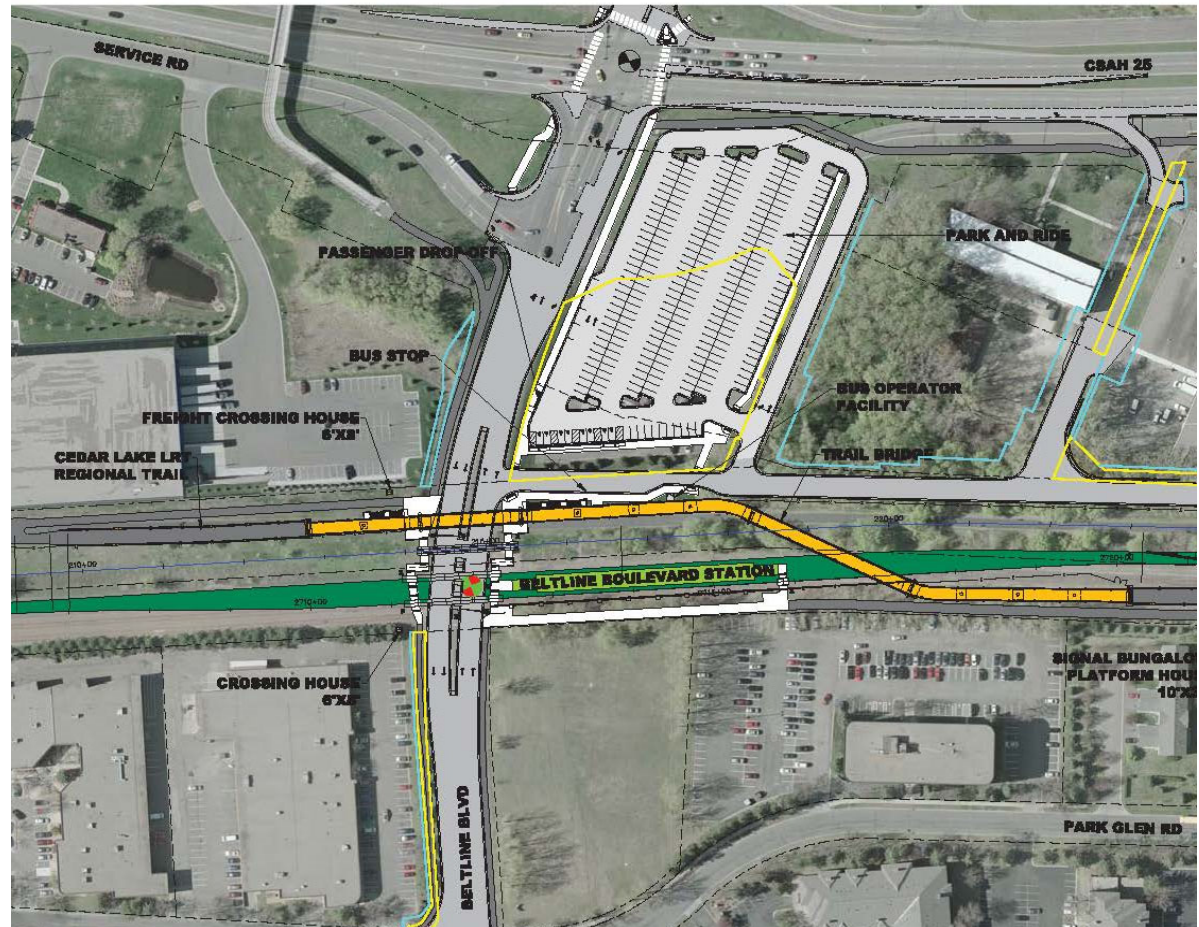
- METRO Green Line Extension project scope includes a 268-stall Park-and-Ride at the Beltline Boulevard Station
 - The Council has a transit easement for this purpose
 - The original scope included the construction of a surface lot for the Park-and-Ride in the Civil construction contract
 - Civil construction contract included \$2.5 million allowance
 - The allowance was removed from the contract by change order
- Council and the City of St. Louis Park agreed to include the 268 parking stalls within a larger development in lieu of a surface lot
 - City received \$6.453 million CMAQ grant (City required to provide a 20% match)
 - Council committed \$2.5 million to fund the construction of 268 parking stalls within a parking ramp included in the development
- This requires:
 - Entering into a Reciprocal Easement and Operating Agreement (REOA)
 - Modifying the transit easement limits

Background (continued)

- Reciprocal Easement and Operating Agreement (REOA)
 - Defines ownership and maintenance responsibilities
 - Transit parking stalls
 - Shared spaces (e.g., elevator, stairs, landscaped areas)
 - Parties include:
 - Met Council
 - City of St. Louis Park Economic Development Authority
 - Beltline Mixed Use LLC (developer)
- Transit Easement
 - Limits modified to reflect the transit parking stalls located in the parking ramp

Beltline Boulevard Station – Original Park-and-Ride Scope

- 268-stall surface parking lot originally planned to be constructed by the Civil construction contractor



Beltline Boulevard Station – Planned Development



Proposed Action

That the Metropolitan Council authorize the Regional Administrator to negotiate and execute a Reciprocal Easement and Operating Agreement with Beltline Mixed Use LLC, their successors and assigns, and the St. Louis Park Economic Development Authority and modify the associated transit easement for the Beltline Boulevard Station Park-and-Ride.

MORE INFORMATION

Website: greenlineext.org

Email: swlrt@metrotransit.org

Twitter: [@GreenLineExtMN](https://twitter.com/GreenLineExtMN)

Instagram: [@GreenLineExtMN](https://www.instagram.com/GreenLineExtMN)