



## PRESIDENTIAL NOMINATION PRIMARY—

Tuesday, March 5, 2024— 7:00 AM to 8:00 PM

Polling Place—West Lakeland Town Hall

## TOWN BOARD ELECTION—

Tuesday, March 12, 2024— 10:00 AM to 8:00 PM

Polling Place—West Lakeland Town Hall

**Please plan to attend the ANNUAL TOWN MEETING on Tuesday, March 12, 2024 at 8:30 pm at the West Lakeland Town Hall. Residents will vote on road bonding and the 2025 tax levy IN PERSON during the meeting. These items WILL NOT APPEAR ON THE BALLOT (see sample on back).**

## Road Bonding Proposal

March 12, 2024 is township governance day in West Lakeland. By law, all townships in Minnesota must hold an Annual Meeting on the second Tuesday in March every year. Township elections are traditionally held the same day. The Annual Town Meeting will commence at 8:30 pm shortly after the polls close.

At the Annual Meeting, the residents who attend will select a meeting moderator, participate in annual township business, and then proceed to discuss/vote on the Road Bonding Proposal as well as the Township Tax Levy. This is grassroots democracy at its most basic level. We hope many residents will choose to participate in this important process!

**2025 Levy vote** - The Town Board’s proposed budget for 2025 includes an 8.4% levy increase for the General and Road & Bridge Funds combined, which is largely due to inflationary pressures. The Board had originally proposed an increase in the Capital Improvement Projects (CIP) Fund levy from \$500,000 in 2024 to \$1 Million in 2025. However, due to the impact of the proposed Road Bonding levy on residents’ taxes (see chart), the Board has scaled that increase back to a proposed \$750,000 CIP levy for 2025. The proposed 2025 budget can be found on the front page of the Township website and will also be available to view at the Annual Meeting. Budget or levy questions may be directed to our Treasurer, Marsha Olson, at 651-998-9178.

**Road Bonding vote** - After a period of research and public engagement, the Town Board has concluded that the Township should issue bonds to finance the replacement of approximately 8 miles of roads deemed “failed” by the Township Engineer. See the Township website under the Roads tab for a priority map of road projects (subject to change). The Board has endeavored to be as transparent as possible regarding this major financial commitment, beginning with an informational newsletter mailed to residents in January, followed by a well-attended open house and a special meeting/workshop in February. The Board will put the bonding issue before the voters at the Annual Meeting on March 12<sup>th</sup>.

The Board’s original proposal was to issue \$7.7 Million in General Obligation Certificates of Indebtedness (Bonds) to be paid over 5-years, resulting in an annual debt service levy of approx. \$1.8 Million. However, our outreach efforts over the past few weeks have elicited feedback from many residents that the 5-year repayment term results in an unreasonable increase in property taxes.

Accordingly, our bonding underwriter, Northland Securities, has prepared a revised proposal to repay the bonds over 15 years, which would result in an annual debt service levy of \$677,200. The estimated tax impact of this size levy is displayed in this chart.

Home Market Value	Property Tax Increase
\$300,000	\$189.24
\$400,000	\$260.43
\$500,000	\$326.55
\$600,000	\$408.19
\$700,000	\$489.83
\$800,000	\$571.47
\$900,000	\$653.10
\$1,000,000	\$734.74

This proposal requires a vote of the residents at the March 12<sup>th</sup> Annual Meeting to approve:

- A resolution authorizing the Board to issue General Obligation Certificates of Indebtedness in an amount not to exceed \$8,000,000, payable over a 15-year term, and
- An additional levy of \$677,000 payable in the 2025 tax year, so that there is adequate revenue to begin bond payments when the bonds are issued in 2025.

If this concept is approved by the residents at the Annual Meeting on March 12<sup>th</sup>, we would anticipate doing geotechnical and engineering work over the summer of 2024, using funds from the CIP fund. Then, early in 2025, we will solicit bids, with a view to award contract(s) in February, 2025. Bonds will be issued in early 2025, with road construction to take place over the summer of 2025.

If you have questions about bonding, please contact Town Board Supervisor Phil Moosbrugger at 612-889-1556.

**GOODBYE DAVE—We bid a fond farewell to Chairman Dave Schultz as he retires after many years of devoted service to West Lakeland Township, including 15 years on the town board and 11 years on the Planning Commission. He will be sincerely missed!**



959 Paris Ave Circle North  
 West Lakeland Township, Minnesota 55082  
[www.westlakeland.govoffice2.com](http://www.westlakeland.govoffice2.com)



***West Lakeland's Annual Town Meeting and Town Board Election  
 to be held on Tuesday, March 12, 2024***

Official Ballot	<b>Town Election Ballot</b>
Judge _____	<b>Town of West Lakeland</b>
Judge _____	<b>Washington County</b>
	<b>March 12, 2024</b>
Instructions to Voters:	
To vote, completely fill in the oval(s) next to your choice(s) like this: ●	
<b>Town Offices</b>	
<b>Town Supervisor</b>	
<b>Vote for One</b>	
<input type="radio"/> Vincent Anderson	
<input type="radio"/> Write-in, if any	
West Lakeland Township	

*If you will be absent on any Election Day, there are options for voting absentee ballot or early voting at the Stillwater Government Center at 14949 62nd St. N. in Stillwater. These requests must be made directly with Washington County Elections. For more information, please contact the county at 651-430-6175 or visit their website at [www.co.washington.mn.us/667/Elections](http://www.co.washington.mn.us/667/Elections)*

*You may also call the Town Clerk, Carrie Seifert, with election or annual meeting questions at 651-436-4773.*

