



Lessard-Sams Outdoor Heritage Council
The State of Minnesota

State Office Building, Room G95 100 Dr. Rev. Martin Luther King Jr. Blvd. Saint Paul, Minnesota 55155

September 8, 2016

Sen. Richard Cohen
Minnesota Senate
95 University Avenue W.
Minnesota Senate Bldg., Room 3235
St. Paul, MN 55155

Rep. Dean Urdahl
Minnesota House of Representatives
473 State Office Building
100 Rev. Dr. Martin Luther King Jr. Blvd.
Saint Paul, Minnesota 55155

Sen. David Tomassoni
Minnesota Senate
95 University Avenue W.
Minnesota Senate Bldg., Room 3401
St. Paul, MN 55155

Rep. Denny McNamara
Minnesota House of Representatives
365 State Office Building
100 Rev. Dr. Martin Luther King Jr. Blvd.
Saint Paul, Minnesota 55155

Pursuant to M.S. 97A.056, Subdivision 15, this letter notifies you that the Lessard-Sams Outdoor Heritage Council has received notice from the Minnesota Department of Natural Resources concerning a 50-year utility license for Frontier Communications of MN, Inc. to install an underground communications cable in Goodhue County. The state interest in the land was purchased with Outdoor Heritage Funds (MN Laws 2009, Ch. 172, Art. 1, Sec. 2, Subd. 2(c)).

The attached letter from Mr. Jay Johnson, Minnesota Department of Natural Resources Fish & Wildlife Land Acquisition Coordinator, describes the action. Pursuant to statute and the council's approved operating procedures, and in the absence of disapproval by leadership or the council by September 28th, 2016, I will approve the conveyance/conversion and the deposit of the proceeds into the Outdoor Heritage Fund. The state's share is a portion of an estimated \$130.37. Please contact me if you have questions regarding this matter.

I will withhold final notification until September 29th, 2016 to hear from you, if you have concerns.

Sincerely,

A handwritten signature in blue ink, appearing to read "Mark Wm. Johnson".

Mark Wm. Johnson
Executive Director
Lessard-Sams Outdoor Heritage Council

Cc: Sen. Bill Ingebrigtsen, Rep. Rick Hansen, Rep. Phyllis Kahn
Attachment: Letter from Jay Johnson to Mark Johnson, August 2, 2016

Minnesota Department of Natural Resources



Division of Fish and Wildlife
Land Acquisition Unit
500 Lafayette Road
St. Paul, MN 55155

August 2, 2016

Mark Johnson Executive Director
Lessard-Sams Outdoor Heritage Council
100 Rev. Dr. Martin Luther King Jr. Blvd.
State Office Building, Room 95
St. Paul, MN 55155

Mr. Johnson,

We have received an application from Frontier Communications of MN, Inc., for a utility license. The proposed work will cross a portion of the Warsaw Wildlife Management Area. As this parcel of Warsaw WMA was acquired with Outdoor Heritage Funds, we are seeking approval of the utility license from the Council. Although we are supportive of granting the utility license, the State's fee title will remain in effect on the land.

Project Description: Frontier Communications of MN, Inc., is requesting a 50 year utility land crossing license to allow for a communications cable to be plowed and bored in and buried into the road right-of-way along portions of Hwy. 56 in Goodhue county crossing Warsaw WMA. The cable will cross the WMA for 772' (see attached maps). The location of the project is NE ¼ NW ¼ of Section 8, Township 111, Range 18. The total area is approximately 0.16 acres in size.

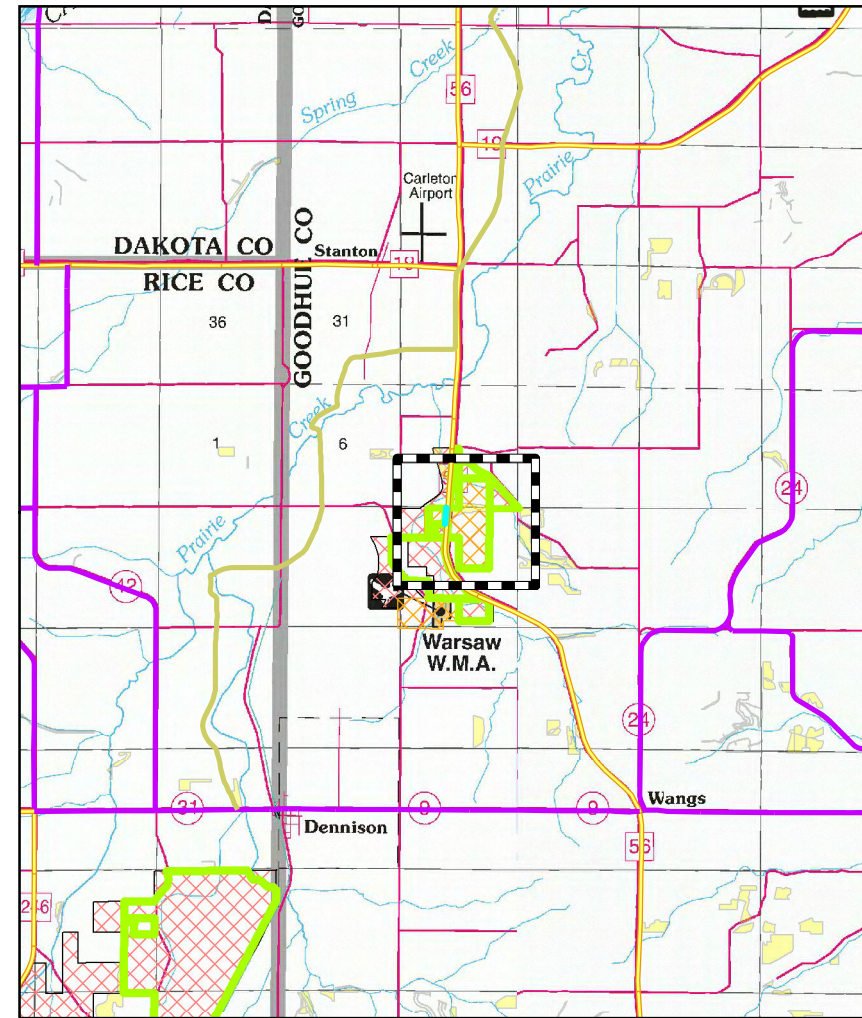
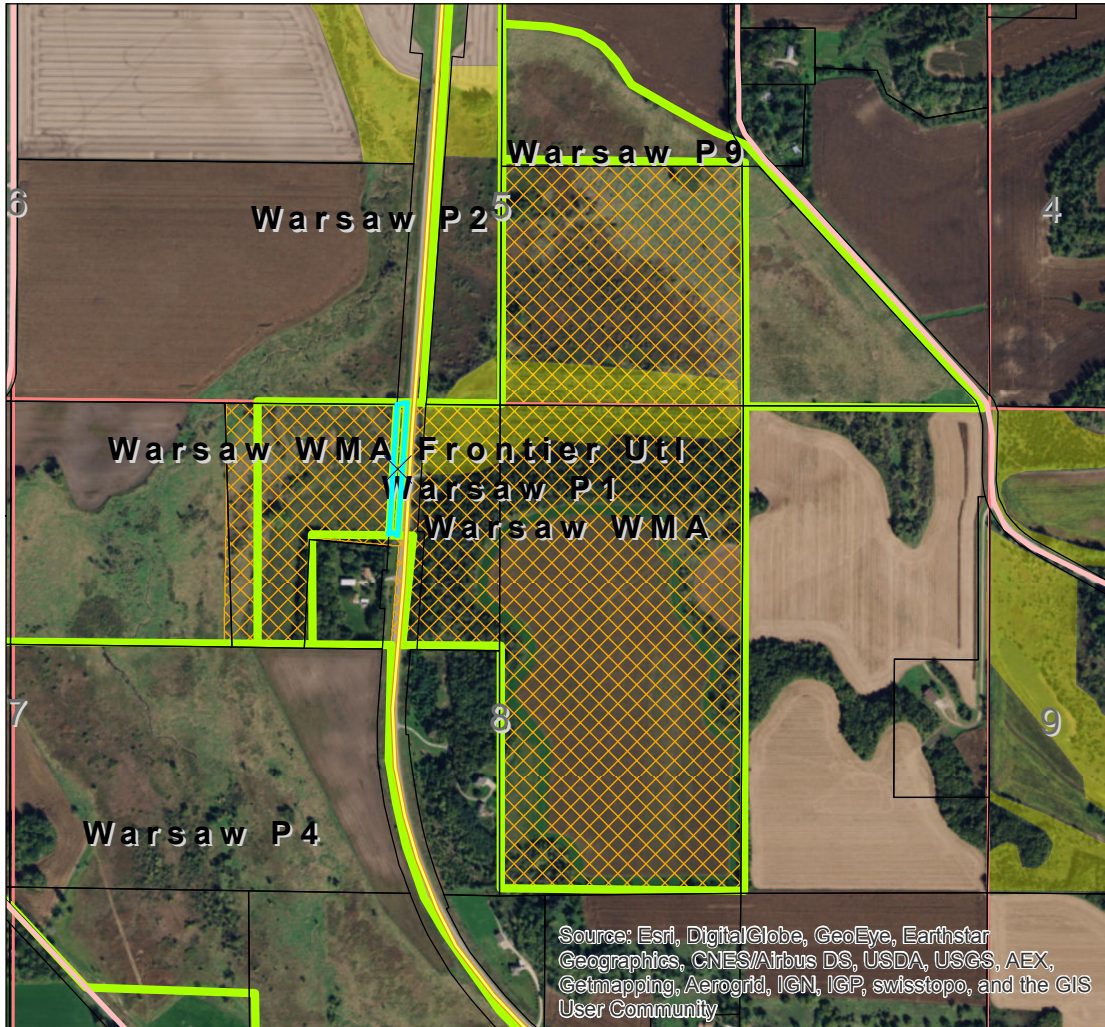
The estimated value of this license is: \$130.37

We do not anticipate that the affected lands will be replaced by other conservation lands and propose that \$130.37 be repaid to the Outdoor Heritage Fund (OHF provided 100% of the acquisition costs).

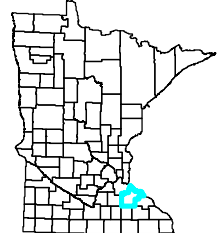
Sincerely,
Jay Johnson
Land Acquisition Coordinator
DNR – Fish & Wildlife

Cc Grant Wilson – Fish & Wildlife Planning and Policy Supervisor

Warsaw WMA Frontier Communications Utility Crossing



0 1,000 Feet



- Potential WMA acquisitions
- Reinvest in Minnesota Active Cons Easements
- MN Conservation Reserve Program (2007)
- Potential AMA acquisitions
- State Wildlife Management Area Boundaries
- Approved WMA Boundaries - not displayed in close up
- State Aquatic Management Area Boundaries
- Subject property

- Minnesota Snowmobile Trails
- Interstate Trunk Highway
- U.S. Trunk Highway
- MN Trunk Highway
- County Highway
- Municipal Road
- Township or Other Road
- Parcels

0 0.75 1.5 Miles



Note: This map shows the approximate relative location of property boundaries and other features but was not prepared by a professional land surveyor. This map is provided for informational purposes only and may not be sufficient or appropriate for legal, engineering, or surveying purposes.

© 2016. State of Minnesota, Department of Natural Resources.

Land Valuation Report
ULND010167
Frontier Communications
July 28, 2016

PIN: 45.008.0301

NE1/4 NW1/4 in Section 8, Township 111 North, Range 18 West
Goodhue County

$9 \text{ (width)} \times 772 \text{ (length)} / 43,560 = 38.420 \text{ acres}$

$\$102,800 \text{ land value} / 38.420 \text{ acres} = \$2,675.00 \text{ per acre land value}$

LAND CROSSING FEE FORMULA

LICENSE #ULND010167 Frontier Communications

NENW S8, T111N, R18W, Goodhue Co.

(# of rods) x (\$ /rod) = \$ _____

((\$ /acre - \$100) x # acres) x .15 = \$ _____

Total License Fee = \$ _____

Square feet = acreage

43,560

16.5 ft = 1 rod

43,560 sq. ft = 1 acre

feet x feet = sq. feet (width x length)

PART #1 $\frac{\text{_____}}{16.5}$ (length of ROW in ft) = # of rods

(# of rods) x (\$ /rod) = answer #1

Part #1a. $\frac{772}{16.5}$ (length of right of way in feet) = 46.78 rods

#1b. 46.78 rods x 1.47 base rate/rod (see table) = \$68.77

answer to Part #1

PART #2 ((\$ _____/acre - \$100) x # acres) x .15 = answer #2

Part #2a. \$2,675.00 /acre - \$100 = \$2,575.00 (A)

#2b. \$2,575.00 (A) x 0.1595 acres = \$410.71 (B)

#2c. \$410.71 (B) x .15 or 15% = \$61.60

answer to Part #2

PART #3 \$68.77 (Part #1) + \$61.60 (Part #2) = \$130.37 (LICENSE FEE)

answer

answer

NOTE: The 25 year license fee is 60% of the fee for a 50-year license.

- Minimum license fee is \$28.00.

General Characteristics Location Crossing Water Interests Minerals Relations Legacy

Length, ft	772.00	Rate (Table IV)	\$1.47
Length in Rods	46.7879	Land Value/Acre	\$2,675.00
Width, ft	9.00	Crossing Land Value	\$61.6069
Crossing Acres	0.1595	License (Length) Fee	\$68.7782
Crossing Method	Under	On Public Road Right-of-Way	<input checked="" type="checkbox"/>
Existing Utility Right-of-Way	No	Crossing License Fee	\$130.3851



Hosted by
Vanguard Appraisals, Inc

Parcel Number: 45.008.0301
Deed Holder: STATE OF MINNESOTA
Property Address: 35183 HIGHWAY 56 BLVD
 DENNISON, MN 55018-7409
[GIS PARCEL MAPS](#) [GIS ENHANCED PARCEL VIEWER](#)
Mailing Address: DNR DIV LANDS & MIN TAX SPCLST
 500 LAFAYETTE RD
 ST PAUL, MN 55155-0000 USA
PDF Name: WARSAW TWP - EX
Class: EXEMPT
Map Area: WARSAW TWP-EX
Tax District: WARSAW 659
Zoning: NOT APPLICABLE
Subdivision: [NONE]
Sec-Twp-Rng: 08-111-018
Lot-Block: -
Brief Legal Description: DOC#584333 PT OF NE1/4 OF NW1/4 SEC 8-111-18 COM AT NE COR, S ALNG E LINE 1310.93FT
 (NOTE: NOT TO BE USED ON LEGAL DOCUMENTS)
Property Report: [PROPERTY REPORT \(PDF FILE\)](#)



1 / 1



Current Value as of January 2016 - Taxes Payable 2017

Land Value	Dwelling Value	Improvement Value	Total Value
\$102,800	\$0	\$0	\$102,800

Prior Year Value Information

Year	Land Value	Dwelling Value	Improvement Value	Total Value
2015	\$104,900	\$0	\$0	\$104,900
2014	\$107,000	\$0	\$0	\$107,000

[More Years...](#)

Sale Information

Sale Date	Amount	Non-Useable Transaction Code	Recording
05/03/2011	\$0	003 - GOVERNMENT OR EXEMPT PARTY SALE	585659

GIS Map Information

Goodhue County Parcel Search
Link to Goodhue County Web Site

35183 HIGHWAY 56 BLVD, DENNISON

Deed: STATE OF MINNESOTA

Map Area: WARSAW TWP-EX

Checks/Tags: E

Contract:

Route: 000-000-000

Lister/Date: DLO, 05/26/2004

CID#:

Tax Dist: WARSAW 659

Review/Date: LVA, 08/03/2015

DBA:

Plat Page:

Entry Status: Viewed Land

MLS:

Subdiv: [NONE]

Rural/Exempt/Public Hunting Grounds PILT

Legal: Section: 08; Twp: 111; Rng: 018; Block: ; Lot: ; Deeded Acres: 44.000

DOC#584333 PT OF NE1/4 OF NW1/4 SEC 8-111-18 COM AT NE COR, S ALNG E LINE 1310.93FT

Land													
Land Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Depth/Unit	EFF/Type	Qual./Land			
Ag Land							16.090						
Ag Land							18.110						
Ag Land							4.220						
Grand Total						1,673,575.20	38.420						

Street		Utilities		Zoning		Land Use	
Ag Land	None	None	None	None	None	Not Applicable	Not Applicable
Ag Land	None	None	None	None	None	Not Applicable	Not Applicable
Ag Land	None	None	None	None	None	Not Applicable	Not Applicable

Sales				Building Permits					Values				
Date	\$ Amount	NUTC	Recording	Date	Number	Tag	\$ Amount	Reason	Type	Appraised	B of R	St. Equalized	Pr Yr: 2015
05/03/2011	\$0	D003	585659						Land		\$0	\$0	
									LandC	\$102,800	\$0	\$0	\$104,900
									Dwlg		\$0	\$0	
									Impr		\$0	\$0	
									Total	\$102,800	\$0	\$0	\$104,900

Prior Year	Comment	Value Type	Location	Class	Land Value	Dwelling Value	Improvement Value	M & E Value	Total Value
2015		Appr	Rural	Ex	\$104,900	\$0	\$0	\$0	\$104,900
2014		Appr	Rural	Ex	\$107,000	\$0	\$0	\$0	\$107,000
2013		Appr	Rural	Ex	\$107,000	\$0	\$0	\$0	\$107,000
2012		Appr	Rural	Ex	\$94,500	\$0	\$0	\$0	\$94,500
2011	Import from ACS file	Appr	Urban	Ag Land	\$90,900	\$0	\$0	\$0	\$90,900

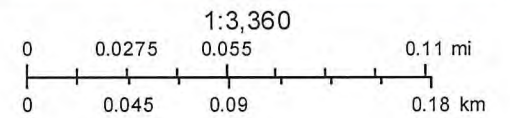


450080301

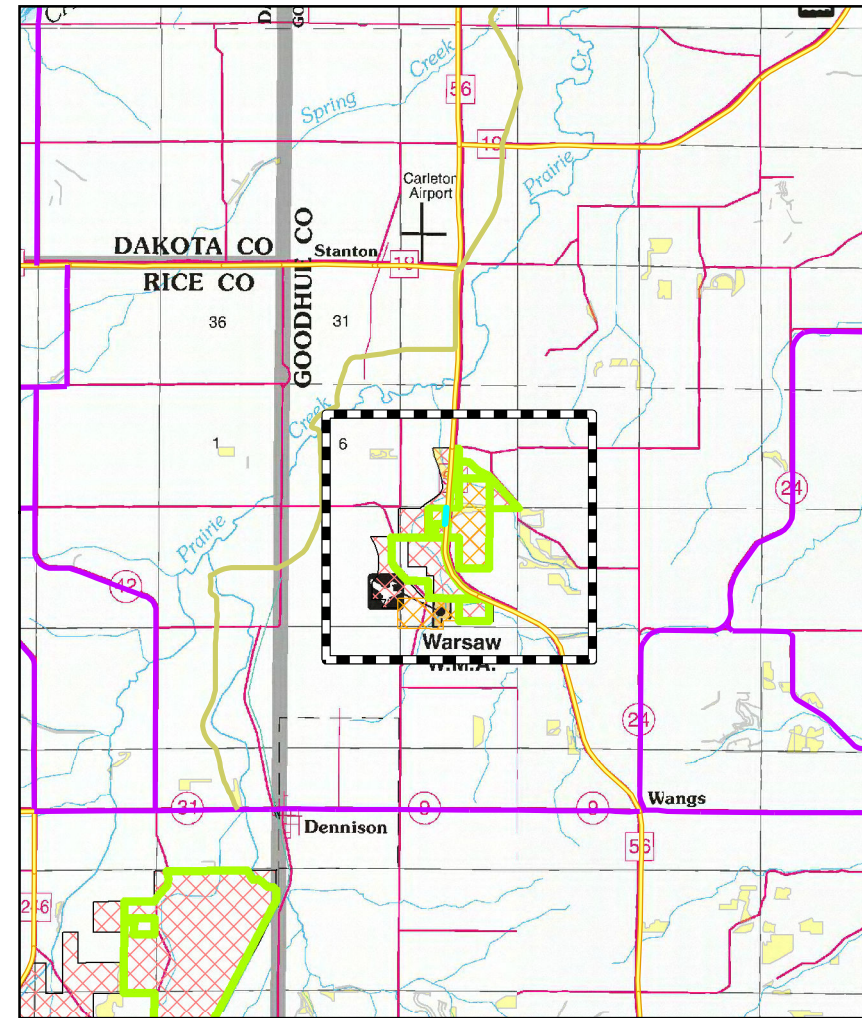
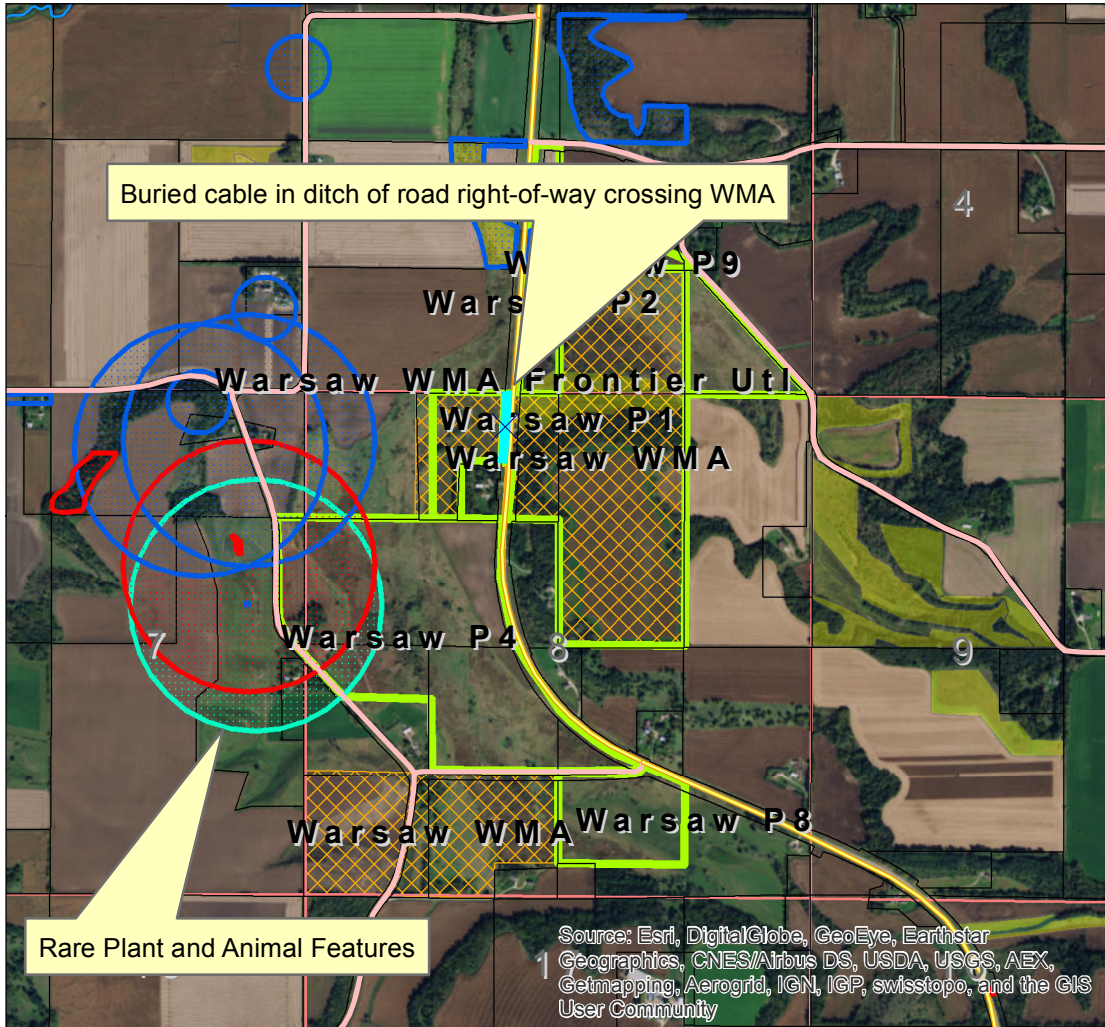


July 28, 2016

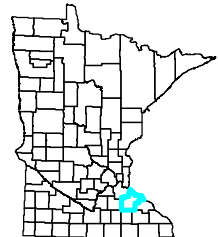
Search Results: Search by Parcel Major Roads 4,800 County Roads 4,800
Roads 9,600
Override 1 US Highway County Roads - Gravel
State Highway County Roads - Paved
Township or Other Roads



Warsaw WMA Frontier Communications Utility Crossing



0 1,000 Feet



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- Reinvest in Minnesota Active Cons Easements
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- Potential AMA acquisitions
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RECEIVED

JUL 5 2016

License # 44712010167

For internal use only

	Minnesota Department of Natural Resources Application for Division of Lands & Minerals License to Cross Public Lands and Waters Central Region (Submit 1 copy of the application and attachments)	
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The Applicant, pursuant to Minnesota Statutes, section 84.415 and Minnesota Rules, Chapter 6135, applies for a license to cross PUBLIC LANDS or WATERS described below, in accordance with all maps, plans, specifications and other supporting data submitted with this application and made a part hereof.

<input checked="" type="radio"/> Send completed license to Applicant (listed below)		<input type="radio"/> Send completed license to Applicant's Agent (listed below)	
Applicant's Name (as it will appear on official license): Frontier Communications of MN, Inc.		Agent's Company: Mid-State Consultants	
Applicant's Mailing Address: Street 14450 Burnhaven Dr. City and State Burnsville, MN Zip Code 55306		Agent's Mailing Address: Street 680 E Fond du Lac St City and State Ripon, WI Zip Code 54971	
Applicant's Contact Person: James "Bo" Lancaster		Agent's Contact Person: TJ Schultz	
Office Telephone Number (952) 435 - 1206	Alternate No. (i.e. Cell) ()	Office Telephone Number (920) 872 - 2902	Alternate No. (i.e. Cell) (920) 266 - 3133
Applicant's E-mail Address: james.bo.lancaster@ftr.com		Agent's E-mail Address: tjschultz@mscon.com	
Applicant's Project No.: 108-CNFLMNXC			
I. UTILITY: one utility type per application (check one box) ELECTRIC: <input type="radio"/> Transmission <input type="radio"/> Distribution Specify Voltage or Rating: _____ PIPELINE: <input type="radio"/> Gases <input type="radio"/> Liquids <input type="radio"/> Solids in suspension Specify Pipe Diameter: _____ COMMUNICATION: <input checked="" type="radio"/> Telephone <input type="radio"/> Cable TV <input type="radio"/> Other (specify) _____			
II. LICENSE OPTIONS TERM of LICENSE: Choose one. <input checked="" type="radio"/> 50 year or <input type="radio"/> 25 year RENEWAL of LICENSE: Choose one. <input type="radio"/> Yes or <input checked="" type="radio"/> No TYPE OF LICENSE: Choose one. <input type="radio"/> Water Crossing License or <input checked="" type="radio"/> Land Crossing License			
III. INFORMATION TO ATTACH TO APPLICATION A. APPLICATION FEE AND WAIVER FORM B. CROSSING TABLE C. MAPS AND PLANS D. ENVIRONMENTAL REVIEW AND ENVIRONMENTAL STANDARDS SUPPLEMENTAL INFORMATION (if applicable). Please indicate if this project has previously been reviewed pursuant to Minnesota Rules Chapter 4410, the National Environmental Policy Act (NEPA), a Conditional Use Permit, or Natural Heritage Information System (NHIS) Information Request or other similar reviews. <input type="radio"/> Yes or <input checked="" type="radio"/> No <input type="checkbox"/> This proposed crossing does NOT comply with the environmental standards as listed in Minnesota Rules 6135.1100. Attached is an explanation of the conflict or discrepancy.			
IV. CERTIFICATION Applicant declares that the information submitted herein and statements made herein are a true and correct representation of the facts, and that the filing of this application and information with the Commissioner of Natural Resources is prima facie evidence of the correctness thereof. Applicant agrees to conform with and be bound by the terms of Minnesota Statutes, sec. 84.415 and Minnesota Rules, Chapter 6135, and additional terms of the license applied for, this application and all attachments of which will become a part.			
Applicant's Signature <i>James Lancaster</i>		Title Network Engineer, OSP	Date 6/30/2016

APPLICATION FEE AND WAIVER FORM

The application fee, unless waived as described below, must be included with the application. Choose one.

- Water Crossing License, Application fee \$2,250.00 or
- Land Crossing License, Application fee \$3,500.00

The application fee, unless waived as described below, **MUST ACCOMPANY THE APPLICATION**. Make the check payable to the Minnesota Department of Natural Resources. No action will be taken on the application until the application fee is received (except as noted below). The application fee is not refundable, even if the application is withdrawn or denied. **DO NOT INCLUDE A LICENSE CROSSING FEE OR MONITORING FEE WITH THE APPLICATION**. The Applicant will be notified of the license crossing fee and monitoring fee when the license is sent out for signature(s).

JOINT APPLICATIONS: Is this a "joint application for residential use" pursuant to Minnesota Statutes, Section 84.415, Subdivision 3a.? Yes or No

If yes, separate applications submitted for the same crossing shall be joined together and processed as one application, provided that the applications are submitted within one year of each other and the utility lines are for residential use only.

ELECTRIC LINES LESS THAN 100kV: Does this application include only crossings of an electric line that are less than 100 kV pursuant to Minnesota Statutes, Section 84.415, Subdivision 7?

- Yes or No

If yes, the application fee is waived. If no, please submit the appropriate application fee.

NON-MAIN PIPELINES: Does this application include only crossings that are considered non-main pipelines pursuant to Minnesota Statutes, Section 84.415, Subdivision 7? Yes or No

If yes, the application fee is waived. If no, please submit the appropriate application fee.

REDUCTION IN LICENSE FEE FOR LAND CROSSINGS: Pursuant to Minnesota Administrative Rules, Chapter 6135, the license fee for a land crossing may be reduced by 50% if an additional crossing is to be placed in an existing right-of-way pursuant to by the original licensee or any other licensee, as if this additional crossing were the original crossing in the right-of-way. Does this application include crossings in an existing utility license right-of-way? Yes or No

If yes, the applicant must provide the appropriate documentation as part of the license application packet.

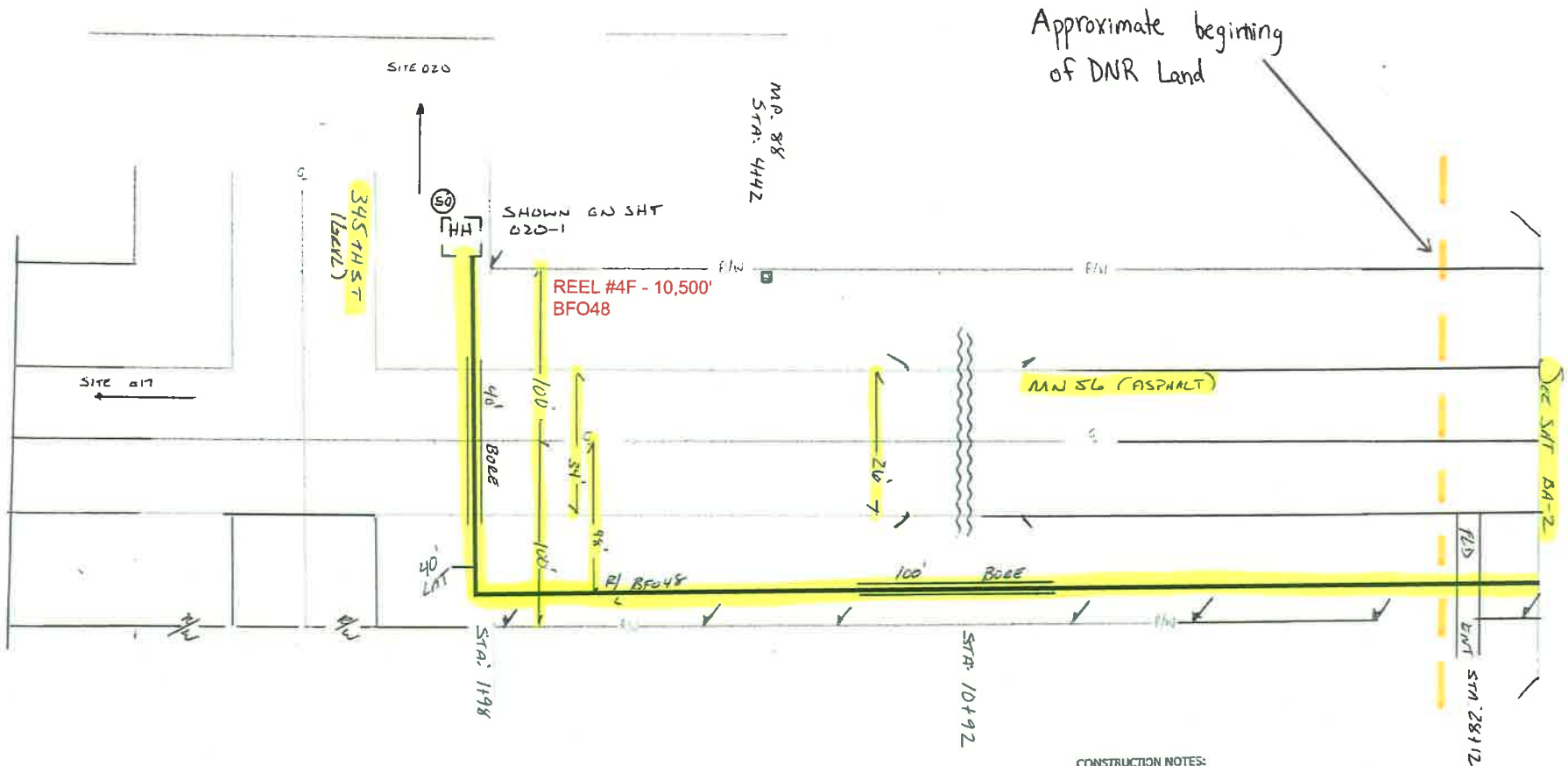
List the specific crossings that are in an existing utility license right-of-way:

License No.	Licensee	Crossing Location

Crossing Table

No.	Forty or Lot (i.e. SE ¼ NW ¼ or Gov. Lot No.)	Sec.	Twp.	Range	County	Water Name or DNR Land Unit	Crossing Method <i>(Click below for choices)</i>	Low Impact Construction Method <i>(Click below for choices)</i>	Right-of-way	
									Width	Length
1	NE 1/4 NW 1/4	8	111N	18W	Goodhue	Warsaw WMA	Under	Placed	9'	772'

Form approved by DNR Lands and Minerals on 6/13/2015



CONSTRUCTION NOTES:

- Locate all utilities prior to excavation. Phone #:
- Follow all city, county and/or state guidelines for construction and traffic control
- All fiber shall be buried a minimum of 42"
- All copper shall be buried a minimum of 36"
- All culvert/waterway crossings shall be bored
- Bore 36" below all culverts



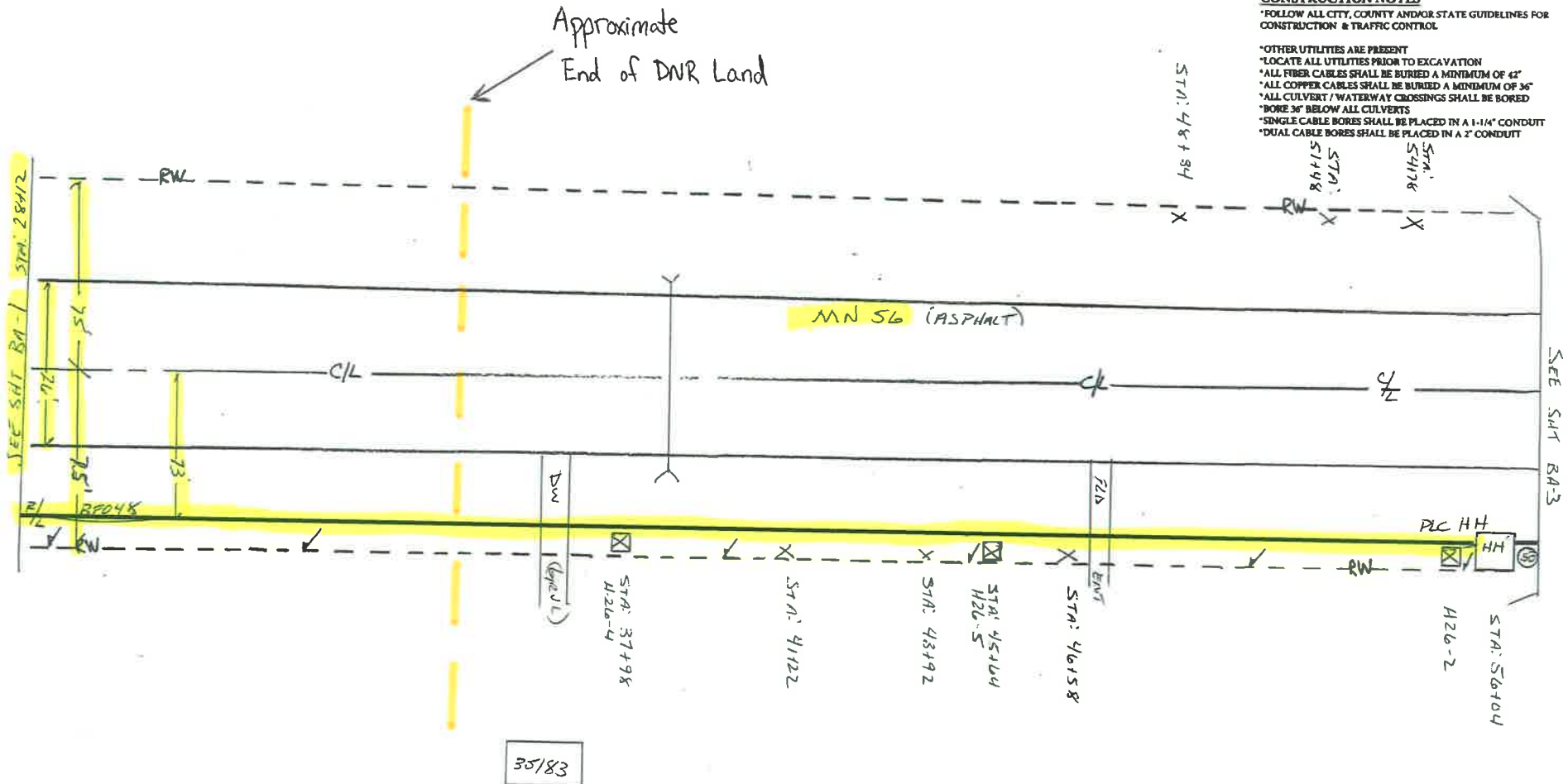
QTY	UNIT	DESC	QTY	UNIT	DESC	QTY	UNIT	DESC
2862	BFO	TOTAL FIBER 48	2632	P51B	PLOW (36")		P43D	PLACE COPPER IN CONDUIT
	BFC	TOTAL COPPER	2632	P51E	X DEPTH (6")		P51F	PLOW ADDITIONAL CABLE (DUAL)
	P58B	HAND HOLE (2'x3')	140'	P59A	BORE TOTAL		L30A	HOURLY SPLICING
	P61A	PEDESTAL (<12")	140'	P43C	PLACE FIBER IN CONDUIT		E30A	HOURLY SPLICING
			40'	P54A	TRENCH SHOT DIST		P54C	TRENCH EXTRA DEPTH

PROJECT: CAF II CANNON FALLS BA-01	C.O. ARE:
NUMBER:	EXCH. CODE:
DRAWN DATE:	ENGR:
SCALE:	PHONE:
TOWNSHIP:	TAX DISTRICT:
	RNG:
	CITY:
	FILE:
	DWG: 17 OF 29
	SEC:

CONSTRUCTION NOTES

* FOLLOW ALL CITY, COUNTY AND/OR STATE GUIDELINES FOR CONSTRUCTION & TRAFFIC CONTROL

- * OTHER UTILITIES ARE PRESENT
- * LOCATE ALL UTILITIES PRIOR TO EXCAVATION
- * ALL FIBER CABLES SHALL BE BURIED A MINIMUM OF 42"
- * ALL COPPER CABLES SHALL BE BURIED A MINIMUM OF 36"
- * ALL CULVERT / WATERWAY CROSSINGS SHALL BE BORED
- * BORE 36" BELOW ALL CULVERTS
- * SINGLE CABLE BORES SHALL BE PLACED IN A 1-1/4" CONDUIT
- * DUAL CABLE BORES SHALL BE PLACED IN A 2" CONDUIT

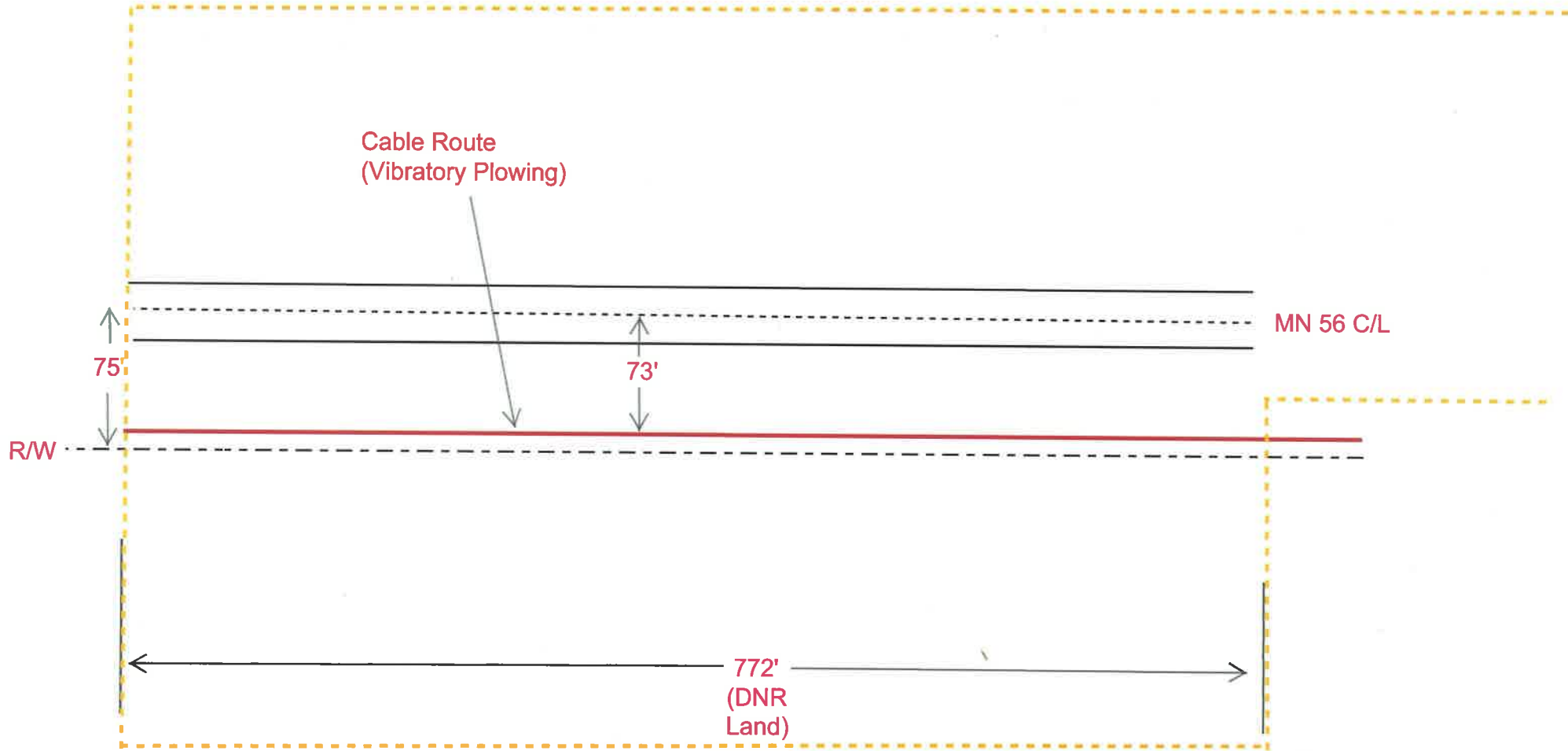


QTY	UNIT	DESC	QTY	UNIT	DESC	QTY	UNIT	DESC
2842'	BFO	TOTAL FIBER 48	2792'	P51B	PLOW (36")		P43D	PLACE COPPER IN CONDUIT
	BFC	TOTAL COPPER	2792'	P51E	X DEPTH (6")		P51F	PLOW ADDITIONAL CABLE (DUAL)
1	P58B	Hand Hole (2'x3')		P59A	BORE TOTAL	8	L30A	HOURLY SPLICING
	P61A	Pedestal (<12")		P43C	PLACE FIBER IN CONDUIT	8	E30A	HOURLY SPLICING
				P51A	Trench Short Dist		P51C	Trench Extra Depth 6"

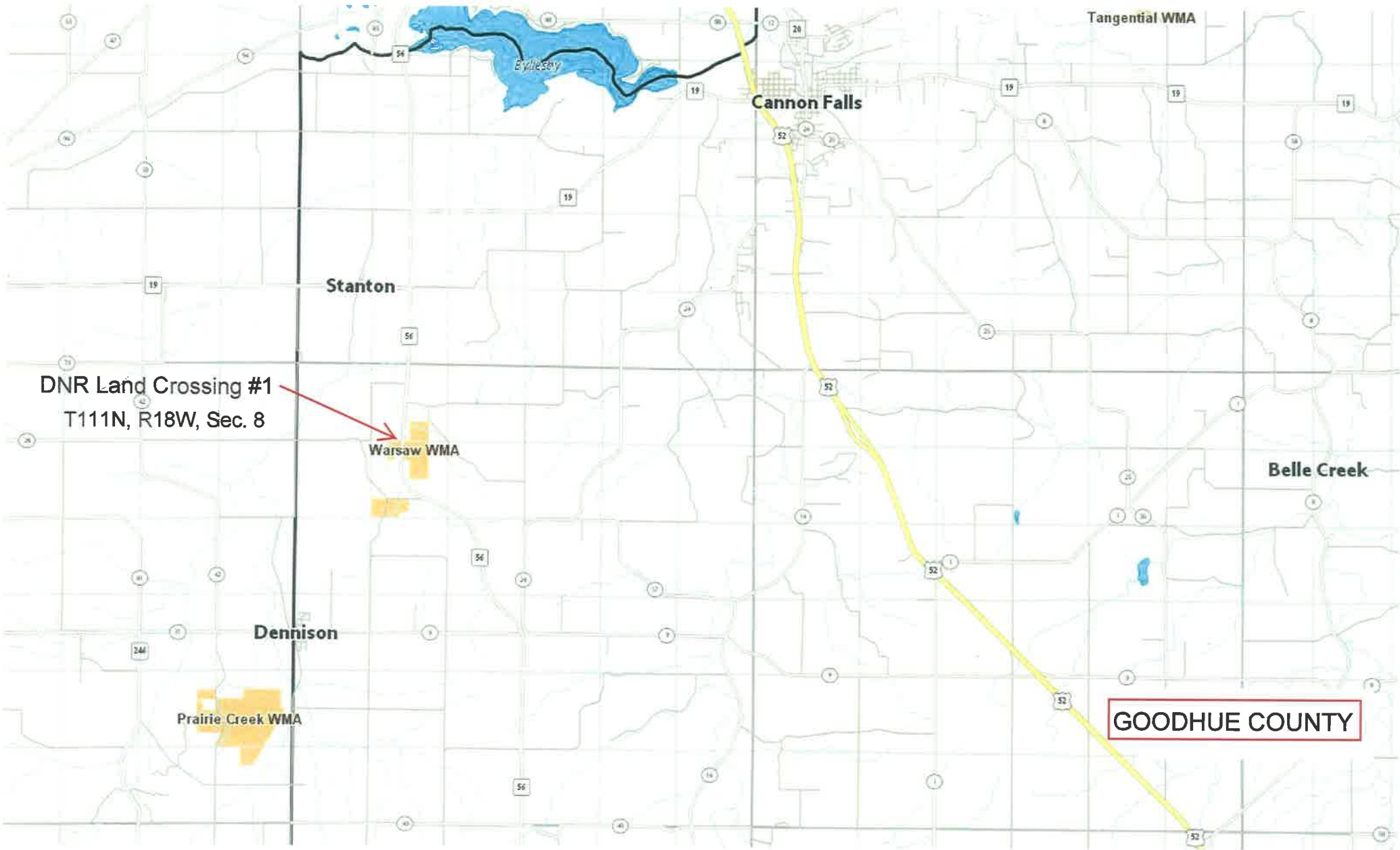
PROJECT CAF II CANNON FALLS BA-02		C.O. ARE:
NUMBER:		EXCH. CODE:
DRAWN DATE:	ENGR:	CNTY:
SCALE: NTS	PHONE:	FILE:
TOWNSHIP:	TAX DISTRICT:	DWG 18 OF 29
	RNG:	SEC:



Land Crossing #1
Warsaw WMA
PLAN



GOODHUE COUNTY
111N, 18W, Sec. 8



DNR Land Crossing #1
T111N, R18W, Sec. 8

Warsaw WMA

Dennison

Prairie Creek WMA

Cannon Falls

Tangential WMA

Belle Creek

GOODHUE COUNTY



56

Warsaw WMA

GOODHUE COUNTY
T111N, R18W, Sec. 8
NE 1/4 of NW 1/4



DNR LAND ← 772' → DNR LAND



VIBRATORY PLOWED
BFO 48F
FIBER OPTIC CABLE

GOODHUE COUNTY
T111N, R18W, Sec. 8

LAND CROSSING #1
WARSAW WMA
CROSS SECTION