

Exhibit A

Ordinance Permits 20210010309-20210010314

2021 TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT

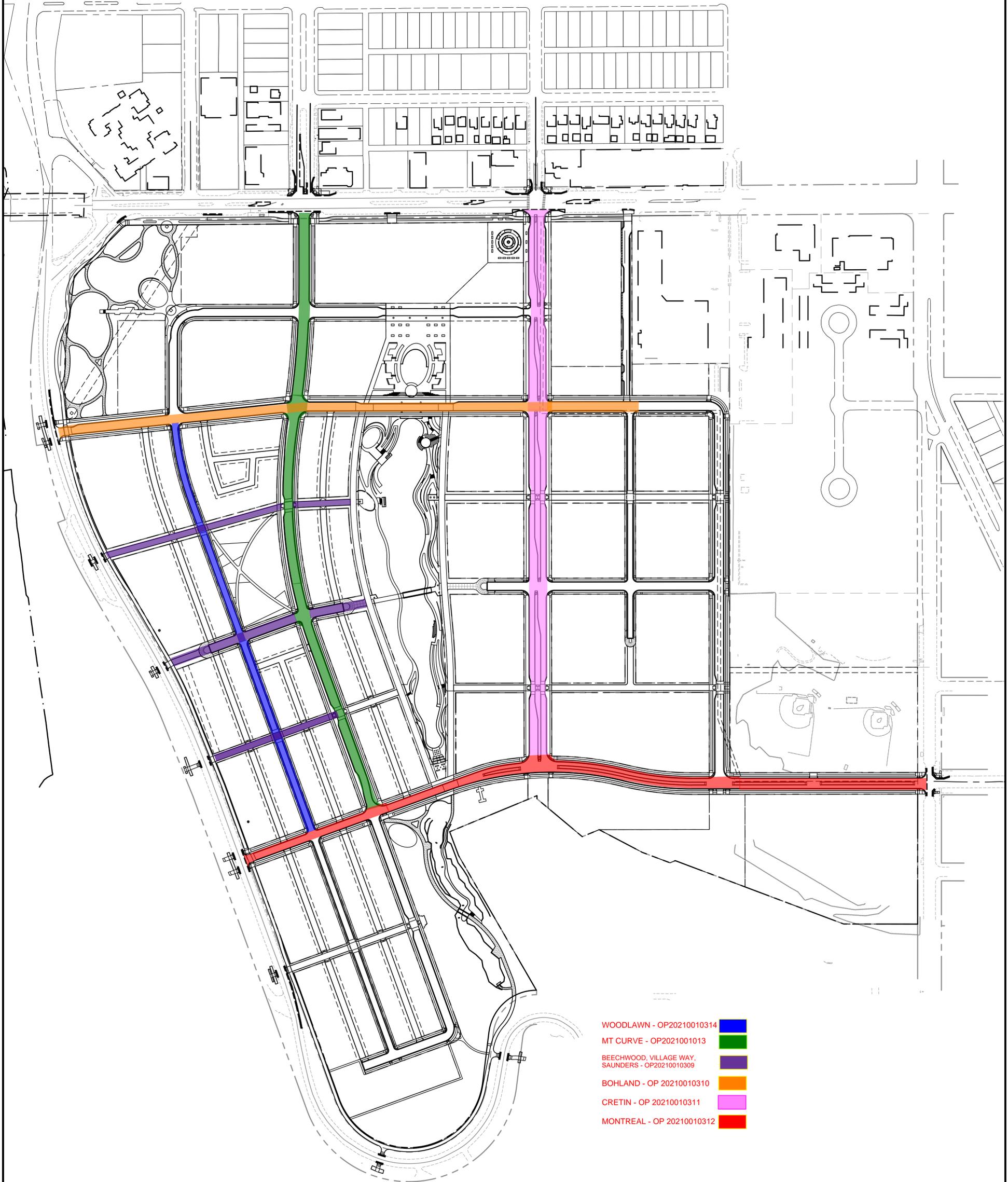


Exhibit H

Form of Public Infrastructure Conveyance

PUBLIC INFRASTRUCTURE CONVEYANCE

ORDINANCE PERMIT #20210010309

This Public Infrastructure Conveyance Agreement (“Agreement”) is made and entered into effective January 15, 2026, by and between PROJECT PAUL, LLC, a Delaware limited liability company (“Developer”), and CITY OF SAINT PAUL, MINNESOTA, a municipal corporation existing under the laws of the State of Minnesota (“City”).

NOW, THEREFORE, in consideration of the mutual obligations of the parties hereto, each of them does hereby covenant and agree as follows:

1. Notification. The Developer has delivered to the City a duly executed Certificate of Completion and, thereafter, the City has determined that the applicable components of the Public Infrastructure as described in **Exhibit A** hereto (the “Infrastructure”) appear to have been constructed in accordance with the approved plans and specifications and the preliminary and final plat and has so notified the Developer in writing. As a result, via this Agreement, the Developer is conveying the Property to the City in accordance with the Site Improvement Performance Agreement, dated December ___, 2019. The acceptance of the Infrastructure does not take effect until the Saint Paul City Council accepts the Infrastructure via Resolution.

2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
 - (iv) For sewer systems, sewer connection permit information on file with Public Works.
 - (v) Operation and Maintenance plans.
 - (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
 - (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warrantees, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

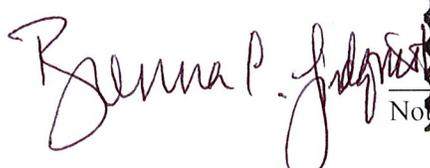
By: 

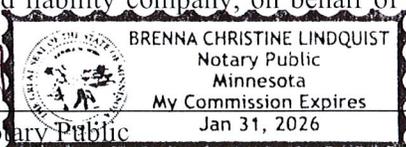
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2020, by Maureen Michalski, the Reg SVP, Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.





[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing & PM: Beechwood & Village Way (west of Mt. Curve), Saunders – MRB to MC

Project Description

20210010309

Permit Number

Signed by:		
	44614	1/22/2026
(Signature and License No.)		Date

Kimley Horn and Associates, Inc.
Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY
 Application No. 1
 Application Date 8/5/2021
 SPR File # _____
 Permit No. 20210010309

Type of Permit (select one only):

- | | | |
|---|---|---|
| <input type="checkbox"/> Base Roadway | <input type="checkbox"/> Roadway Sidewalks | <input type="checkbox"/> Sanitary Sewer Collection System |
| <input type="checkbox"/> Bridge | <input checked="" type="checkbox"/> Roadway Traffic | <input type="checkbox"/> Storm Sewer Collection System |
| <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Sanitary Drop Shaft | <input type="checkbox"/> Storm Sewer Treatment System |

Phase:

1 - Beechwood, Village Way,
 Saunders Roadway Traffic
 Signage and Pavement Markings

Location (Street On, From/To, and Adjacent Lots/Blocks):

As seen on the attached "BEECHWOOD, VILLAGE WAY, SAUNDERS TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:
 396-398, 400, 405-406, 421, 423, & 425

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400	
Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a		

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u> Signature	<u>Ford Site Technical Lead</u> Title	<u>August 13, 2021</u> Date
<u>David Kuebler, P.E.</u> Printed Name		

PERMIT NUMBER 20210010309

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;

- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.

- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;

- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;

- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;

- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;

- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;

- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);

- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;

- NA All applicable operation and maintenance manuals provided to Public Works; and

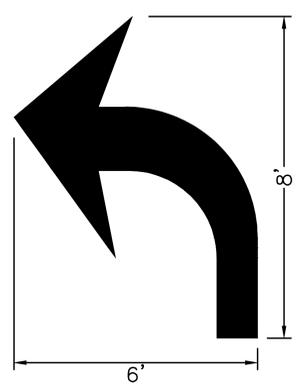
- Certificate of Compliance signed and submitted to City by Engineer of Record.

RELEASE OF PERMIT:

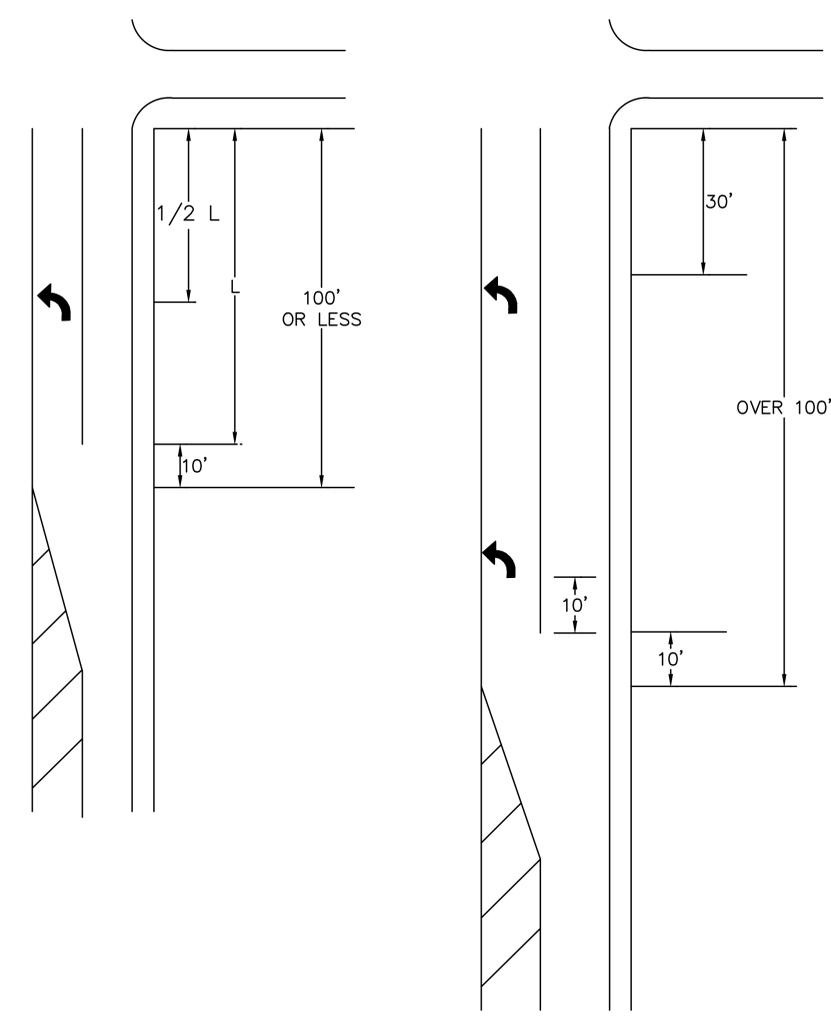
Permit No. _____ Council Res. No. _____ Permit Date _____

Release Authorized by _____ Title _____

TURN ARROW
PAVEMENT MESSAGE

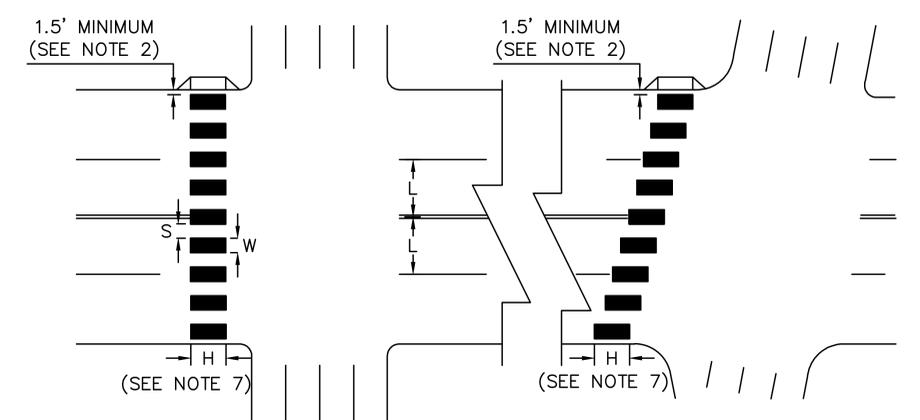


TURN LANE WITH
ARROW MESSAGE DETAILS



MARKINGS FOR PEDESTRIAN CROSSWALKS

(L) WIDTH OF INSIDE LANE	(W) WIDTH OF PAINTED AREA	(S) WIDTH OF SPACE
9'	2.0'	2.5'
10'	2.5'	2.5'
11'	2.5'	3.0'
12'	2.5'	3.5'
13'	3.0'	3.5'



DESIGNER'S NOTES:

1. PAINTED AREAS TO BE CENTERED ON CENTERLINE AND LANE LINES.
2. A MINIMUM OF 1.5 FT. CLEAR DISTANCE SHALL BE LEFT ADJACENT TO THE CURB FACE. IF LAST PAINTED AREA FALLS INTO THIS DISTANCE IT MUST BE OMITTED.
3. ON TWO LANE TWO WAY STREETS, USE SPACING SHOWN FOR AN 11 FT. INSIDE LANE.
4. FOR DIVIDED ROADWAYS, ADJUSTMENTS IN SPACING OF THE BLOCKS SHOULD BE MADE IN THE MEDIAN SO THAT THE BLOCKS ARE MAINTAINED IN THEIR PROPER LOCATION ACROSS THE TRAVELED PORTION OF THE ROADWAY.
5. AT SKEWED CROSSWALKS, THE BLOCKS ARE TO REMAIN PARALLEL TO THE LANE LINES AS SHOWN.
6. THE BLOCKS SHALL BE PLACED SO THAT THEY ARE NOT LOCATED IN THE WHEEL PATH OF THE VEHICLES.
7. THE BLOCKS SHALL BE A MINIMUM OF 8' LONG AND AT LEAST AS LONG AS THE TRUNCATED DOMES, FOR FANNED TRUNCATED DOMES THE BLOCKS SHALL BE AT LEAST AS LONG AS THE APPROACHING SIDEWALK OR SHARED USE PATH.

No.	Date	Revisions	App.

DRAWING NAME Ford SgnStrpTabDtl.dwg	
DESIGNED BY:	RJG
DRAWN BY:	RJG
CHECKED BY:	JAH
DATE:	05/27/20
PROJECT NO.	160640016



HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp

JOEL A. HINNENKAMP, PE
DATE: 05/27/20 MN LIC. NO. 53081



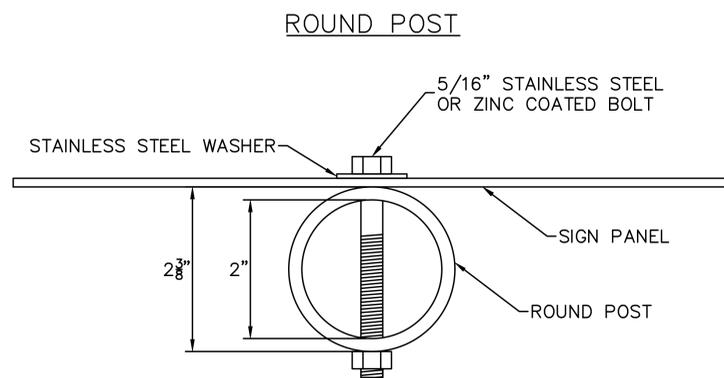
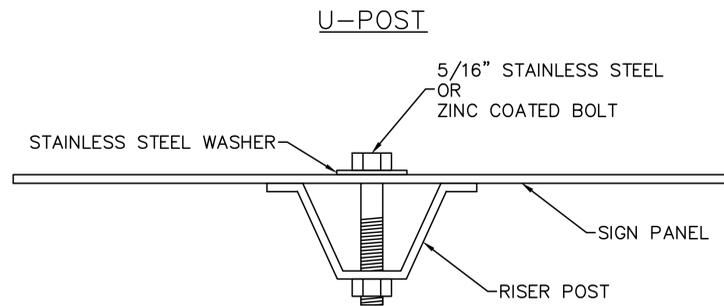
RYAN COMPANIES US, INC.
FORD SITE REDEVELOPMENT
CITY OF ST PAUL, MINNESOTA
FINAL SITE PLAN

SIGNING AND STRIPING PLANS
STRIPING DETAILS

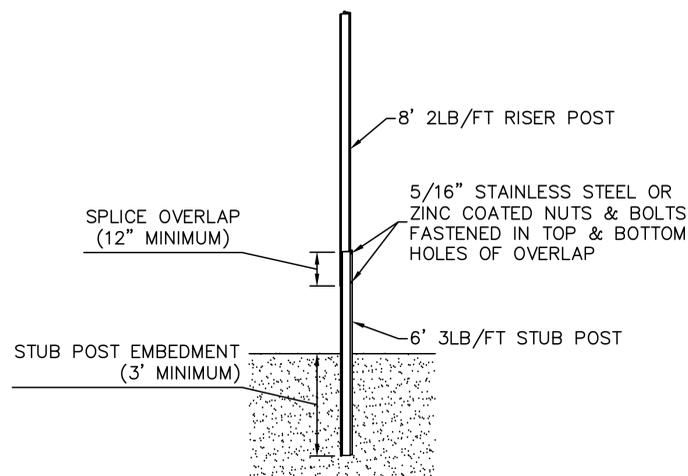
SHEET NO.
396

522

SIGN PANEL MOUNTING DETAILS

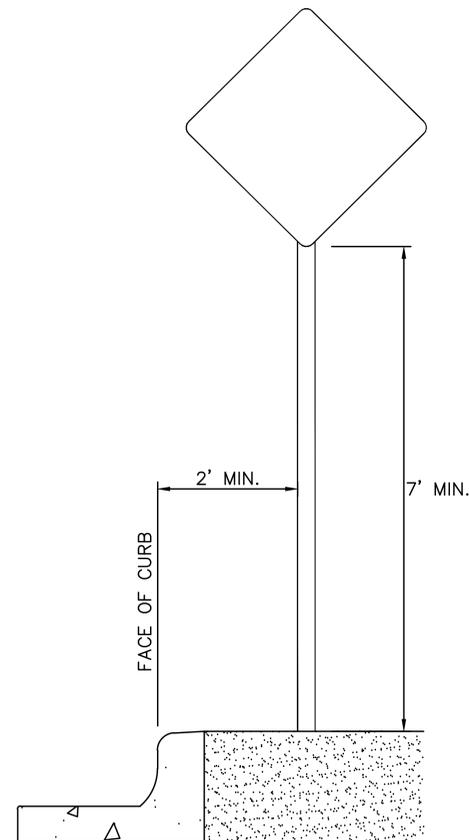


TYPICAL SIGN POST DETAIL

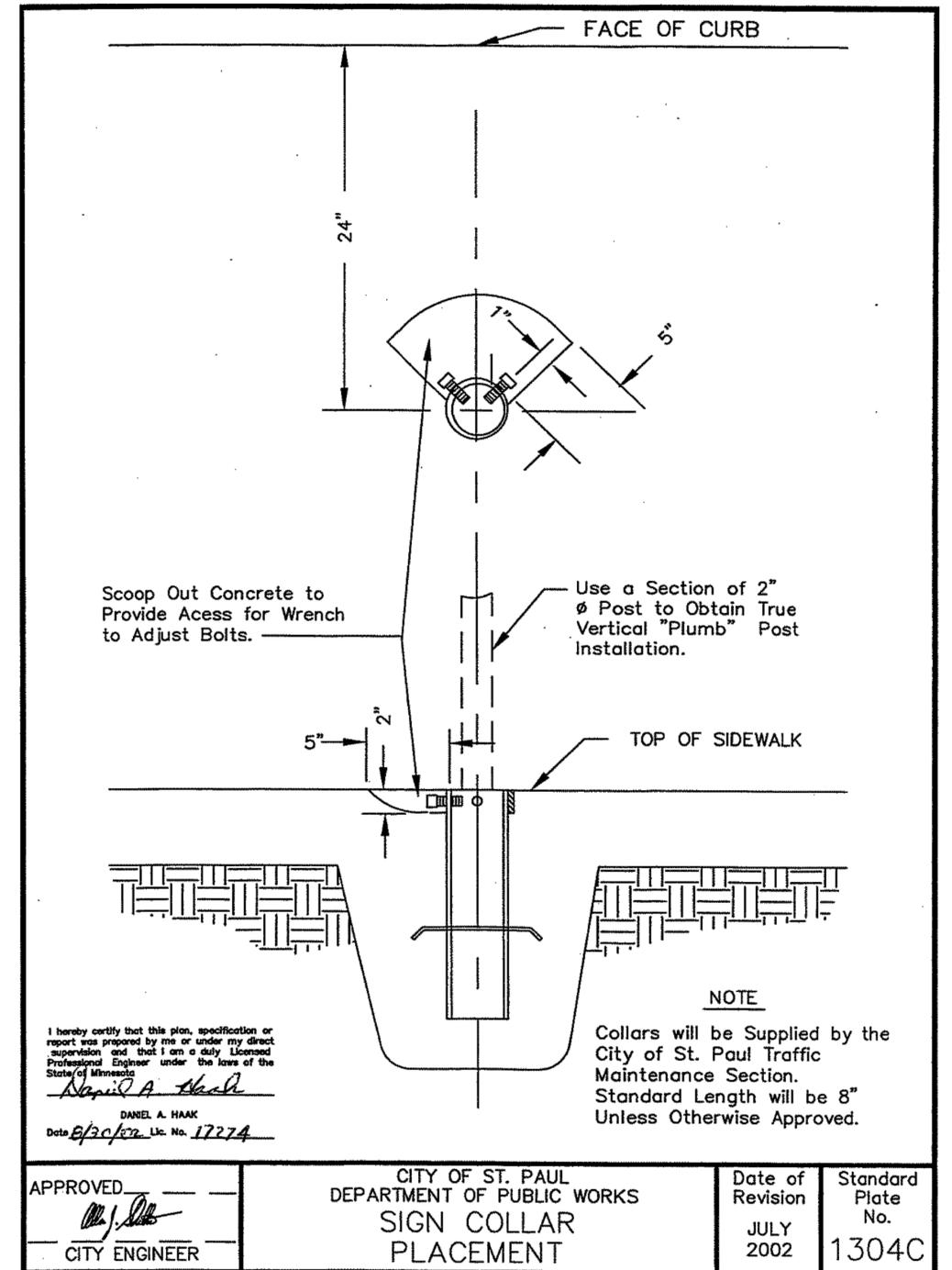


SIGN PANEL MOUNTING GUIDELINES

PREFERRED DIMENSIONS SHOWN.
EXCEPTIONS IN ACCORDANCE WITH MNMUTCD ALLOWED.



SIGN COLLAR PLACEMENT



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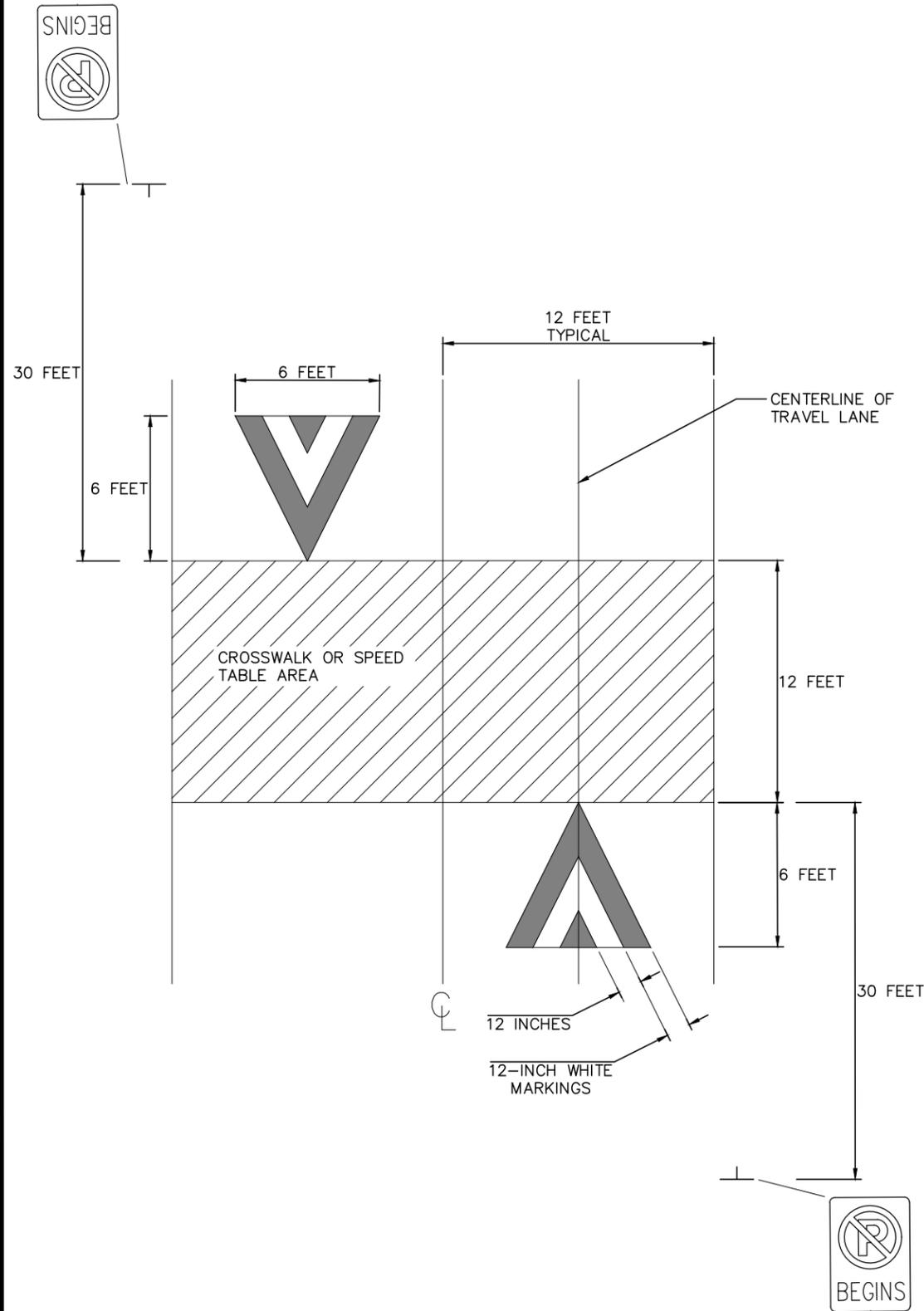
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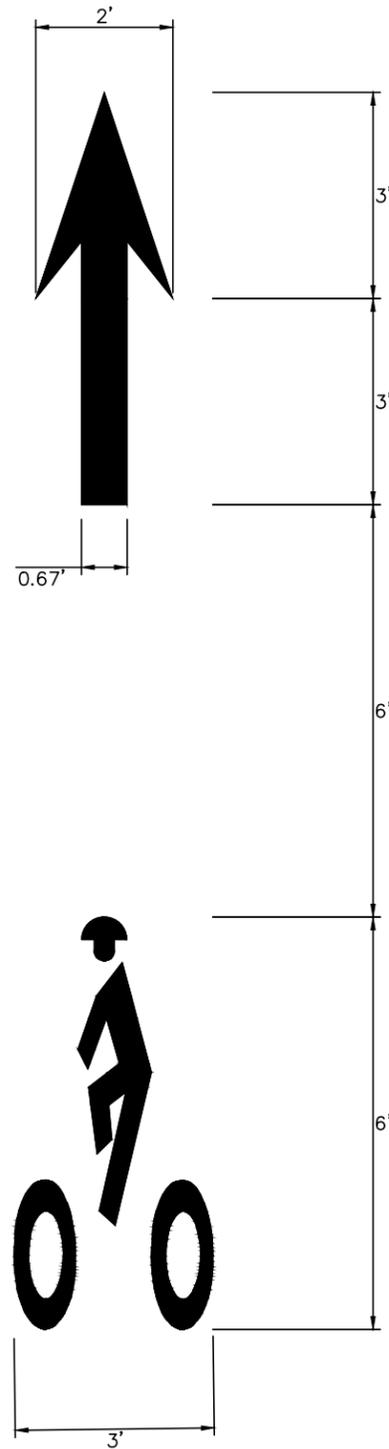
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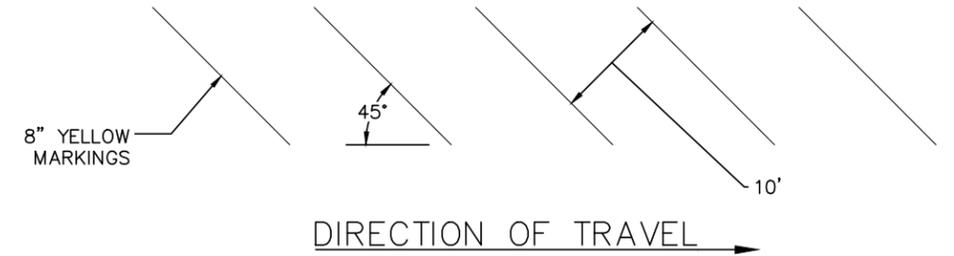
PAVEMENT MARKING FOR SPEED TABLES
OR SPEED HUMPS WITH CROSSWALKS



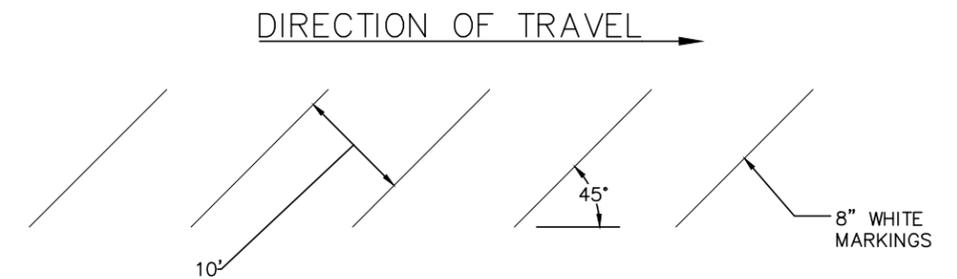
BIKE LANE SYMBOL MARKINGS



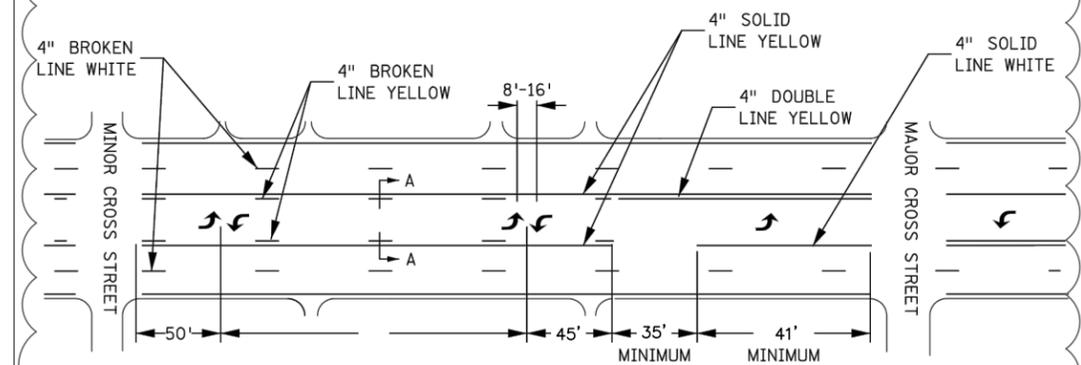
TYPICAL HATCHING DETAIL (YELLOW)



TYPICAL HATCHING DETAIL (WHITE)



TWO WAY LEFT TURN LANE



No.	Date	Revisions	App.	DRAWING NAME
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3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: RJG
4	9/2/20	BULLETIN #4	JAH	DRAWN BY: RJG
5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
			JAH	DATE: 02/19/21
				PROJECT NO. 160640016



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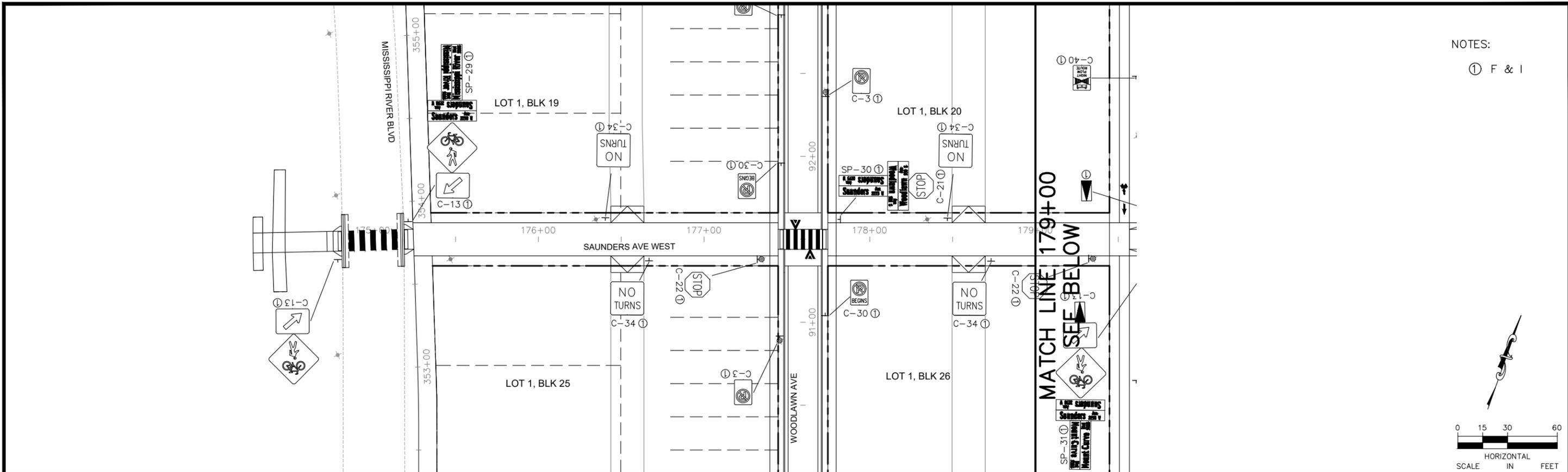
Joel A. Hinnenkamp
JOEL A. HINNENKAMP, PE
DATE: 02/19/21 MN LIC. NO. 53081



RYAN COMPANIES US, INC.
FORD SITE REDEVELOPMENT
CITY OF ST PAUL, MINNESOTA
PRELIMINARY SITE PLAN

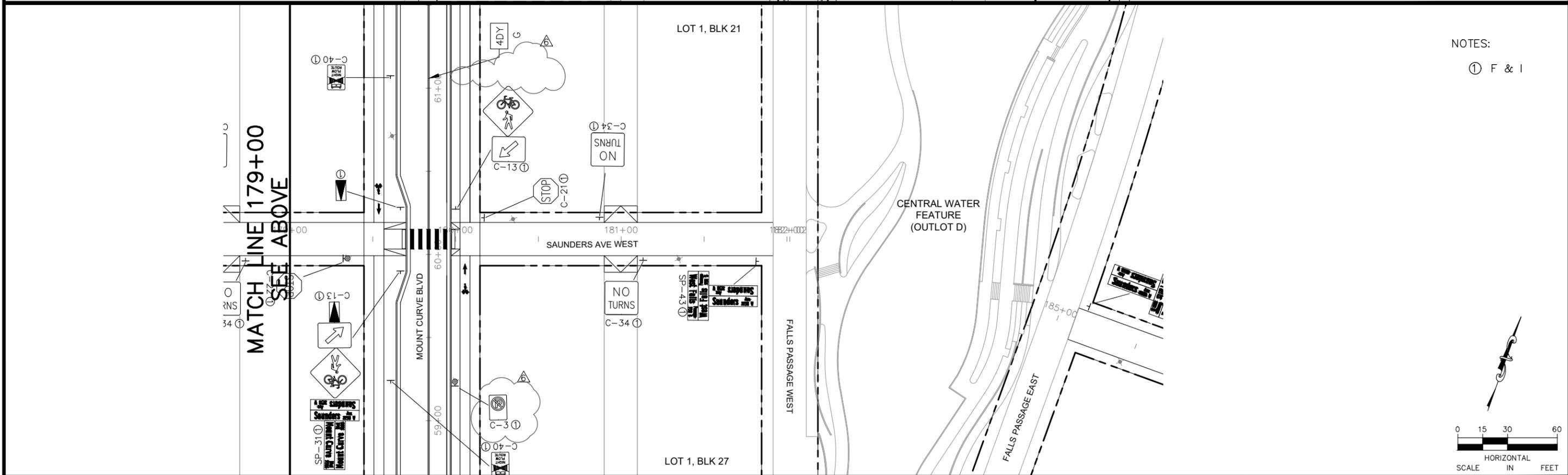
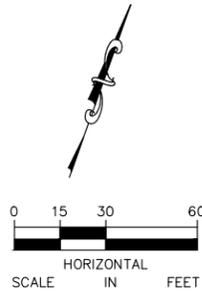
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SHEET NO.
398
522



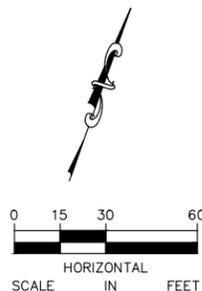
NOTES:

① F & I



NOTES:

① F & I



No.	Date	Revisions	App.
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5	2/19/21	BULLETIN #5	JAH
6	4/2/21	BULLETIN #6	JAH

DRAWING NAME	Ford SgnStrpPlan EW.dwg
DESIGNED BY:	CMW
DRAWN BY:	CMW
CHECKED BY:	JAH
DATE:	4/2/21
PROJECT NO.	160640016

Kimley»Horn
ISTHMUS
 engineering, inc.

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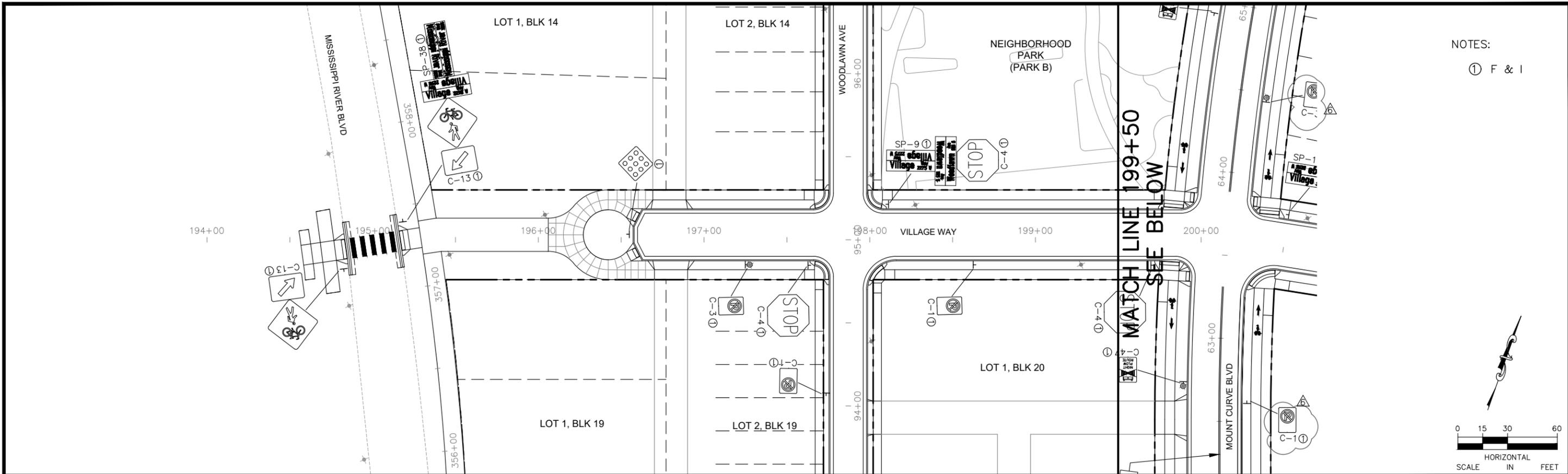
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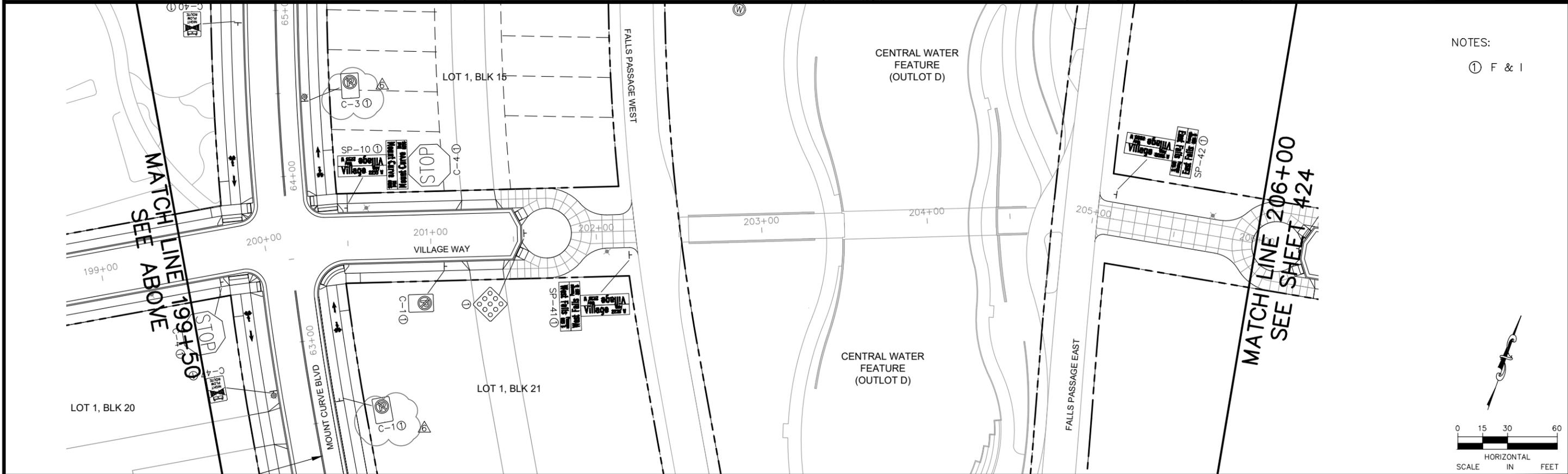
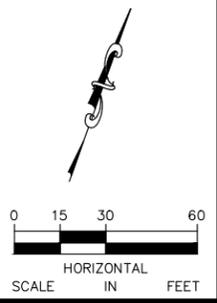
SAUNDERS AVE WEST
 SIGNING AND STRIPING PLANS
 STA. 175+00 TO STA. 182+01.70

SHEET NO.
421
522



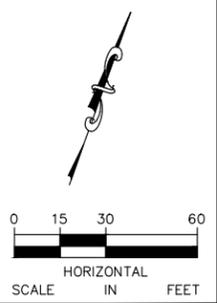
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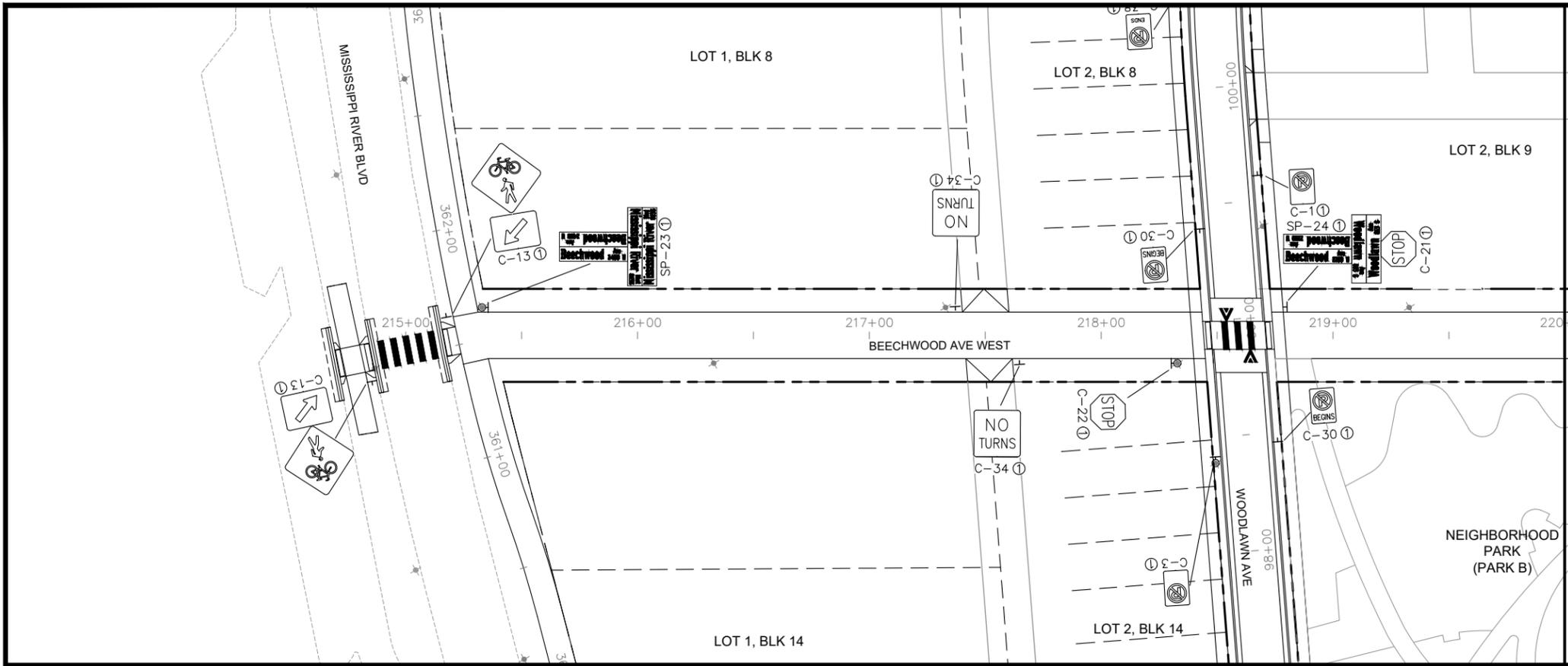


RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

VILLAGE WAY
 SIGNING AND STRIPING PLANS
 STA. 195+00 TO STA. 206+00

SHEET NO.
423

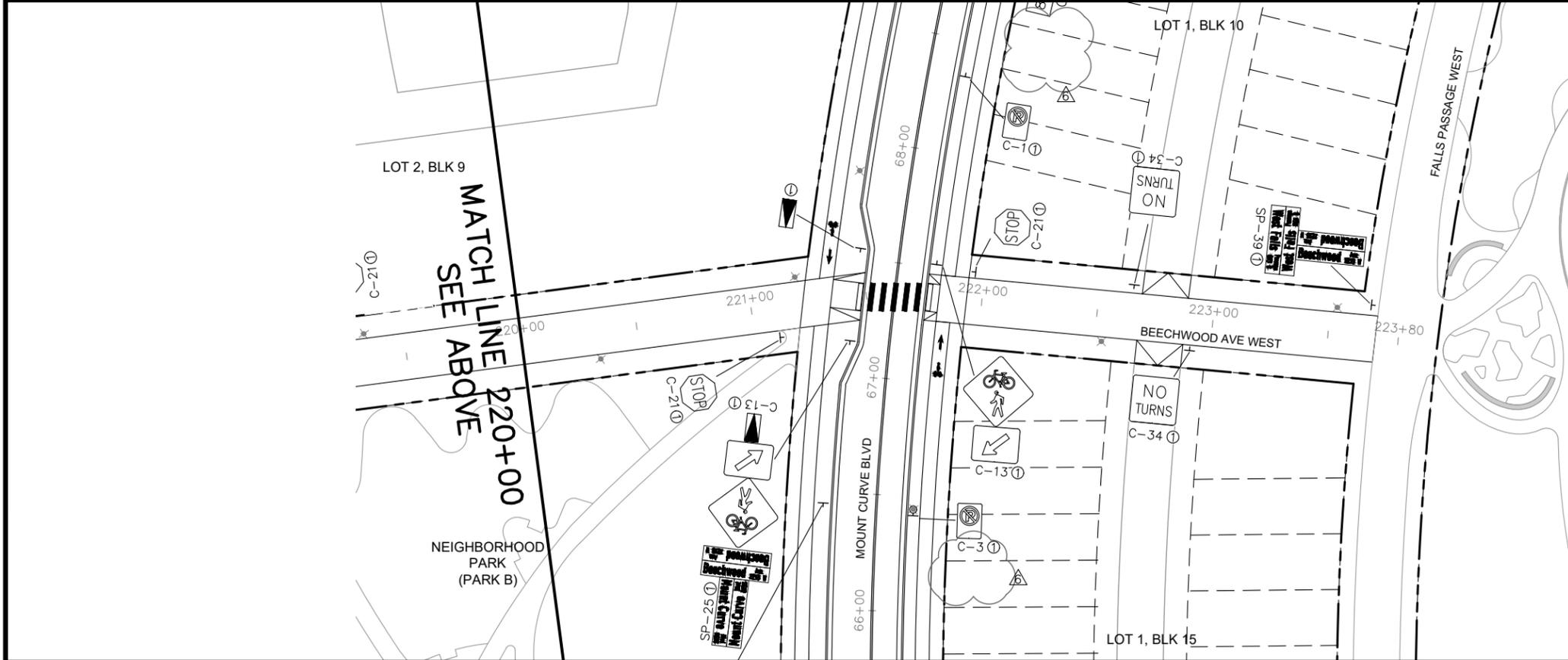
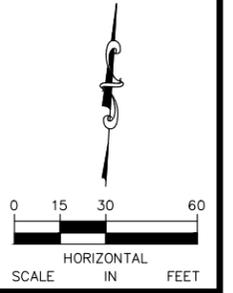
522



MATCH LINE 220+00
SEE BELOW

NOTES:

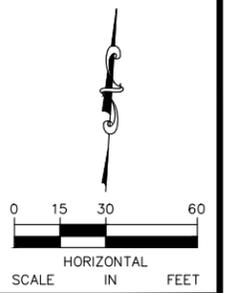
① F & I



MATCH LINE 220+00
SEE ABOVE

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JOEL A. HINNENKAMP, PE
DATE: 4/2/21 MN LIC. NO. 53081

RYAN



RYAN COMPANIES US, INC.
FORD SITE REDEVELOPMENT
CITY OF ST PAUL, MINNESOTA
FINAL SITE PLAN

BEECHWOOD AVE WEST
SIGNING AND STRIPING PLANS
STA. 215+00 TO STA. 223+80.38

SHEET NO.
425

522

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2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
 - (iv) For sewer systems, sewer connection permit information on file with Public Works.
 - (v) Operation and Maintenance plans.
 - (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
 - (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warrantees, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

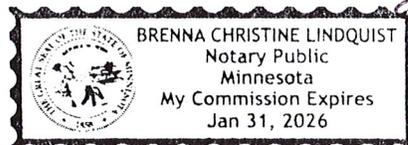
By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

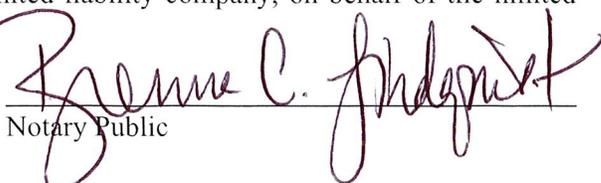
By: 
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2026, by Maureen Michalski, the Reg SVP, Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.




Notary Public

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing & PM: Bohland - Out lot A (just east of) to MRB

Project Description

20210010310

Permit Number

Signed by:


44614

1/22/2026

(Signature and License No.)

Date

Kimley Horn and Associates, Inc.

Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY	
Application No.	<u>1</u>
Application Date	<u>8/5/2021</u>
SPR File #	_____
Permit No.	<u>2021001003010</u>

Type of Permit (select one only):

<input type="checkbox"/> Base Roadway	<input type="checkbox"/> Roadway Sidewalks	<input type="checkbox"/> Sanitary Sewer Collection System
<input type="checkbox"/> Bridge	<input checked="" type="checkbox"/> Roadway Traffic	<input type="checkbox"/> Storm Sewer Collection System
<input type="checkbox"/> Retaining Wall	<input type="checkbox"/> Sanitary Drop Shaft	<input type="checkbox"/> Storm Sewer Treatment System

Phase: 1 - Bohland Roadway Traffic Signage and Pavement Markings	Location (Street On, From/To, and Adjacent Lots/Blocks): As seen on the attached "BOHLAND TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.
--	--

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:
 396-398, 402-403, & 427-428

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
--	---	--	--

Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400
--	--	-------------------------------

Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a
--	--

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u>	<u>Ford Site Technical Lead</u>	<u>August 13, 2021</u>
Signature	Title	Date
<u>David Kuebler, P.E.</u>		
Printed Name		

PERMIT NUMBER 20210010310

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

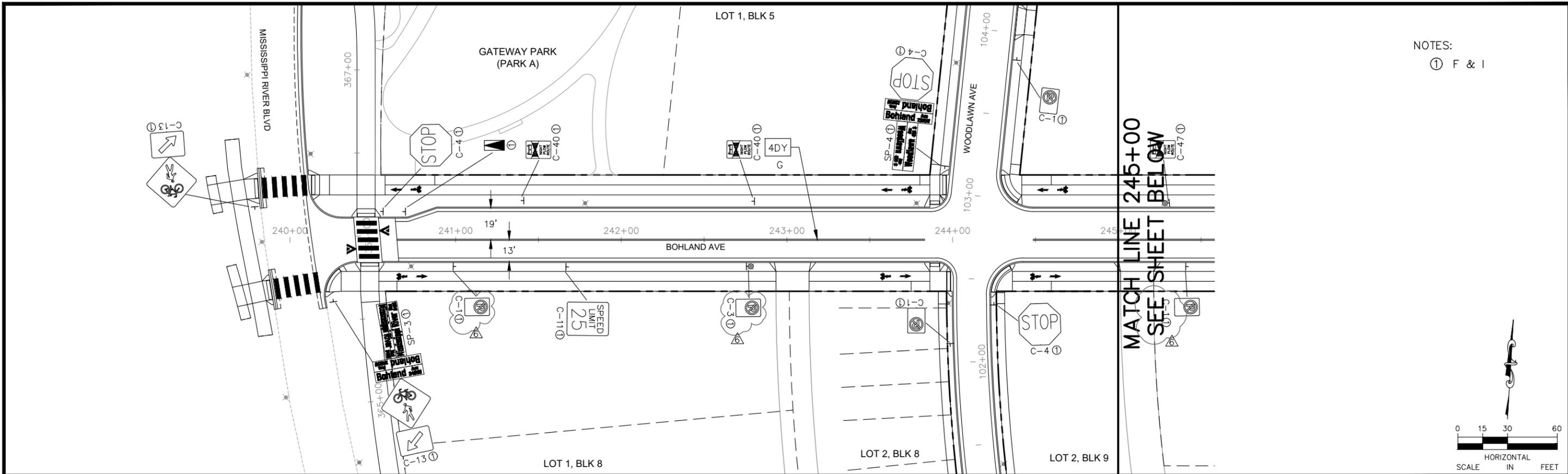
Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;
- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.
- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;
- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;
- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;
- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;
- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;
- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);
- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;
- NA All applicable operation and maintenance manuals provided to Public Works; and
- Certificate of Compliance signed and submitted to City by Engineer of Record.

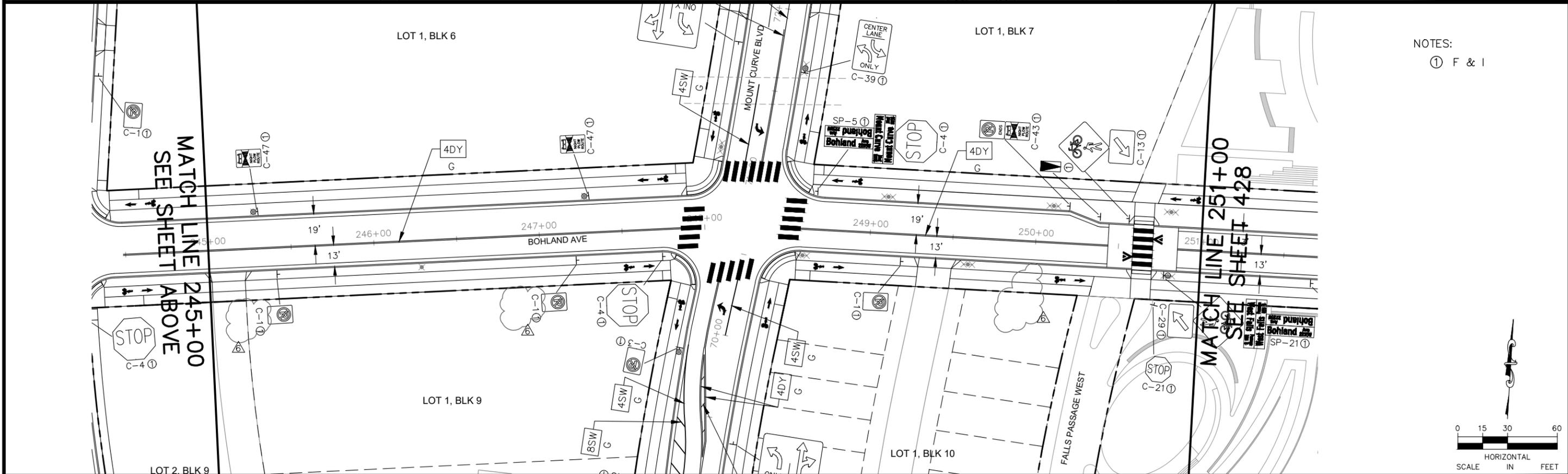
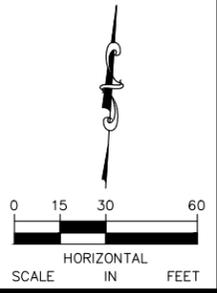
RELEASE OF PERMIT:

Permit No. _____ Council Res. No. _____ Permit Date _____

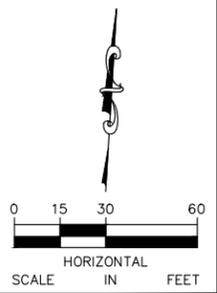
Release Authorized by _____ Title _____



NOTES:
① F & I



NOTES:
① F & I



No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan EW.dwg
3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: CMW
4	9/2/20	BULLETIN #4	JAH	DRAWN BY: CMW
5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
6	4/2/21	BULLETIN #6	JAH	DATE: 4/2/21
				PROJECT NO. 160640016

Kimley»Horn
 Isthmus engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081

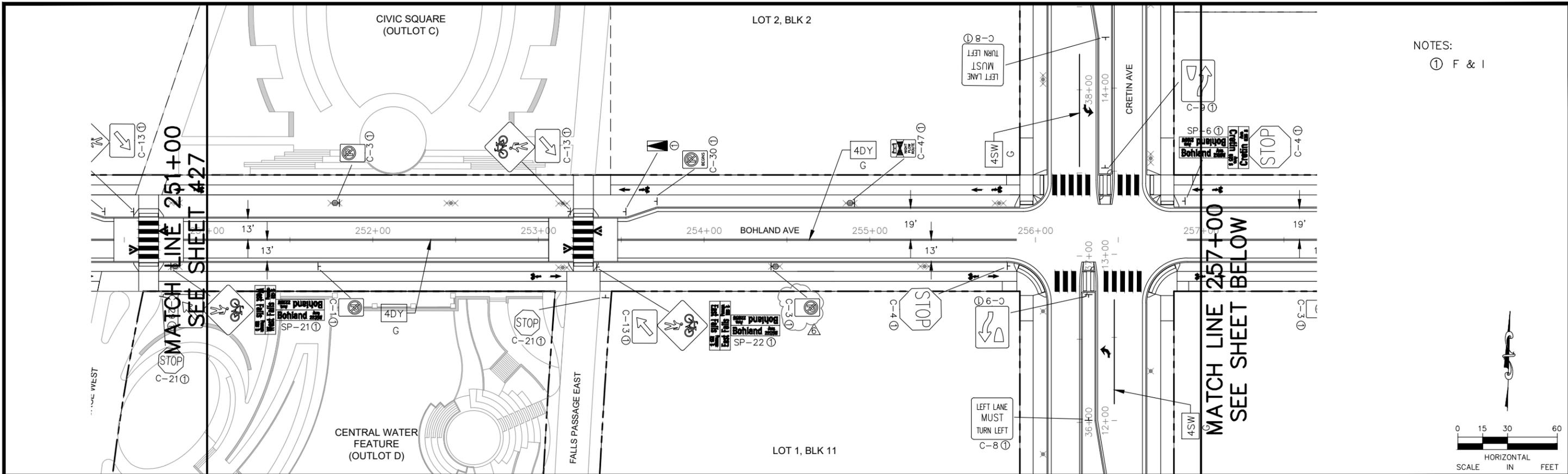


RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

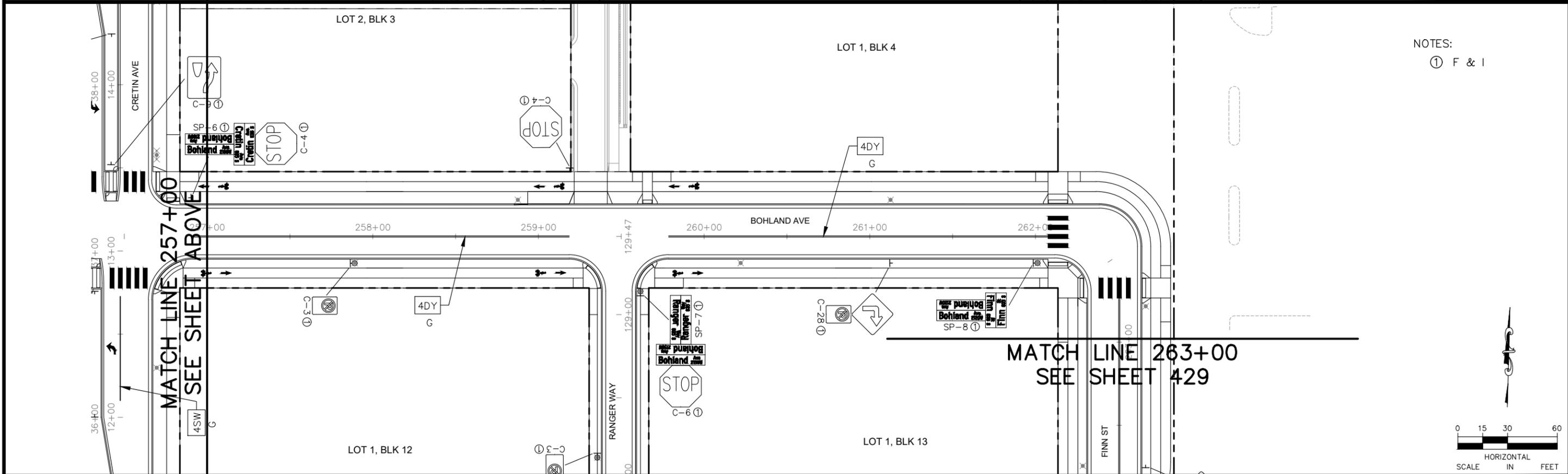
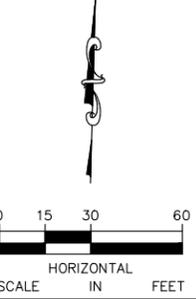
BOHLAND AVE
 SIGNING AND STRIPING PLANS
 STA. 240+00 TO STA. 251+00

SHEET NO.
427

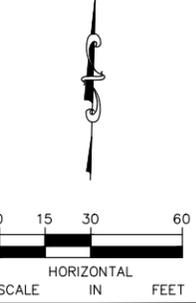
522



NOTES:
① F & I



NOTES:
① F & I



No.	Date	Revisions	App.	DRAWING NAME
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5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
6	4/2/21	BULLETIN #6	JAH	DATE: 4/2/21
				PROJECT NO. 160640016

Kimley»Horn
 Isthmus engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081



RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

BOHLAND AVE
 SIGNING AND STRIPING PLANS
 STA. 251+00 TO STA. 263+00

SHEET NO.
428

522

Exhibit H

Form of Public Infrastructure Conveyance

PUBLIC INFRASTRUCTURE CONVEYANCE

ORDINANCE PERMIT #20210010311

This Public Infrastructure Conveyance Agreement (“Agreement”) is made and entered into effective January 15, 2026, by and between PROJECT PAUL, LLC, a Delaware limited liability company (“Developer”), and CITY OF SAINT PAUL, MINNESOTA, a municipal corporation existing under the laws of the State of Minnesota (“City”).

NOW, THEREFORE, in consideration of the mutual obligations of the parties hereto, each of them does hereby covenant and agree as follows:

1. Notification. The Developer has delivered to the City a duly executed Certificate of Completion and, thereafter, the City has determined that the applicable components of the Public Infrastructure as described in **Exhibit A** hereto (the “Infrastructure”) appear to have been constructed in accordance with the approved plans and specifications and the preliminary and final plat and has so notified the Developer in writing. As a result, via this Agreement, the Developer is conveying the Property to the City in accordance with the Site Improvement Performance Agreement, dated December ___, 2019. The acceptance of the Infrastructure does not take effect until the Saint Paul City Council accepts the Infrastructure via Resolution.

2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
 - (iv) For sewer systems, sewer connection permit information on file with Public Works.
 - (v) Operation and Maintenance plans.
 - (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
 - (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warranties, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

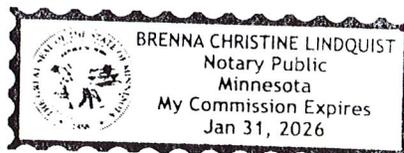
By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

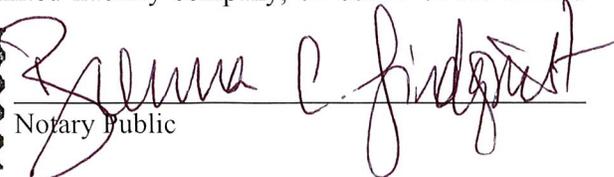
By: 
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2023 by Maureen Michalski, the Reg. SVP Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.




Notary Public

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



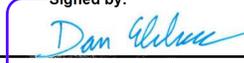
CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing and PM: Cretin - Ford Parkway to Montreal
Project Description

20210010311
Permit Number

Signed by:		
	44614	1/22/2026
(Signature and License No.)		Date

Kimley Horn and Associates, Inc.
Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY	
Application No.	<u>1</u>
Application Date	<u>8/5/2021</u>
SPR File #	_____
Permit No.	<u>20210010311</u>

Type of Permit (select one only):

- | | | |
|---|---|---|
| <input type="checkbox"/> Base Roadway | <input type="checkbox"/> Roadway Sidewalks | <input type="checkbox"/> Sanitary Sewer Collection System |
| <input type="checkbox"/> Bridge | <input checked="" type="checkbox"/> Roadway Traffic | <input type="checkbox"/> Storm Sewer Collection System |
| <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Sanitary Drop Shaft | <input type="checkbox"/> Storm Sewer Treatment System |

Phase:

1 - Cretin Roadway Traffic Signage and Pavement Markings

Location (Street On, From/To, and Adjacent Lots/Blocks):

As seen on the attached "CRETIN TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:

396-398, 401, & 408-409

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400	
Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a		

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u> Signature	<u>Ford Site Technical Lead</u> Title	<u>August 13, 2021</u> Date
<u>David Kuebler, P.E.</u> Printed Name		

PERMIT NUMBER 20210010311

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

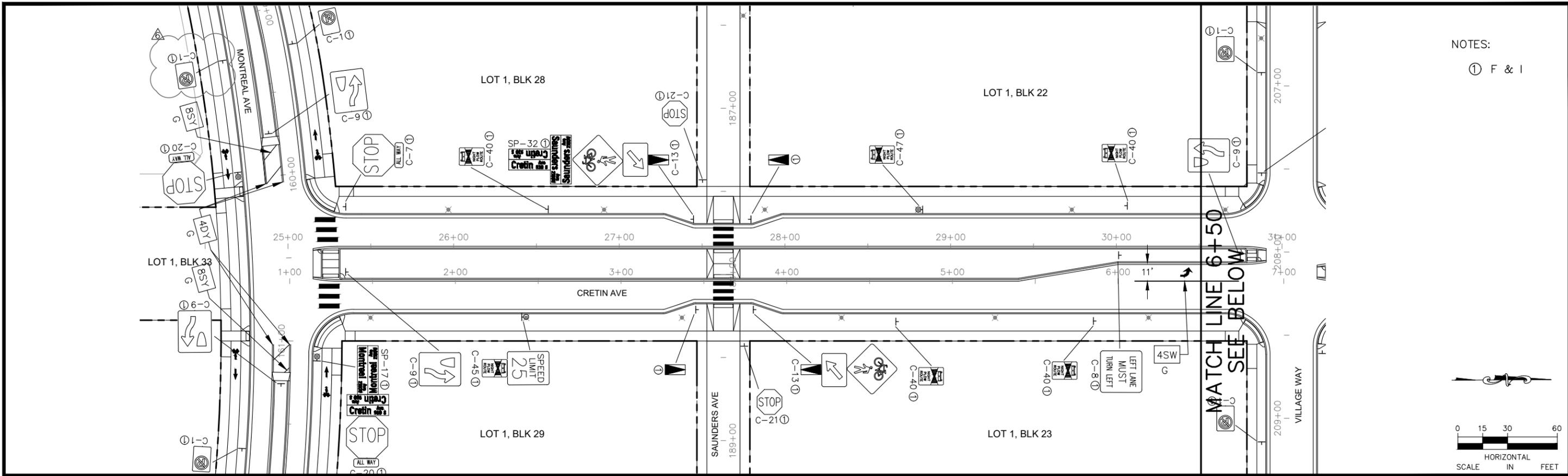
Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;
- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.
- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;
- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;
- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;
- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;
- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;
- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);
- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;
- NA All applicable operation and maintenance manuals provided to Public Works; and
- Certificate of Compliance signed and submitted to City by Engineer of Record.

RELEASE OF PERMIT:

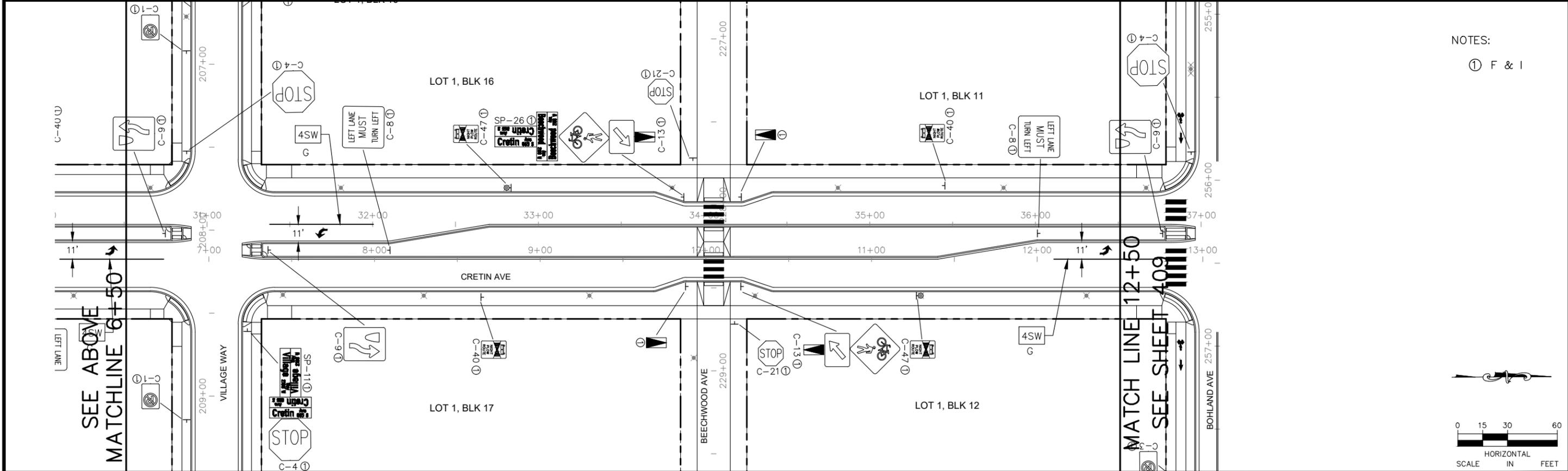
Permit No. _____ Council Res. No. _____ Permit Date _____

Release Authorized by _____ Title _____



NOTES:

① F & I



NOTES:

① F & I

No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan NS.dwg
3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: CMW
5	2/19/21	BULLETIN #5	JAH	DRAWN BY: CMW
6	4/2/21	BULLETIN #6	JAH	CHECKED BY: JAH
			JAH	DATE: 4/2/21
				PROJECT NO. 160640016

Kimley»Horn
ISTHMUS
 engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081

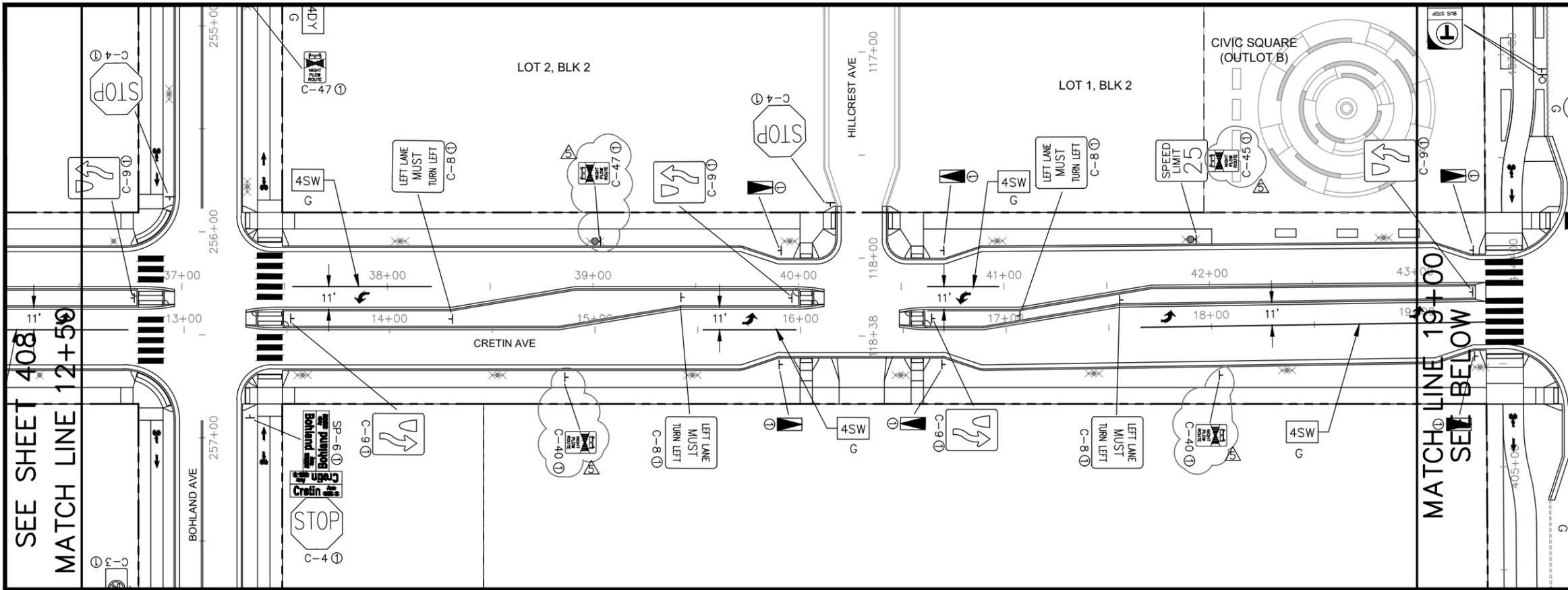


RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

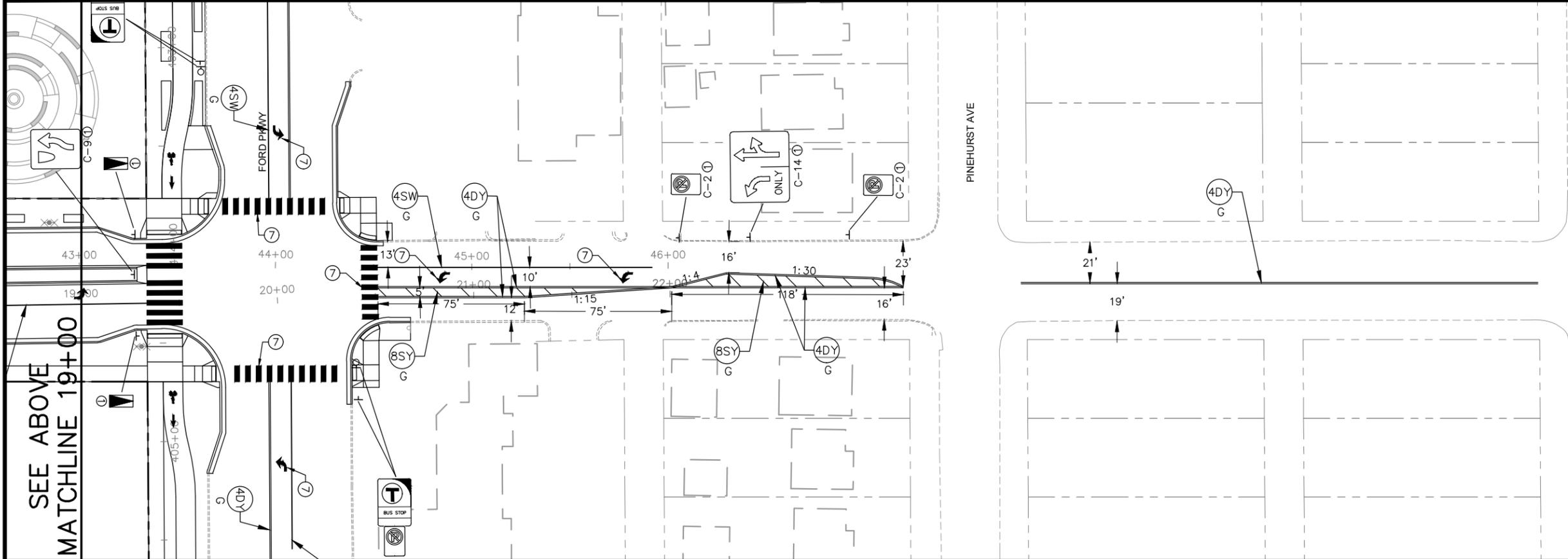
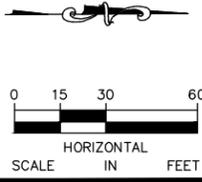
NB CRETIN AVE
 SIGNING AND STRIPING PLANS
 STA. 0+00 TO STA. 12+50

SHEET NO.
408

522

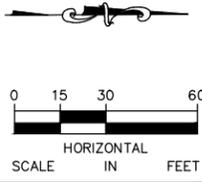


NOTES:
 ① F & I



NOTES:
 ① F & I
 ⑦ MULTI-COMPONENT GROUND IN
 HIGHLAND PKWY

GENERAL NOTE:
 1. THE CONTRACTOR SHALL REMOVE ALL EXISTING PAVEMENT MARKINGS ON CRETIN AVE BETWEEN FORD PKWY AND HIGHLAND PKWY.



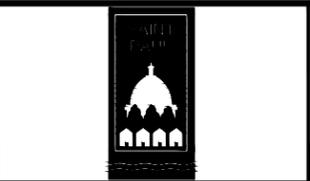
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5	2/19/21	BULLETIN #5	JAH

DRAWING NAME		Ford SgnStrpPlan NS.dwg
DESIGNED BY:	CMW	
DRAWN BY:	CMW	
CHECKED BY:	JAH	
DATE:	02/19/21	
PROJECT NO.	160640016	

Kimley»Horn
 ISTMUS
 engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 02/19/21 MN LIC. NO. 53081



RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 PRELIMINARY SITE PLAN

NB CRETIN AVE
 SIGNING AND STRIPING PLANS
 STA. 12+50 TO STA. 20+00

SHEET NO.
 409

522

Exhibit H

Form of Public Infrastructure Conveyance

PUBLIC INFRASTRUCTURE CONVEYANCE

ORDINANCE PERMIT #20210010312

This Public Infrastructure Conveyance Agreement (“Agreement”) is made and entered into effective January 15, 2026, by and between PROJECT PAUL, LLC, a Delaware limited liability company (“Developer”), and CITY OF SAINT PAUL, MINNESOTA, a municipal corporation existing under the laws of the State of Minnesota (“City”).

NOW, THEREFORE, in consideration of the mutual obligations of the parties hereto, each of them does hereby covenant and agree as follows:

1. Notification. The Developer has delivered to the City a duly executed Certificate of Completion and, thereafter, the City has determined that the applicable components of the Public Infrastructure as described in **Exhibit A** hereto (the “Infrastructure”) appear to have been constructed in accordance with the approved plans and specifications and the preliminary and final plat and has so notified the Developer in writing. As a result, via this Agreement, the Developer is conveying the Property to the City in accordance with the Site Improvement Performance Agreement, dated December ___, 2019. The acceptance of the Infrastructure does not take effect until the Saint Paul City Council accepts the Infrastructure via Resolution.

2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
 - (iv) For sewer systems, sewer connection permit information on file with Public Works.
 - (v) Operation and Maintenance plans.
 - (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
 - (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warranties, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

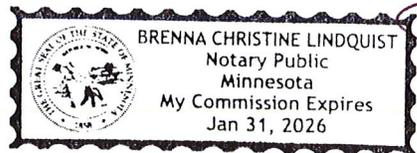
By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

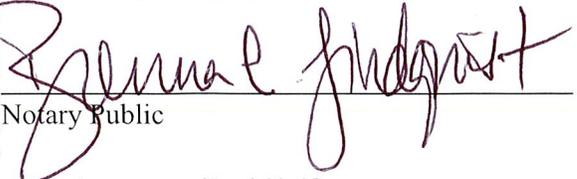
By: 
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2026, by Maureen Michalski, the Reg SVP, Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.




Notary Public

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing & PM: Montreal - Cleveland to MRB

Project Description

20210010312

Permit Number

Signed by:


44614

1/22/2026

(Signature and License No.)

Date

Kimley Horn and Associates, Inc.

Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY
 Application No. 1
 Application Date 8/5/2021
 SPR File # _____
 Permit No. 20210010312

Type of Permit (select one only):

- | | | |
|---|---|---|
| <input type="checkbox"/> Base Roadway | <input type="checkbox"/> Roadway Sidewalks | <input type="checkbox"/> Sanitary Sewer Collection System |
| <input type="checkbox"/> Bridge | <input checked="" type="checkbox"/> Roadway Traffic | <input type="checkbox"/> Storm Sewer Collection System |
| <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Sanitary Drop Shaft | <input type="checkbox"/> Storm Sewer Treatment System |

Phase:

1 - Montreal Roadway Traffic Signage and Pavement Markings

Location (Street On, From/To, and Adjacent Lots/Blocks):

As seen on the attached "MONTREAL TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:
 396-398, 403, and 419-420

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400	
Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a		

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u>	<u>Ford Site Technical Lead</u>	<u>August 13, 2021</u>
Signature	Title	Date
<u>David Kuebler, P.E.</u>		
Printed Name		

PERMIT NUMBER 20210010312

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;

- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.

- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;

- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;

- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;

- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;

- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;

- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);

- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;

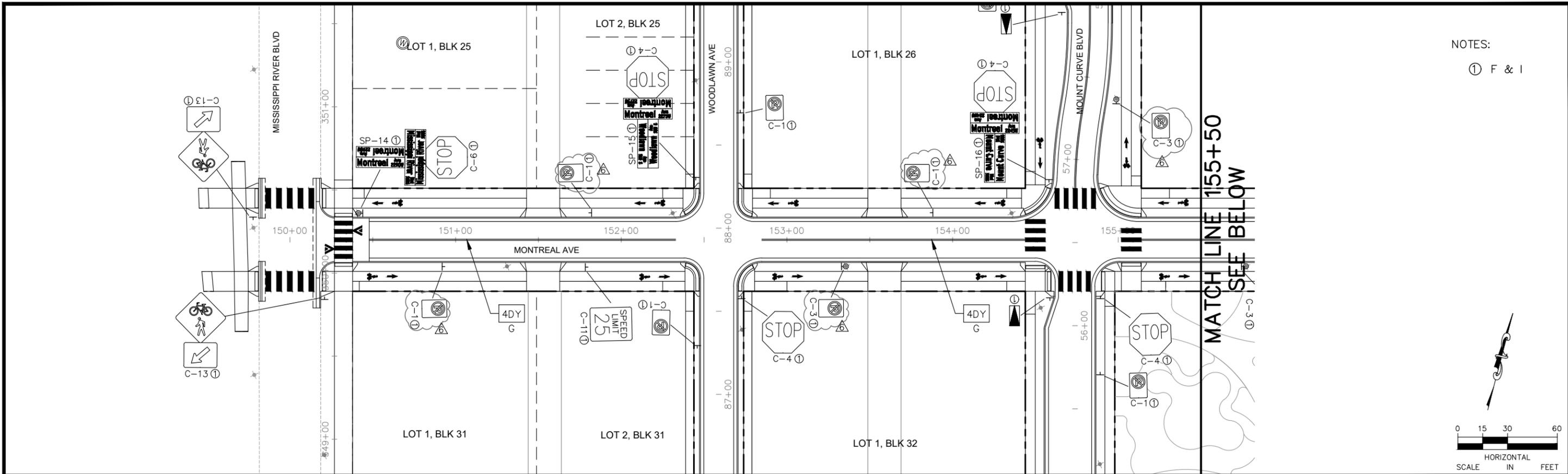
- NA All applicable operation and maintenance manuals provided to Public Works; and

- Certificate of Compliance signed and submitted to City by Engineer of Record.

RELEASE OF PERMIT:

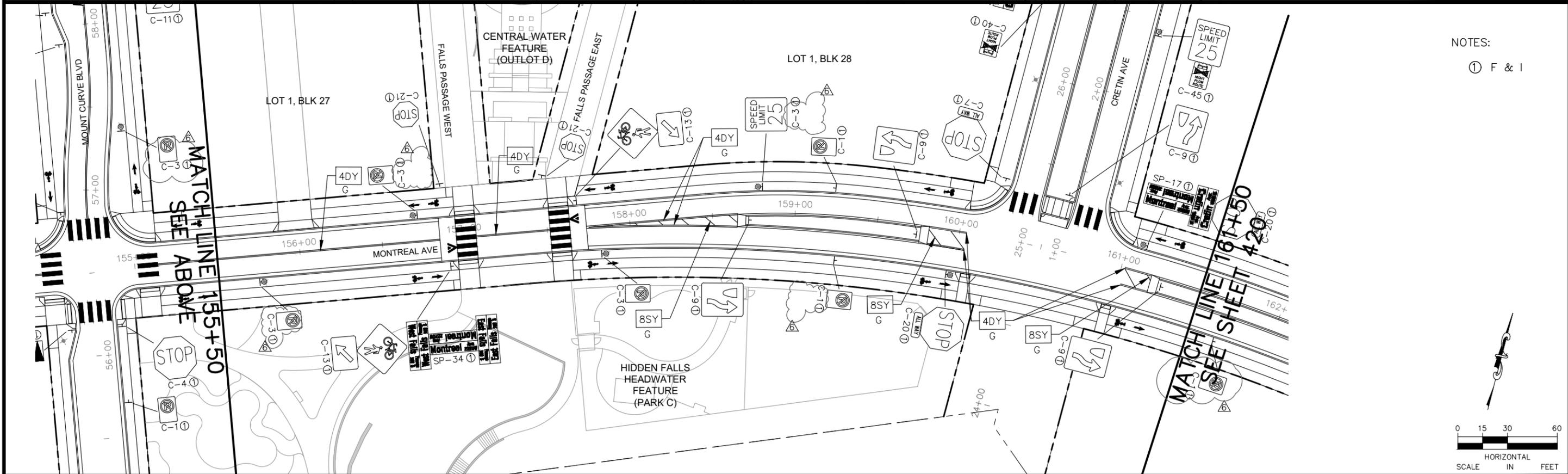
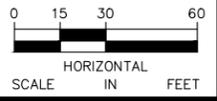
Permit No. _____ Council Res. No. _____ Permit Date _____

Release Authorized by _____ Title _____



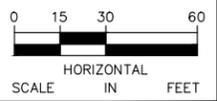
NOTES:

① F & I



NOTES:

① F & I



No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan EW.dwg
3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: CMW
4	9/2/20	BULLETIN #4	JAH	DRAWN BY: CMW
5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
6	4/2/21	BULLETIN #6	JAH	DATE: 4/2/21
			JAH	PROJECT NO. 160640016

Kimley»Horn
 Isthmus engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

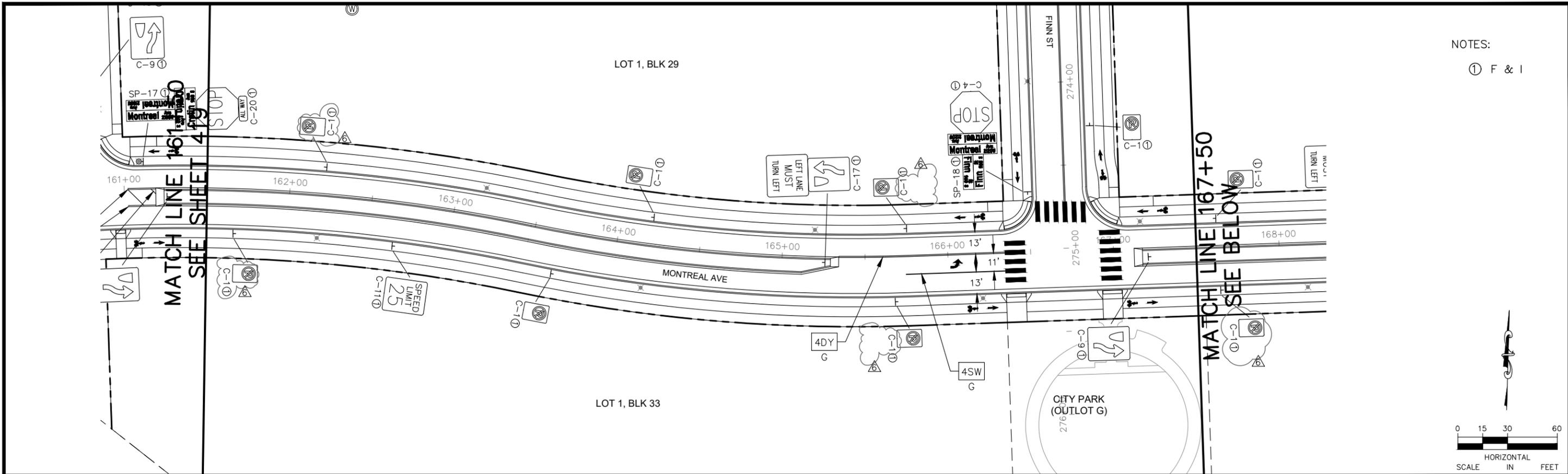
Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081



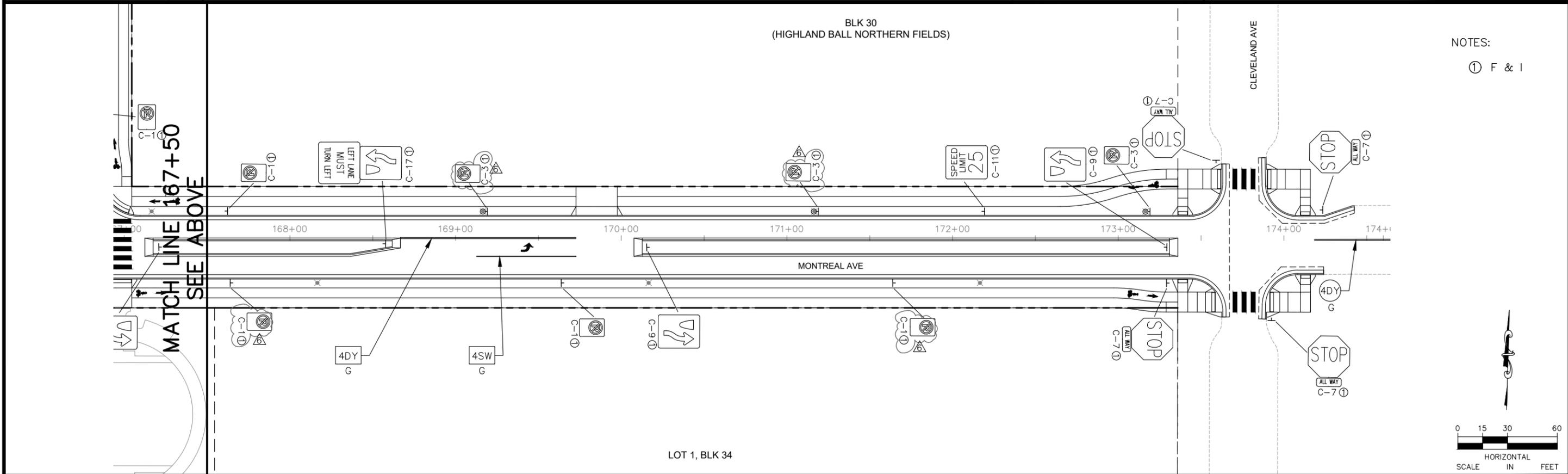
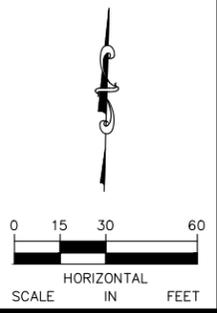
RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

MONTREAL AVE
 SIGNING AND STRIPING PLANS
 STA. 150+00 TO STA. 161+50

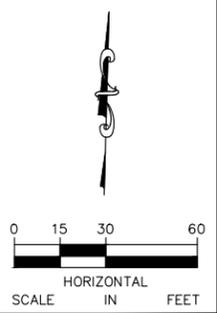
SHEET NO.
419
522



NOTES:
① F & I



NOTES:
① F & I



No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan EW.dwg
3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: CMW
5	2/19/21	BULLETIN #5	JAH	DRAWN BY: CMW
6	4/2/21	BULLETIN #6	JAH	CHECKED BY: JAH
			JAH	DATE: 4/2/21
				PROJECT NO. 160640016

Kimley»Horn
ISTHMUS
engineering, inc.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081



RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

MONTREAL AVE
 SIGNING AND STRIPING PLANS
 STA. 161+50 TO STA. 173+75.92

SHEET NO.
420
522

Exhibit H

Form of Public Infrastructure Conveyance

PUBLIC INFRASTRUCTURE CONVEYANCE

ORDINANCE PERMIT #20210010313

This Public Infrastructure Conveyance Agreement (“Agreement”) is made and entered into effective January 20, 2026, by and between PROJECT PAUL, LLC, a Delaware limited liability company (“Developer”), and CITY OF SAINT PAUL, MINNESOTA, a municipal corporation existing under the laws of the State of Minnesota (“City”).

NOW, THEREFORE, in consideration of the mutual obligations of the parties hereto, each of them does hereby covenant and agree as follows:

1. Notification. The Developer has delivered to the City a duly executed Certificate of Completion and, thereafter, the City has determined that the applicable components of the Public Infrastructure as described in **Exhibit A** hereto (the “Infrastructure”) appear to have been constructed in accordance with the approved plans and specifications and the preliminary and final plat and has so notified the Developer in writing. As a result, via this Agreement, the Developer is conveying the Property to the City in accordance with the Site Improvement Performance Agreement, dated December __, 2019. The acceptance of the Infrastructure does not take effect until the Saint Paul City Council accepts the Infrastructure via Resolution.

2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
- (iv) For sewer systems, sewer connection permit information on file with Public Works.
- (v) Operation and Maintenance plans.
- (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
- (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warranties, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

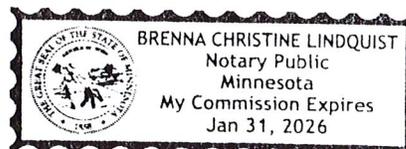
By: 

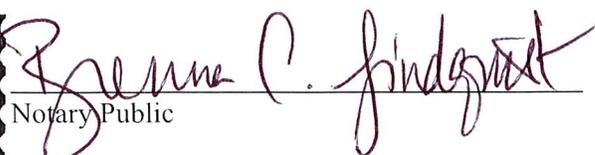
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2016, by Maureen Michalski, the Reg SVP, Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.




Notary Public

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing & PM: Mount Curve - Ford Parkway to Montreal
Project Description

2021001013
Permit Number

Signed by:		
	44614	1/22/2026
(Signature and License No.)		Date

Kimley Horn and Associates, Inc.
Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY
 Application No. 1
 Application Date 8/5/2021
 SPR File # _____
 Permit No. 20210010313

Type of Permit (select one only):

- | | | |
|---|---|---|
| <input type="checkbox"/> Base Roadway | <input type="checkbox"/> Roadway Sidewalks | <input type="checkbox"/> Sanitary Sewer Collection System |
| <input type="checkbox"/> Bridge | <input checked="" type="checkbox"/> Roadway Traffic | <input type="checkbox"/> Storm Sewer Collection System |
| <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Sanitary Drop Shaft | <input type="checkbox"/> Storm Sewer Treatment System |

Phase:

1 - Mt Curve Roadway Traffic Signage and Pavement Markings

Location (Street On, From/To, and Adjacent Lots/Blocks):

As seen on the attached "MT CURVE TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:
 396-398, 400-401, and 415-416

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400	
Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a		

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u> Signature	<u>Ford Site Technical Lead</u> Title	<u>August 13, 2021</u> Date
<u>David Kuebler, P.E.</u> Printed Name		

PERMIT NUMBER 20210010313

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;

- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.

- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;

- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;

- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;

- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;

- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;

- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);

- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;

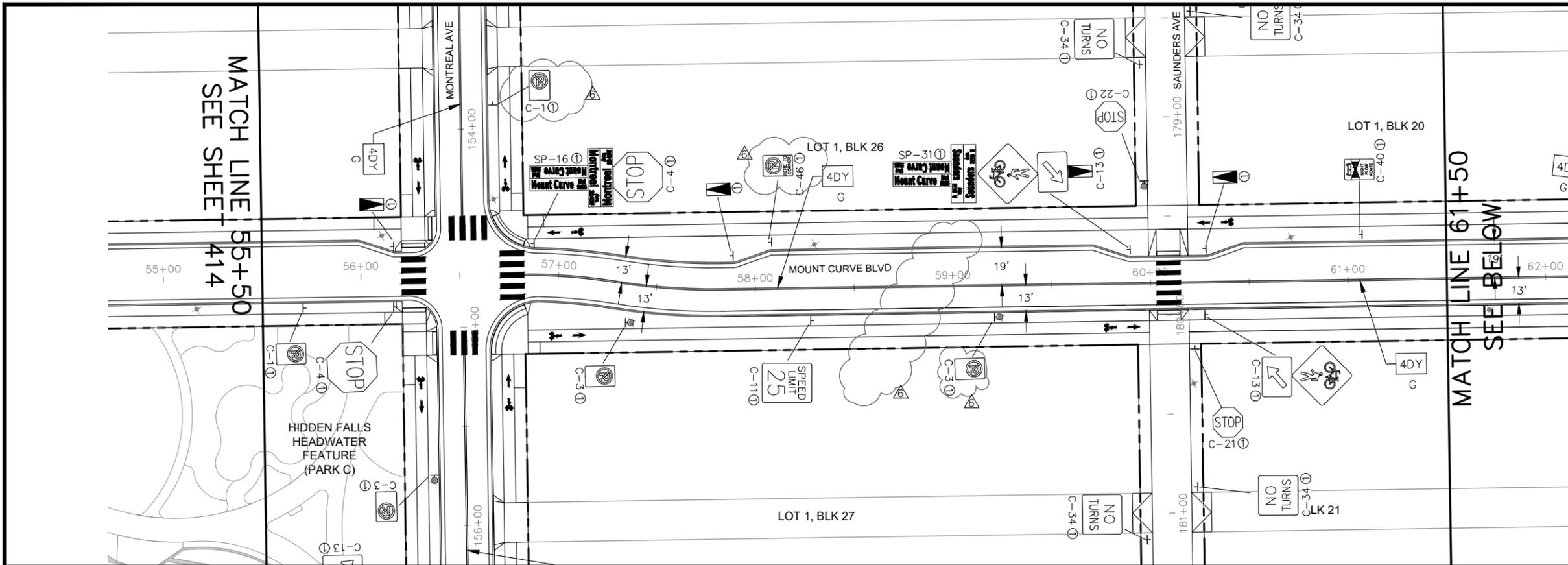
- NA All applicable operation and maintenance manuals provided to Public Works; and

- Certificate of Compliance signed and submitted to City by Engineer of Record.

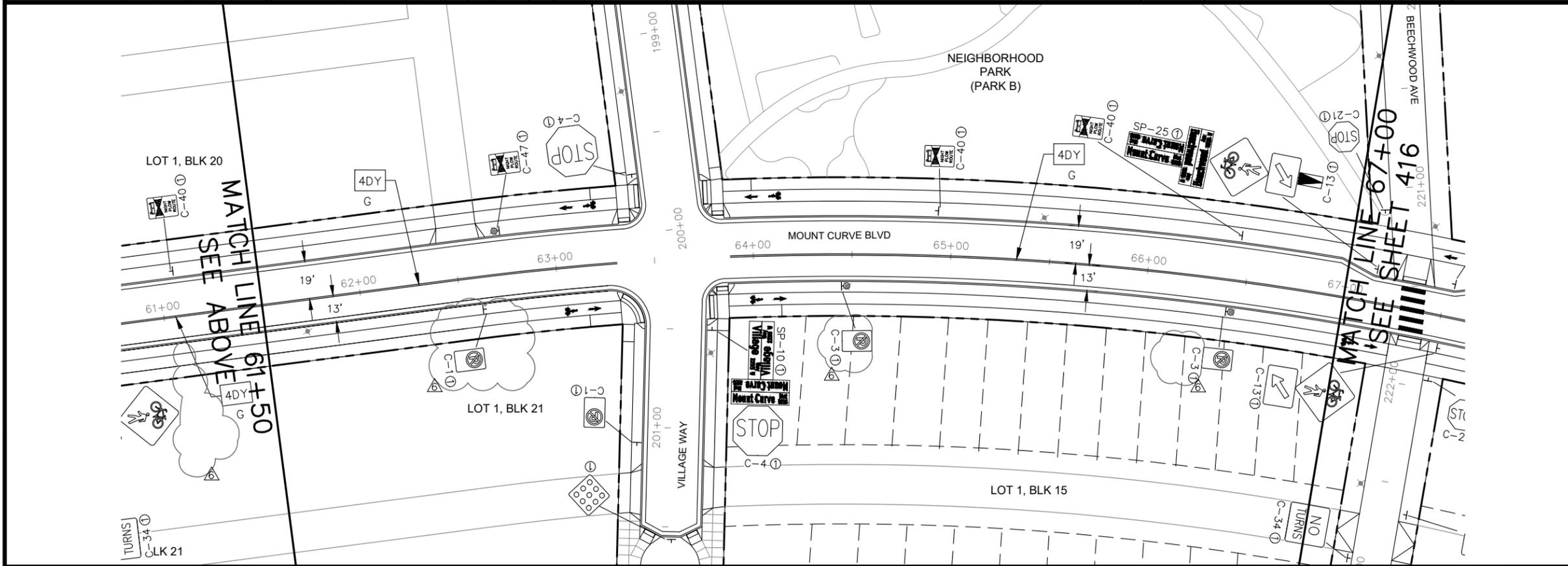
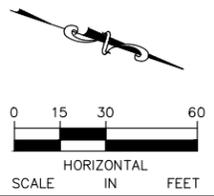
RELEASE OF PERMIT:

Permit No. _____ Council Res. No. _____ Permit Date _____

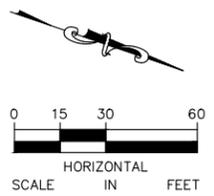
Release Authorized by _____ Title _____



NOTES:
① F & I



NOTES:
① F & I



No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan NS.dwg
3	8/10/20	BULLETIN #3	JAH	DESIGNED BY: CMW
4	9/2/20	BULLETIN #4	JAH	DRAWN BY: CMW
5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
6	4/2/21	BULLETIN #6	JAH	DATE: 4/2/21
				PROJECT NO. 160640016



I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081

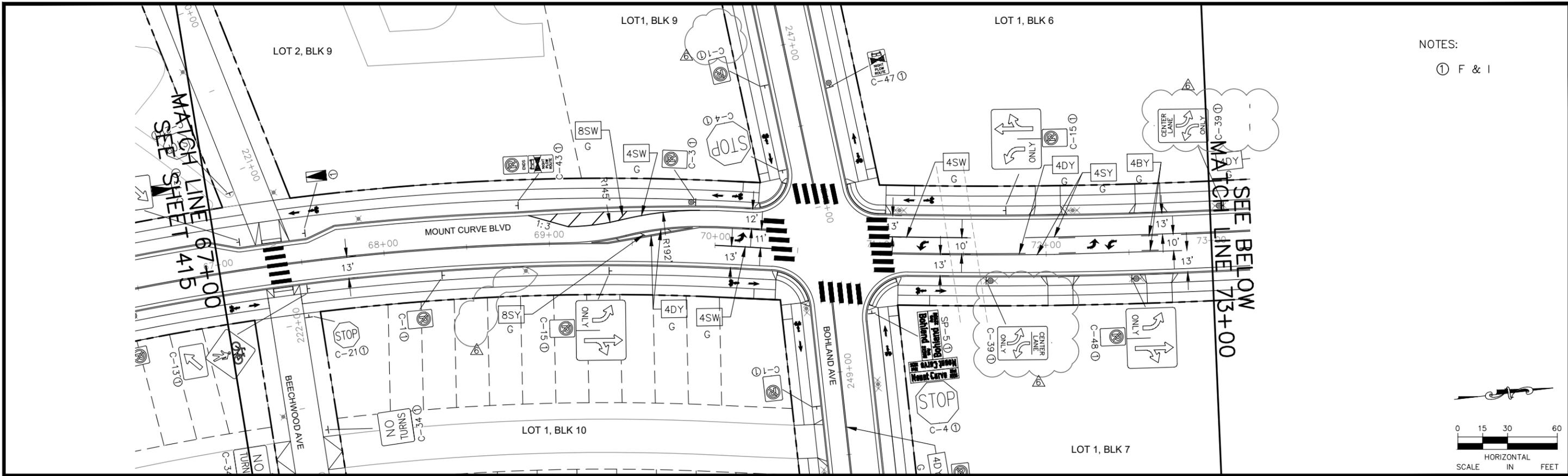


RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

MOUNT CURVE BLVD
 SIGNING AND STRIPING PLANS
 STA. 55+50 TO STA. 67+00

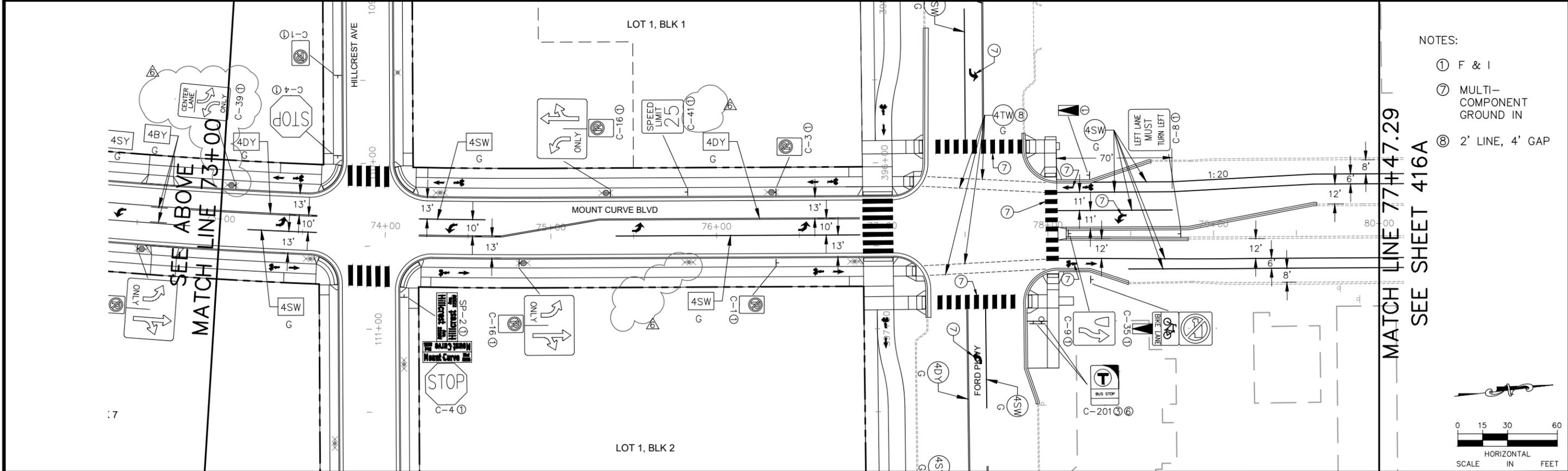
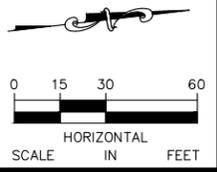
SHEET NO.
 415

522



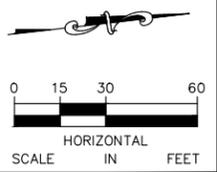
NOTES:

- ① F & I



NOTES:

- ① F & I
- ⑦ MULTI-COMPONENT GROUND IN
- ⑧ 2' LINE, 4' GAP



No.	Date	Revisions	App.	DRAWING NAME
2	7/1/20	BULLETIN #2	JAH	Ford SgnStrpPlan NS.dwg
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4	9/2/20	BULLETIN #4	JAH	DRAWN BY: CMW
5	2/19/21	BULLETIN #5	JAH	CHECKED BY: JAH
6	4/2/21	BULLETIN #6	JAH	DATE: 4/2/21
			JAH	PROJECT NO. 160640016



I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 4/2/21 MN LIC. NO. 53081



RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

MOUNT CURVE BLVD
 SIGNING AND STRIPING PLANS
 STA. 67+00 TO STA. 77+47.29

SHEET NO.
 416

522

Exhibit H

Form of Public Infrastructure Conveyance

PUBLIC INFRASTRUCTURE CONVEYANCE

ORDINANCE PERMIT #20210010314

This Public Infrastructure Conveyance Agreement (“Agreement”) is made and entered into effective January 20, 2026, by and between PROJECT PAUL, LLC, a Delaware limited liability company (“Developer”), and CITY OF SAINT PAUL, MINNESOTA, a municipal corporation existing under the laws of the State of Minnesota (“City”).

NOW, THEREFORE, in consideration of the mutual obligations of the parties hereto, each of them does hereby covenant and agree as follows:

1. Notification. The Developer has delivered to the City a duly executed Certificate of Completion and, thereafter, the City has determined that the applicable components of the Public Infrastructure as described in Exhibit A hereto (the “Infrastructure”) appear to have been constructed in accordance with the approved plans and specifications and the preliminary and final plat and has so notified the Developer in writing. As a result, via this Agreement, the Developer is conveying the Property to the City in accordance with the Site Improvement Performance Agreement, dated December ___, 2019. The acceptance of the Infrastructure does not take effect until the Saint Paul City Council accepts the Infrastructure via Resolution.

2. Representations. The Developer hereby represents, certifies, and promises to the City the following:

- (a) With respect to the Property, Developer has complied with the provision of the Redevelopment Agreement, dated December 19, 2019, including that the Property conveyed to the City in this Agreement is completely constructed, constructed in compliance with all applicable Standards as described in the St. Paul Department of Public Works’ Construction of Infrastructure by Private Developers Policy, is free of defects, and is free and clear of any encumbrances or liens.
- (b) A final walk-through inspection with appropriate City staff has been completed and any required corrective work (written punch list) determined through said walk-through or as determined under the normal and ordinary course of on-site observations by City staff or those hired by the City to complete such observations, has been completed.
- (c) The following documents respecting the Property are complete, accurate, and have been filed with the appropriate department(s) of the City of Saint Paul:
 - (i) Original, reproducible As-Built Plans acceptable to the Department of Public Works, City of Saint Paul are on file with said Department.
 - (ii) Certificate of Completion signed by Engineer of Record who is a licensed Professional Engineer with the State of Minnesota per Minnesota State Statute 326.

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]

- (iii) For sewer systems, video records of televised inspections of sewer mains have been submitted by permittee and approved by Sewer Utility staff.
- (iv) For sewer systems, sewer connection permit information on file with Public Works.
- (v) Operation and Maintenance plans.
- (vi) All other permit requirements as set forth in the Ford site ordinance permit policy.
- (d) Developer has undertaken any and all necessary actions to assign warranties it owns or possesses on or with the Property to the City.
- (e) Developer will duly execute and deliver any other documents as may be reasonably and customarily required in connection with the transfer of the Property to the City.

3. Conveyance. The Developer hereby dedicates, conveys and assigns in good title to the City of Saint Paul, together with all hereditaments and appurtenances all rights, entitlements, benefits, permits, approvals, and licenses that pertain to, with, or in the Property in its entirety, without reservation or exception, together with all warranties, free and clear of any mortgage, pledge, hypothecation, encumbrance, lease, license, lien or others security interest. If necessary, Developer shall execute a recordable Warranty Deed to be recorded with the Ramsey County Registrar's Office.

IN WITNESS WHEREOF, the City and Developer have caused this Agreement to be duly executed in their names and on their behalf, all on or as of the date first above written.

PROJECT PAUL, LLC,
a Delaware limited liability company

By: Ryan Companies US, Inc., a Minnesota corporation, its Sole Member

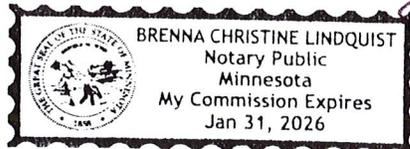
By: 

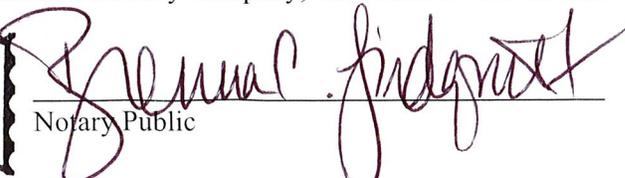
Name: Maureen Michalski

Its: Regional SVP, Development

STATE OF Minnesota)
) ss.
COUNTY OF Hennepin)

The foregoing instrument was acknowledged before me this 26th day of January, 2026, by Maureen Michalski, the Reg. SVP, Development of Ryan Companies US, Inc., a Minnesota corporation, the Sole Member of Project Paul, LLC, a Delaware limited liability company, on behalf of the limited liability company.




Notary Public

[Exhibit N to Site Improvement Performance Agreement (Ford Site)]



CITY OF SAINT PAUL DEPARTMENT OF PUBLIC WORKS

Certificate of Compliance

I hereby certify that work completed under this Ordinance Permit and materials provided for installation conform to the appropriate specifications and provisions of and the Department of Public Works, City of Saint Paul, Minnesota, *Standard Supplemental Specifications for Construction of Public Infrastructure by Private Developers Policy*, as amended, and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signing & PM: Woodlawn - Bohland to Montreal

Project Description

20210010314

Permit Number

Signed by:


44614

1/22/2026

(Signature and License No.)

Date

Kimley Horn and Associates, Inc.

Organization (Print)

1/2012



CITY OF ST PAUL
 Department of Public Works
 25 West 4th Street
 1500 City Hall Annex
 Saint Paul, MN 55102

ORDINANCE PERMIT

OFFICE USE ONLY	
Application No.	<u>1</u>
Application Date	<u>8/5/2021</u>
SPR File #	_____
Permit No.	<u>20210010314</u>

Type of Permit (select one only):

- | | | |
|---|---|---|
| <input type="checkbox"/> Base Roadway | <input type="checkbox"/> Roadway Sidewalks | <input type="checkbox"/> Sanitary Sewer Collection System |
| <input type="checkbox"/> Bridge | <input checked="" type="checkbox"/> Roadway Traffic | <input type="checkbox"/> Storm Sewer Collection System |
| <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Sanitary Drop Shaft | <input type="checkbox"/> Storm Sewer Treatment System |

Phase:

1 - Woodlawn Roadway Traffic Signage and Pavement Markings

Location (Street On, From/To, and Adjacent Lots/Blocks):

As seen on the attached "WOODLAWN TRAFFIC SIGNAGE AND PAVEMENT MARKING ORDINANCE PERMIT EXHIBIT" and all associated plan sheets.

Description of Work: *[Include the description provided in the permit application and all subsequent amendments or revisions, which are hereby incorporated by reference.]*

The scope of work under this ordinance permit will include installation of all roadway traffic signage and pavement markings as shown on the below listed plan sheets.

Applicable plan sheets related to this permit are listed below and attached to this application:
 396-399 & 410-412

Applicant Contact Person: Will Rollo	Contact Person Title: Project Manager	Contact Person Telephone: 612-257-3536	Contact Person Email: will.rollo@ryancompanies.com
Bond Co.: Travelers Casualty & Surety Company of America	Bond Amount: \$73,609,974.00	Bond No.: 107185400	
Insurance Co.: Zurich American Insurance Company	Insurance Certificate No.: n/a		

Permit Conditions:

This permit is issued with the stipulation that the work of the permittee and related agents, employees and contractors shall conform in all respects to the Redevelopment Agreement (including all Legal Requirements as defined by Article 1), the City of Saint Paul Department of Public Works Ordinance Permit Process Document, and the Department of Public Works List of Applicable Standards & Specifications. The permit shall be available for display at the site referred to herein and shown to any Police Officer or Inspector upon demand and does not authorize or allow for interference with the work of any Contract made or to be made with the City of Saint Paul.

**THIS PERMIT MAY BE REVOKED AT ANY TIME
 BY THE DIRECTOR OF PUBLIC WORKS**

A PERMIT FOR THE ABOVE DESCRIBED CONSTRUCTION IS AUTHORIZED BY:		
<u>David Kuebler</u>	<u>Ford Site Technical Lead</u>	<u>August 13, 2021</u>
Signature	Title	Date
<u>David Kuebler, P.E.</u>		
Printed Name		

PERMIT NUMBER 20210010314

**ITEMS TO BE COMPLETED PRIOR TO ACCEPTANCE OF INFRASTRUCTURE
AND RELEASE OF PERMIT**

Prior to acceptance of any infrastructure and release of City permits, the following items must be completed to the satisfaction of the City:

- Corrective (punch list) work completed;

- Original reproducible CAD and PDF as-built plans, signed by the Engineer of Record, provided to Public Works; Submittal of final copies of Metropolitan Council Environmental Services and MN Pollution Control Agency Permits (Sewer Extension, SAC Determination, etc.); CAD file to be provided at the end of the project which, for the purposes of obtaining the CAD file, is defined as the end of 2025 or within a reasonable time post 2025.

- Full compliance with project Quality Management Plan or other document(s) governing quality management and quality assurance;

- Documentation of compliance with all applicable City and non-City permit requirements, including, but not limited to: City Public Works Right-of-Way Office, Minnesota Pollution Control Agency, Capitol Region Watershed District, and National Pollution Discharge Elimination System permit requirements;

- NA Documentation of roadway materials at compaction of grading and base, plant mix design report, strength;

- NA Video of all sanitary sewer mains and laterals, storm sewer mains and laterals, and any structural BMP's (pipe galleries, drantile, sediment control structures, weir structures, etc.) installed under any permit, provided to the Public Works Sewer Division;

- NA Sewer Permit drawings for paving connections or stubs installed to service vertical development provided to Public Works, in addition to Private Service Lateral Permit Drawings;

- NA Documentation of Public Works notified for signal and lighting inspection of pole field layouts (staking), conduits and foundations installed, poles and wiring installed, and head positioning and phasing/detection verification (signals only);

- NA For infrastructure within parks: Documentation that Parks Department has been notified of completion status;

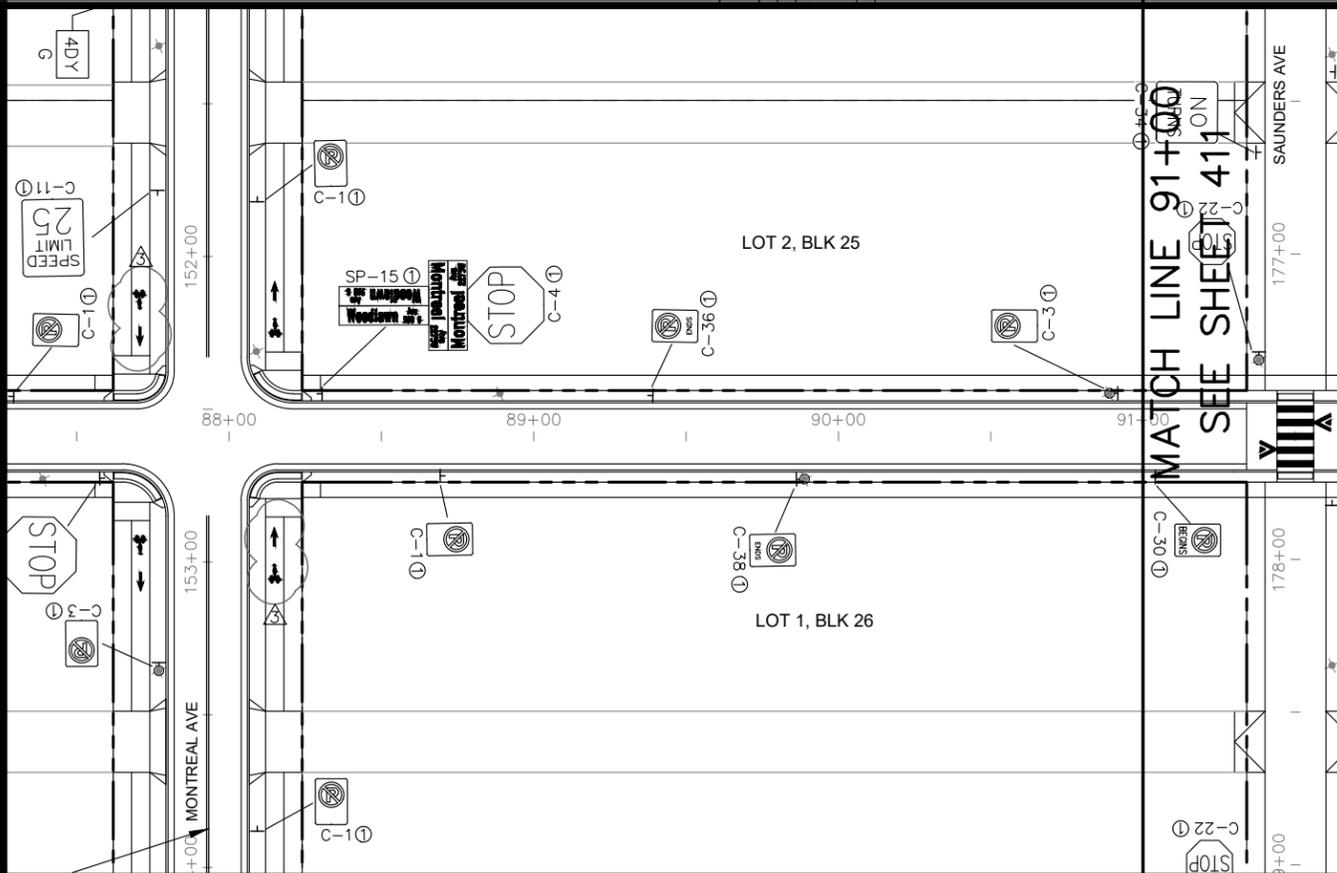
- NA All applicable operation and maintenance manuals provided to Public Works; and

- Certificate of Compliance signed and submitted to City by Engineer of Record.

RELEASE OF PERMIT:

Permit No. _____ Council Res. No. _____ Permit Date _____

Release Authorized by _____ Title _____



NOTES:
 ① F & I

No.	Date	Revisions	App.	DRAWING NAME
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3	8/10/20	BULLETIN #3	JAH	
				DESIGNED BY: CMW
				DRAWN BY: CMW
				CHECKED BY: JAH
				DATE: 05/27/20
				PROJECT NO. 160640016



I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Joel A. Hinnenkamp
 JOEL A. HINNENKAMP, PE
 DATE: 05/27/20 MN LIC. NO. 53081

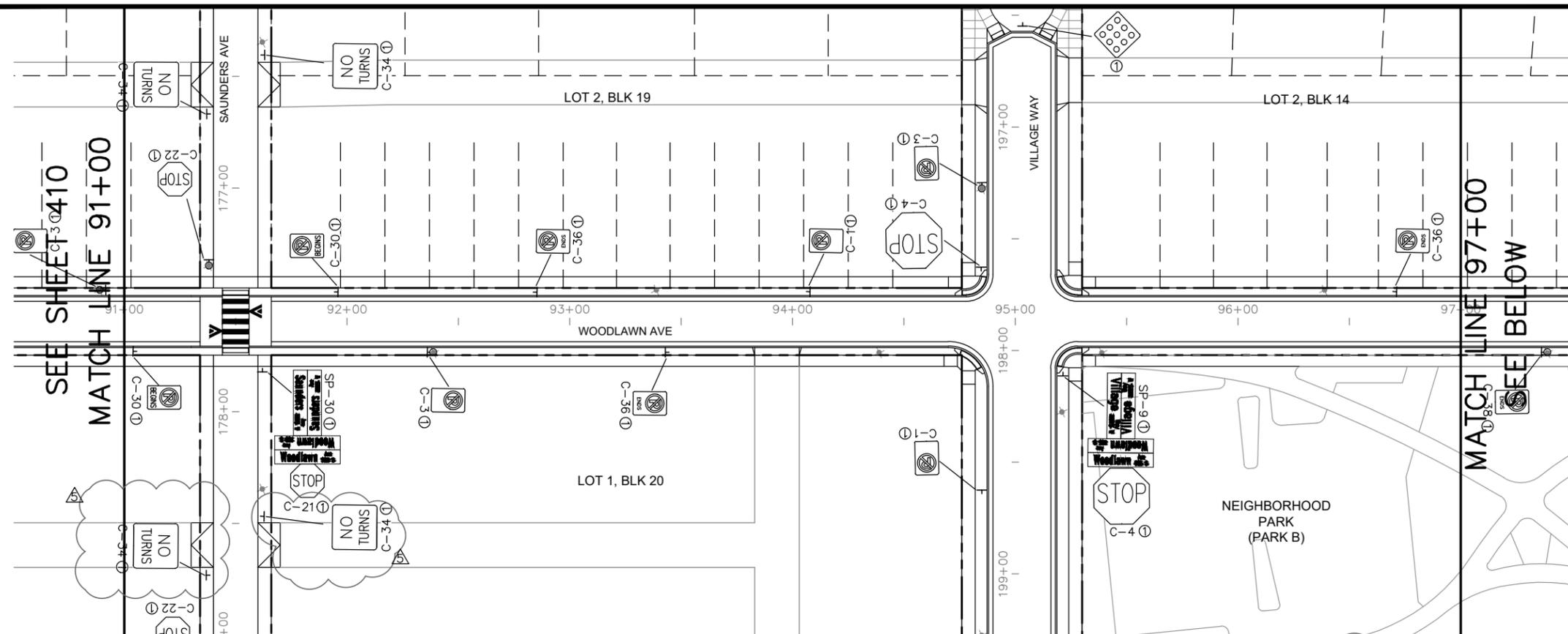


RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 PRELIMINARY SITE PLAN

WOODLAWN AVE
 SIGNING AND STRIPING PLANS
 STA. 0+00 TO STA. 91+00

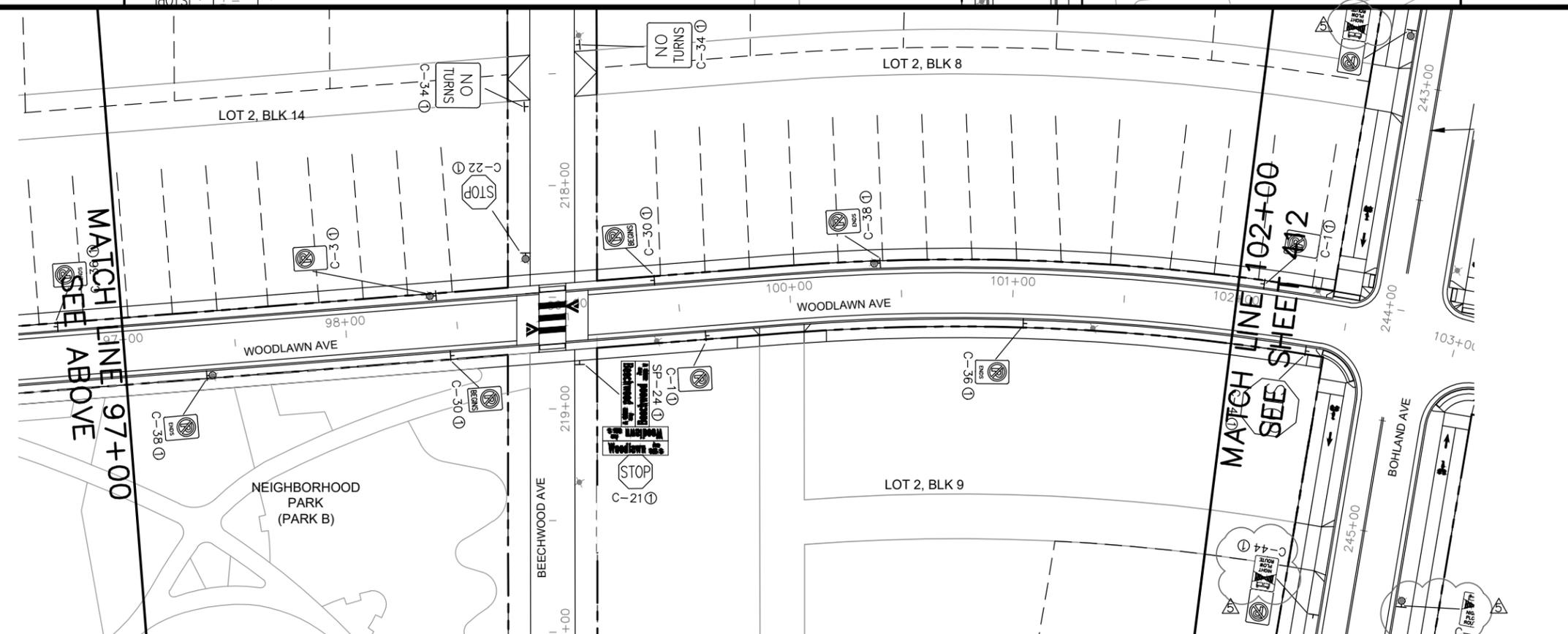
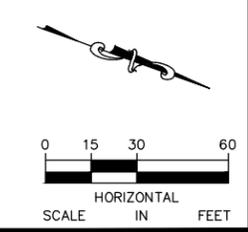
SHEET NO.
 410

522



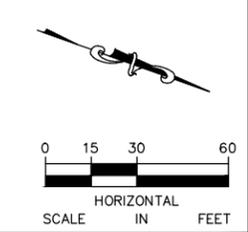
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DRAWING NAME	
DESIGNED BY:	CMW
DRAWN BY:	CMW
CHECKED BY:	JAH
DATE:	02/19/21
PROJECT NO.	160640016

Kimley»Horn

ISTHMUS
engineering, inc.

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DATE: 02/19/21 MN LIC. NO. 53081

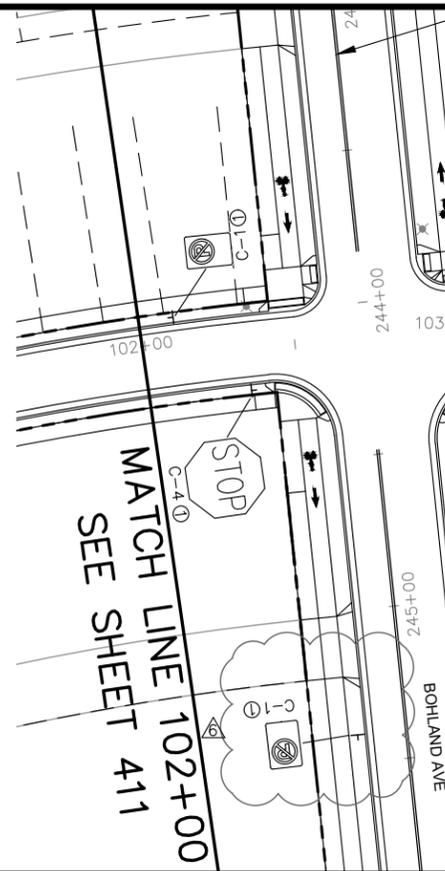


RYAN COMPANIES US, INC.
FORD SITE REDEVELOPMENT
CITY OF ST PAUL, MINNESOTA
PRELIMINARY SITE PLAN

WOODLAWN AVE
SIGNING AND STRIPING PLANS
STA. 91+00 TO STA. 102+00

SHEET NO.
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RYAN COMPANIES US, INC.
 FORD SITE REDEVELOPMENT
 CITY OF ST PAUL, MINNESOTA
 FINAL SITE PLAN

WOODLAWN AVE
 SIGNING AND STRIPING PLANS
 STA. 102+00 TO STA. 113+50

SHEET NO.
 412

522