

Attachment B

AS-BID ASSESSMENT ROLL (BITUMINOUS ROADWAYS)
 2020 PMP STREET & UTILITY IMPROVEMENTS
 PROJECT NO. 20A.03728
 BUI PROJECT NO. 20A.03728
 MARCH, 2026

Parcel ID	Owner	Site Address	Site City/State/Zip Code	Owner Address	Owner City/State/Zip Code	Residential Equivalency (RSU)	Assessable Improvement Type	Street Improvement Type	Best Estimate of Assessment Range (Upper End)	Calculated Improvement Assessment	Estimated Improvement Assessment	Notes
1	JACQUELINE MARIE GONER	1337 KARTH LAKE DR	ARDEN HILLS MN 55112	1337 KARTH LAKE DR	NEW BRIGTON MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
2	DOUGLAS WANG AMY YUE	1331 KARTH LAKE DR	ARDEN HILLS MN 55112	1331 KARTH LAKE DR	NEW BRIGTON MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
3	VINCENT P ANDERSON	1325 KARTH LAKE DR	ARDEN HILLS MN 55112	1325 KARTH LAKE DR	ST PAUL MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
4	BRUNG H LEE SWUNG S LEE	1321 KARTH LAKE DR	ARDEN HILLS MN 55112	1321 KARTH LAKE DR	ARDEN HILLS MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
5	SCOTT T JOHNSON SARAL JOHNSON	1317 KARTH LAKE DR	ARDEN HILLS MN 55112	1317 KARTH LAKE DR	ARDEN HILLS MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
6	BRECK PAUL FISCHMARD REBECCA HARTFISCHMARD	1313 KARTH LAKE DR	ARDEN HILLS MN 55112	1313 KARTH LAKE DR	NEW BRIGTON MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
7	ROBERT BESSER SHERIEA BRESCH	1307 KARTH LAKE DR	ARDEN HILLS MN 55112	1307 KARTH LAKE DR	ARDEN HILLS MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
8	SUSANNE P BRENCH ANTONIA YERICH	1303 KARTH LAKE DR	ARDEN HILLS MN 55112	1303 KARTH LAKE DR	ARDEN HILLS MN 55112-9759	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
9	STENES FAMILIE VEVTR	1295 KARTH LAKE DR	ARDEN HILLS MN 55112	1295 KARTH LAKE DR	ARDEN HILLS MN 55112-9782	1.0	RES. MILL	RES. MILL	4,000.00	5,000.00	3,995.00	3,995.00
10	NICHOLAS MICHAEL JANNARDOS MELISSA R JANNARDOS	1289 KARTH LAKE DR	ARDEN HILLS MN 55112	1289 KARTH LAKE DR	ARDEN HILLS MN 55112-9782	1.0	RES. MILL	RES. MILL	4,000.00	5,000.00	3,995.00	3,995.00
11	JASON M BAIN HOPE BAIN	1285 KARTH LAKE DR	ARDEN HILLS MN 55112	1285 KARTH LAKE DR	ARDEN HILLS MN 55112-9782	1.0	RES. MILL	RES. MILL	4,000.00	5,000.00	3,995.00	3,995.00
12	JAMES THOMAS ZUBIRCO MARY ZUBIRCO	1281 KARTH LAKE DR	ARDEN HILLS MN 55112	1281 KARTH LAKE DR	ARDEN HILLS MN 55112-9782	1.0	RES. MILL	RES. MILL	4,000.00	5,000.00	3,995.00	3,995.00
13	JACOB SCHLOSSER DANIEL SCHLOSSER	1280 KARTH LAKE DR	ARDEN HILLS MN 55112	1280 KARTH LAKE DR	ARDEN HILLS MN 55112-9711	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
14	KENNETH D RINGBERG KATHLEEN M SUKKE	1280 KARTH LAKE DR	ARDEN HILLS MN 55112	1280 KARTH LAKE DR	ST PAUL MN 55112-9711	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
15	EVAN M KASELACHOTES STEPHANIE M GANOR	1276 KARTH LAKE DR	ARDEN HILLS MN 55112	1276 KARTH LAKE DR	ARDEN HILLS MN 55112-9711	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
16	ANTHONY A HOESEHUR USAH HOESEHUR	1278 KARTH LAKE DR	ARDEN HILLS MN 55112	1278 KARTH LAKE DR	NEW BRIGTON MN 55112-9711	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
17	THOMAS J MOORE COLLEEN M MOORE	1302 KARTH LAKE DR	ARDEN HILLS MN 55112	1302 KARTH LAKE DR	ARDEN HILLS MN 55112-9760	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
18	ABUMAKER M BUSHAGHOUTI LUZANNE COOPER TR	1306 KARTH LAKE DR	ARDEN HILLS MN 55112	1306 KARTH LAKE DR	ARDEN HILLS MN 55112-9760	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
19	CHRISTOPHER S CHAPMAN HALEY M CHAPMAN	1326 KARTH LAKE DR	ARDEN HILLS MN 55112	1326 KARTH LAKE DR	NEW BRIGTON MN 55112-9760	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
20	YU LEE TAMMY LEE	1332 KARTH LAKE DR	ARDEN HILLS MN 55112	1332 KARTH LAKE DR	ARDEN HILLS MN 55112-9760	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
21	RONALD P BERNOT KRISTIN BERNOT	1338 KARTH LAKE DR	ARDEN HILLS MN 55112	1338 KARTH LAKE DR	ARDEN HILLS MN 55112-9760	1.0	RES. MILL	RES. MILL	3,000.00	4,000.00	3,995.00	3,995.00
35	CITY OF ARDEN HILLS	1219 CUMMINGS PARK DR	ARDEN HILLS MN 55112	1245 HIGHWAY 96 W	ARDEN HILLS MN 55112-9400	50.0	IND. RECLAIM	IND. RECLAIM	43,734.24	82,110.60	70,700.00	-
38	KARQUIN HOLDINGS LLC	4295 LEWINGTON AVE N	ARDEN HILLS MN 55126	1500 BOTHEL WAYNE	LAKE FOREST PARK WA 98155-7634	20.0	IND. RECLAIM	IND. RECLAIM	34,273.01	58,457.52	70,700.00	14,140.00
39	KARQUIN HOLDINGS LLC	4293 LEWINGTON AVE N	ARDEN HILLS MN 55126	1500 BOTHEL WAYNE	LAKE FOREST PARK WA 98155-7634	10.0	IND. RECLAIM	IND. RECLAIM	22,345.28	37,243.80	70,700.00	7,070.00
40	CITY OF ARDEN HILLS	1221 CUMMINGS PARK DR	ARDEN HILLS MN 55112	1245 HIGHWAY 96 W	ARDEN HILLS MN 55112-9400	1.0	IND. RECLAIM	IND. RECLAIM	4,247.10	7,078.50	70,700.00	-
41	ARDEN HILLS LLC	4251 LEWINGTON AVE N	ARDEN HILLS MN 55126	1401 EOWING AVE S	BURNSVILLE MN 55306-4885	8.0	IND. RECLAIM	IND. RECLAIM	18,031.84	30,626.47	70,700.00	5,066.00
42	NORTH AMERICAN BANKING COMPANY	4261 LEWINGTON AVE N	ARDEN HILLS MN 55126	2220 ALBERT ST	ROSELLE MN 55118-4206	10.0	IND. RECLAIM	IND. RECLAIM	22,672.98	37,780.80	70,700.00	7,070.00
43	LEONARD G CALLUS TR MARGHERITE F CALLUS TR	1104 AMBLE DR	ARDEN HILLS MN 55112	1104 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	8,000.00	10,000.00	5,155.00	5,155.00
44	ANTHONY M PELESA RACHELLE M PELESA	1108 AMBLE DR	ARDEN HILLS MN 55112	1108 AMBLE DR	NEW BRIGTON MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
45	CARL VERNOLDUS TR BRIDGET T VERNOLDUS TR	1112 AMBLE DR	ARDEN HILLS MN 55112	1112 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
46	NESS YEN TR	1116 AMBLE DR	ARDEN HILLS MN 55112	1116 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
47	RINE D WARRING	1120 AMBLE DR	ARDEN HILLS MN 55112	1120 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
48	SCOTT A HANSON LINDA K HANSON	1124 AMBLE DR	ARDEN HILLS MN 55112	1124 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
49	SUBIRAYA SUBRAMANIAM REENA BATHA	1128 AMBLE DR	ARDEN HILLS MN 55112	1128 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
50	JONATHAN M HANSEN SARAH M HANSEN	1132 AMBLE DR	ARDEN HILLS MN 55112	1132 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
51	MICHAEL G GRAFF GAIL M GRAFF	1136 AMBLE DR	ARDEN HILLS MN 55112	1136 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
52	BRUCE LINDMARK JULIE A HINDRABE	1140 AMBLE DR	ARDEN HILLS MN 55112	1140 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
53	THOMAS E HEDINAM LONIS E HEDINAM	1142 AMBLE DR	ARDEN HILLS MN 55112	1142 AMBLE DR	SANT PAUL MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
54	CEGAR PARELL	1144 AMBLE DR	ARDEN HILLS MN 55112	1144 AMBLE DR	SANT PAUL MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
55	JEFFERY P WENDT SHELLEY A LANGLIE	1148 AMBLE DR	ARDEN HILLS MN 55112	1148 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
56	DAVID JOE SWIDER	1152 AMBLE DR	ARDEN HILLS MN 55112	1152 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
57	DAVID C DALCHY ELAINE M FRANGES	1156 AMBLE DR	ARDEN HILLS MN 55112	1156 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
58	AMBY OLSON CRAIG R OLSON	1160 AMBLE DR	ARDEN HILLS MN 55112	1160 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
59	WORTH PATRIBOQUE AUDREY PATRIBOQUE	1164 AMBLE DR	ARDEN HILLS MN 55112	1164 AMBLE DR	SANT PAUL MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
60	HELY OODOM PATRICK A OODOM	1168 AMBLE DR	ARDEN HILLS MN 55112	1168 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
61	YEVGENY ZHINTITSKY PEBLE ZHINTITSKY	1172 AMBLE DR	ARDEN HILLS MN 55112	1172 AMBLE DR	ARDEN HILLS MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
62	KELVIN M ACCORA JASON M ACCORA	1176 AMBLE DR	ARDEN HILLS MN 55112	1176 AMBLE DR	NEW BRIGTON MN 55112-9713	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
63	MARGA A CHENEY	1180 KARTH LAKE DR	ARDEN HILLS MN 55112	1180 KARTH LAKE DR	ARDEN HILLS MN 55112-9758	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
64	ANDREW J EDKOWSKI ARDIA EDKOWSKI	1212 KARTH LAKE DR	ARDEN HILLS MN 55112	1212 KARTH LAKE DR	ARDEN HILLS MN 55112-9714	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00
65	BRUCE A JOHNSON SUSAN L JOHNSON	1220 KARTH LAKE DR	ARDEN HILLS MN 55112	1220 KARTH LAKE DR	ARDEN HILLS MN 55112-9714	1.0	RES. RECLAIM	RES. RECLAIM	9,000.00	11,000.00	5,155.00	5,155.00

AS-BID ASSESSMENT ROLL (BITUMINOUS ROADWAYS)

2026 PMP STREET & UTILITY IMPROVEMENTS
 CITY OF ARDEN HILLS, MINNESOTA
 BML PROJECT NO. 25X-13753
 MARCH, 2026

Parcel # on Map	Parcel ID	Owner	Site Address	Site City/State/Zip Code	Owner Address	Owner City/State/Zip Code	Residential Equivalent Units (REU)	Assessable REU's	Street Improvement Type	Benefit Appraisal Lower Limit	Assessment Range Upper Limit	Calculated Improvement Assessment Rate	Estimated Assessment Amount	Notes
66	223023120040	THE PAUL AND MARY ANN SCHMIDT TRUST	1228 KARTH LAKE DR	ARDEN HILLS MN 55112	1228 KARTH LAKE DR	SAINT PAUL MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 9,000.00	\$ 11,000.00	\$ 5,155.00	\$ 5,155.00	
67	223023120041	GARY H GERDING LAE B GERDING	1236 KARTH LAKE DR	ARDEN HILLS MN 55112	1236 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 9,000.00	\$ 11,000.00	\$ 5,155.00	\$ 5,155.00	
68	223023120042	CLAUDIA D LANDGRAF	1244 KARTH LAKE DR	ARDEN HILLS MN 55112	1244 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 9,000.00	\$ 11,000.00	\$ 5,155.00	\$ 5,155.00	
69	223023120043	KEN A SPANGLER MARTHA G SPANGLER	1250 KARTH LAKE DR	ARDEN HILLS MN 55112	1250 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 9,000.00	\$ 11,000.00	\$ 5,155.00	\$ 5,155.00	
70	223023120044	HAKKI ISIK EMILY ISIK	1249 KARTH LAKE DR	ARDEN HILLS MN 55112	1249 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
71	223023120045	CHARLES E WEAVER TR MARY BETH WEAVER TR	1245 KARTH LAKE DR	ARDEN HILLS MN 55112	1245 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
72	223023120046	NORIYUKI NONAKA MARY NONAKA	1241 KARTH LAKE DR	ARDEN HILLS MN 55112	1241 KARTH LAKE RD	NEW BRIGHTON MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
73	223023120047	YUJI NICKOLAS ANDERSON	1233 KARTH LAKE DR	ARDEN HILLS MN 55112	1233 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
74	223023120048	MATTHEW J ETHEN CHERYL M ETHEN	1225 KARTH LAKE DR	ARDEN HILLS MN 55112	1225 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
75	223023120052	WILLIAM S THELEN	1217 KARTH LAKE DR	ARDEN HILLS MN 55112	1217 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
76	223023120055	GREGORY W SCHLINK JUDITH L VEGEMAST	1209 KARTH LAKE DR	ARDEN HILLS MN 55112	1209 KARTH LAKE DR	NEW BRIGHTON MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
77	223023110068	MATTHEW M DOMSKI ASHLEY A IRONS DOMSKI	1201 KARTH LAKE DR	ARDEN HILLS MN 55112	1201 KARTH LAKE DR	ARDEN HILLS MN 55112-5714	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
78	223023110069	MAGGIE GIGLER AARON GIGLER	1191 KARTH LAKE DR	ARDEN HILLS MN 55112	1191 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
79	223023110070	DONALD C KELLY TR MARY LEE KELLY TR	1181 KARTH LAKE DR	ARDEN HILLS MN 55112	1181 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
80	223023110071	CLAYTON A LARSON ANITA M LARSON	1173 KARTH LAKE DR	ARDEN HILLS MN 55112	1173 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
81	223023110073	BART J JOHNSON GWENDOLYN A N JOHNSON	1163 KARTH LAKE DR	ARDEN HILLS MN 55112	1163 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
82	223023110051	KYUNGHYE YOON INHO CHANG	1155 KARTH LAKE DR	ARDEN HILLS MN 55112	1155 KARTH LAKE DR	SAINT PAUL MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
83	223023110052	KATY MUCKALA JONATHAN MUCKALA	1147 KARTH LAKE DR	ARDEN HILLS MN 55112	1147 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
84	223023110053	CHAD A LAINESS LINDSAY M LAINESS	1139 KARTH LAKE DR	ARDEN HILLS MN 55112	1139 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
85	223023110054	CHRISTOPHER B MERTZ SONIA M MERTZ	1131 KARTH LAKE DR	ARDEN HILLS MN 55112	1131 KARTH LAKE DR	ARDEN HILLS MN 55112-5757	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
86	223023110055	SALAMAAN A KHAN NIKHATH P NAZIR AHMED	4533 PLEASANT DR	ARDEN HILLS MN 55112	4533 PLEASANT DR	ARDEN HILLS MN 55112-5749	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
87	223023110056	WARREN W PAKULSKI DIANE R PAKULSKI	4545 PLEASANT DR	ARDEN HILLS MN 55112	4545 PLEASANT DR	ARDEN HILLS MN 55112-5749	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
88	223023110057	NICHOLAS A SLATTERY HOPE A SLATTERY	4551 PLEASANT DR	ARDEN HILLS MN 55112	4551 PLEASANT DR	ARDEN HILLS MN 55112-5749	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
89	223023110058	ENVER CERIC ZINETA CERIC	4550 PLEASANT DR	ARDEN HILLS MN 55112	4550 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
90	223023110059	RANDALL V HALL NANCY H HALL	4542 PLEASANT DR	ARDEN HILLS MN 55112	4542 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
91	223023110060	ISRAEL ANDERSON JOHANNA ANDERSON	4534 PLEASANT DR	ARDEN HILLS MN 55112	4534 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
92	223023110061	M COLLIN EID TR PATRICIA A DOOLEY EID TR	4526 PLEASANT DR	ARDEN HILLS MN 55112	4526 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
93	223023110062	JASON VARGHESE CASSANDRA VARGHESE	4518 PLEASANT DR	ARDEN HILLS MN 55112	4518 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
94	223023110063	ELLEN C CHRISTOFFERSON REV TRUST	4510 PLEASANT DR	ARDEN HILLS MN 55112	4510 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
95	223023110064	CHENG XIONG	4500 PLEASANT DR	ARDEN HILLS MN 55112	4500 PLEASANT DR	ARDEN HILLS MN 55112-5129	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
96	223023110040	DAVID GRUFMAN CARRIE ANN GRUFMAN	4480 PLEASANT DR	ARDEN HILLS MN 55112	4480 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
97	223023110041	DONALD G EATON TRUDELE EATON	4472 PLEASANT DR	ARDEN HILLS MN 55112	4472 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
98	223023110074	ROBBEN F TODD JESSICA TODD	4466 PLEASANT DR	ARDEN HILLS MN 55112	4466 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
99	223023110043	DANNY C BICKHAM DELORES L BICKHAM	4460 PLEASANT DR	ARDEN HILLS MN 55112	4460 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
100	223023110044	SEAN H MCDONAGH PATRICIA I MCDONAGH	4452 PLEASANT DR	ARDEN HILLS MN 55112	4452 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
101	223023110045	JEFFREY P GADZICH SUE A GADZICH	4446 PLEASANT DR	ARDEN HILLS MN 55112	4446 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
102	223023110046	LARRY R VEENSTRA MARY L VEENSTRA	4440 PLEASANT DR	ARDEN HILLS MN 55112	4440 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
103	223023110047	TOU DOUA THAO	4434 PLEASANT DR	ARDEN HILLS MN 55112	4434 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
104	223023110048	GENTRY L WALKER JULIE A WALKER	4428 PLEASANT DR	ARDEN HILLS MN 55112	4428 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
105	223023110049	GREGORY A CLIFFORD PAMELA P CLIFFORD	4422 PLEASANT DR	ARDEN HILLS MN 55112	4422 PLEASANT DR	ARDEN HILLS MN 55112-5716	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
106	223023140016	LAUREL BRUDEVDOLD MICHAEL BRUDEVDOLD	1137 AMBLE DR	ARDEN HILLS MN 55112	1137 AMBLE DR	ARDEN HILLS MN 55112-5748	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
107	223023140015	JOSEPH M FREKING PAMELA K FREKING	1131 AMBLE DR	ARDEN HILLS MN 55112	1131 AMBLE DR	ARDEN HILLS MN 55112-5748	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
108	223023140014	PAUL R TUJTS CHRISTINE R TUJTS	1127 AMBLE DR	ARDEN HILLS MN 55112	1127 AMBLE DR	ARDEN HILLS MN 55112-5748	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
109	223023140013	JEROME K PEARSON RITA J PEARSON	1121 AMBLE DR	ARDEN HILLS MN 55112	1121 AMBLE DR	ARDEN HILLS MN 55112-5748	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
110	223023140012	PETER T DANN KATHLEEN S DANN	4415 AMBLE CIR	ARDEN HILLS MN 55112	4415 AMBLE CIR	ARDEN HILLS MN 55112-5704	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
111	223023140011	RUSSELL J BERTSCH ANN T BERTSCH	4419 AMBLE CIR	ARDEN HILLS MN 55112	4419 AMBLE CIR	ARDEN HILLS MN 55112-5704	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
112	223023140043	GEOFFREY M PRELGO NICOLE R PRELGO	4418 AMBLE CIR	ARDEN HILLS MN 55112	4418 AMBLE CIR	ARDEN HILLS MN 55112-5704	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
113	223023140042	DEREK BRYANT PAIGE WETTERSTROM BRYANT	4414 AMBLE CIR	ARDEN HILLS MN 55112	4414 AMBLE CIR	ARDEN HILLS MN 55112-5704	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
114	223023140041	ROBERT A LASKA CHRISTINE A LASKA	4408 AMBLE CIR	ARDEN HILLS MN 55112	4408 AMBLE CIR	ARDEN HILLS MN 55112-5704	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
115	223023140038	C GREGORY PETERSON JEAN M PETERSON	1105 AMBLE DR	ARDEN HILLS MN 55112	1105 AMBLE DR	ARDEN HILLS MN 55112-5779	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
116	223023140028	RANDY J RICHGRUBER KAREN RICHGRUBER	1113 AMBLE DR	ARDEN HILLS MN 55112	1113 AMBLE DR	NEW BRIGHTON MN 55112-5779	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
117	223023110017	BEVERLY J MCKIBBEN WENDELL R MCKIBBEN	1119 PLEASANT CIR	ARDEN HILLS MN 55112	1119 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
118	223023110018	MICHELLE HAMES	1129 PLEASANT CIR	ARDEN HILLS MN 55112	1129 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
119	223023110019	TARAS POKHIL ANNA PRIZMENT	1139 PLEASANT CIR	ARDEN HILLS MN 55112	1139 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
120	223023110020	GEORGE SLADE SCHUSTER MARY LA SCHUSTER	1149 PLEASANT CIR	ARDEN HILLS MN 55112	1149 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	

AS-BID ASSESSMENT ROLL (BITUMINOUS ROADWAYS)

2026 PMP STREET & UTILITY IMPROVEMENTS
 CITY OF ARDEN HILLS, MINNESOTA
 BMI PROJECT NO. 25X-137753
MARCH, 2026

Parcel # on Map	Parcel ID	Owner	Site Address	Site City/State/Zip Code	Owner Address	Owner City/State/Zip Code	Residential Equivalent Units (REU)	Assessable REU's	Street Improvement Type	Benefit Appraisal Lower Limit	Assessment Range Upper Limit	Calculated Improvement Assessment Rate	Estimated Assessment Amount	Notes
121	223023110021	LLOYD A KELLER TR	1159 PLEASANT CIR	ARDEN HILLS MN 55112	1159 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
122	223023110022	DENSE A SCHEUENEMAN	1169 PLEASANT CIR	ARDEN HILLS MN 55112	1169 PLEASANT CIR	NEW BRIGHTON MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
123	223023110023	YOUNGCHOL LIM JULIE S OSTLUIND	1160 PLEASANT CIR	ARDEN HILLS MN 55112	1160 PLEASANT CIR	NEW BRIGHTON MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
124	223023110024	DAVID B JOHNSON MARGARET E JOHNSON	1150 PLEASANT CIR	ARDEN HILLS MN 55112	1150 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
125	223023110025	WILLIAM J HANSEN SHERI L HANSEN	1140 PLEASANT CIR	ARDEN HILLS MN 55112	1140 PLEASANT CIR	NEW BRIGHTON MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
126	223023110026	LIXIN ZHU WEI ZHANG	1130 PLEASANT CIR	ARDEN HILLS MN 55112	1130 PLEASANT CIR	NEW BRIGHTON MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
127	223023110027	SUSANNE U TROST MARKUS F MEYER	1120 PLEASANT CIR	ARDEN HILLS MN 55112	1120 PLEASANT CIR	ARDEN HILLS MN 55112-5717	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
128	223023110028	LAUREL RICHMOND	4443 PLEASANT DR	ARDEN HILLS MN 55112	4443 PLEASANT DR	ARDEN HILLS MN 55112-5751	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
129	223023110029	BRADLEY ZUNKER TAMI ZUNKER	4435 PLEASANT DR	ARDEN HILLS MN 55112	4435 PLEASANT DR	NEW BRIGHTON MN 55112-5751	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
130	223023110030	JON B CHRISTIANSON JANET M CHRISTIANSON	4429 PLEASANT DR	ARDEN HILLS MN 55112	4429 PLEASANT DR	ARDEN HILLS MN 55112-5751	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
131	223023110031	RIAN HEASLIP NOELLE HEASLIP	4425 PLEASANT DR	ARDEN HILLS MN 55112	4425 PLEASANT DR	ARDEN HILLS MN 55112-5751	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
132	223023110032	BRYAN R LILLEHAUGEN DEBRA L LILLEHAUGEN	1145 AMBLE DR	ARDEN HILLS MN 55112	1145 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
133	223023110033	KATIE FROKIER	1149 AMBLE DR	ARDEN HILLS MN 55112	1149 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
134	223023110034	MASON M CHEN ROSE W CHEN	1153 AMBLE DR	ARDEN HILLS MN 55112	1153 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
135	223023110035	MATTHEW J ROUSSEAU EMILY ROUSSEAU	1157 AMBLE DR	ARDEN HILLS MN 55112	1157 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
136	223023110036	CHENG HSIEN TSAI KETTY HSIEN TSAI	1161 AMBLE DR	ARDEN HILLS MN 55112	1161 AMBLE DR	ST PAUL MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
137	223023110037	RANDI A KING TR ALEXANDER J KING TR	1165 AMBLE DR	ARDEN HILLS MN 55112	1165 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
138	223023110038	TIMOTHY M DOUGHERTY NITA L ANDREA	1169 AMBLE DR	ARDEN HILLS MN 55112	1169 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
139	223023110039	RACHEL MAGENNIS SCHNOBRICH	1175 AMBLE DR	ARDEN HILLS MN 55112	1175 AMBLE DR	ARDEN HILLS MN 55112-5747	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
140	223023110009	JASON R HEFFELFINGER JOANN SCHONNING	1176 KARTH LAKE DR	ARDEN HILLS MN 55112	1176 KARTH LAKE DR	ARDEN HILLS MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
141	223023110010	LESLIE JEAN MEYERS	1168 KARTH LAKE DR	ARDEN HILLS MN 55112	1168 KARTH LAKE DR	SAINT PAUL MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
142	223023110011	LEIF R HANSEN KRISTIN M HANSEN	1160 KARTH LAKE DR	ARDEN HILLS MN 55112	1160 KARTH LAKE DR	ARDEN HILLS MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
143	223023110012	BRAD A REASONER MEGAN M REASONER	1152 KARTH LAKE DR	ARDEN HILLS MN 55112	1152 KARTH LAKE DR	SAINT PAUL MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
144	223023110013	JOHN B SHIELDS KRISTINE J SHIELDS	1144 KARTH LAKE DR	ARDEN HILLS MN 55112	1144 KARTH LAKE DR	ARDEN HILLS MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
145	223023110014	AMY WIELINSKI	1136 KARTH LAKE DR	ARDEN HILLS MN 55112	1136 KARTH LAKE DR	NEW BRIGHTON MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
146	223023110015	MARK R MATUAL TR PATRICIA A MATUAL TR	1128 KARTH LAKE DR	ARDEN HILLS MN 55112	1128 KARTH LAKE DR	ARDEN HILLS MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
147	223023110016	CALEB MATTHEW CORDES MELISSA ANNE CORDES	1120 KARTH LAKE DR	ARDEN HILLS MN 55112	1120 KARTH LAKE DR	ARDEN HILLS MN 55112-5758	1.0	1.0	RES. RECLAIM	\$ 8,000.00	\$ 10,000.00	\$ 5,155.00	\$ 5,155.00	
156	223023430010	CARDIAC PACEMAKERS INC	3 BOSTON SCIENTIFIC DR	ARDEN HILLS MN 55112	4100 HAMLIN AVE N	NEW BRIGHTON MN 55112-5700	232.0	232.0	IND. RECLAIM	\$ 95,727.46	\$ 212,093.64	\$ 707.00	\$ 164,024.00	NOT A CUMMINGS PARK DR ADDRESS BUT HAS DIRECT ACCESS TO CUMMINGS PARK DR
TOTAL ASSESSMENTS													\$ 810,530.00	