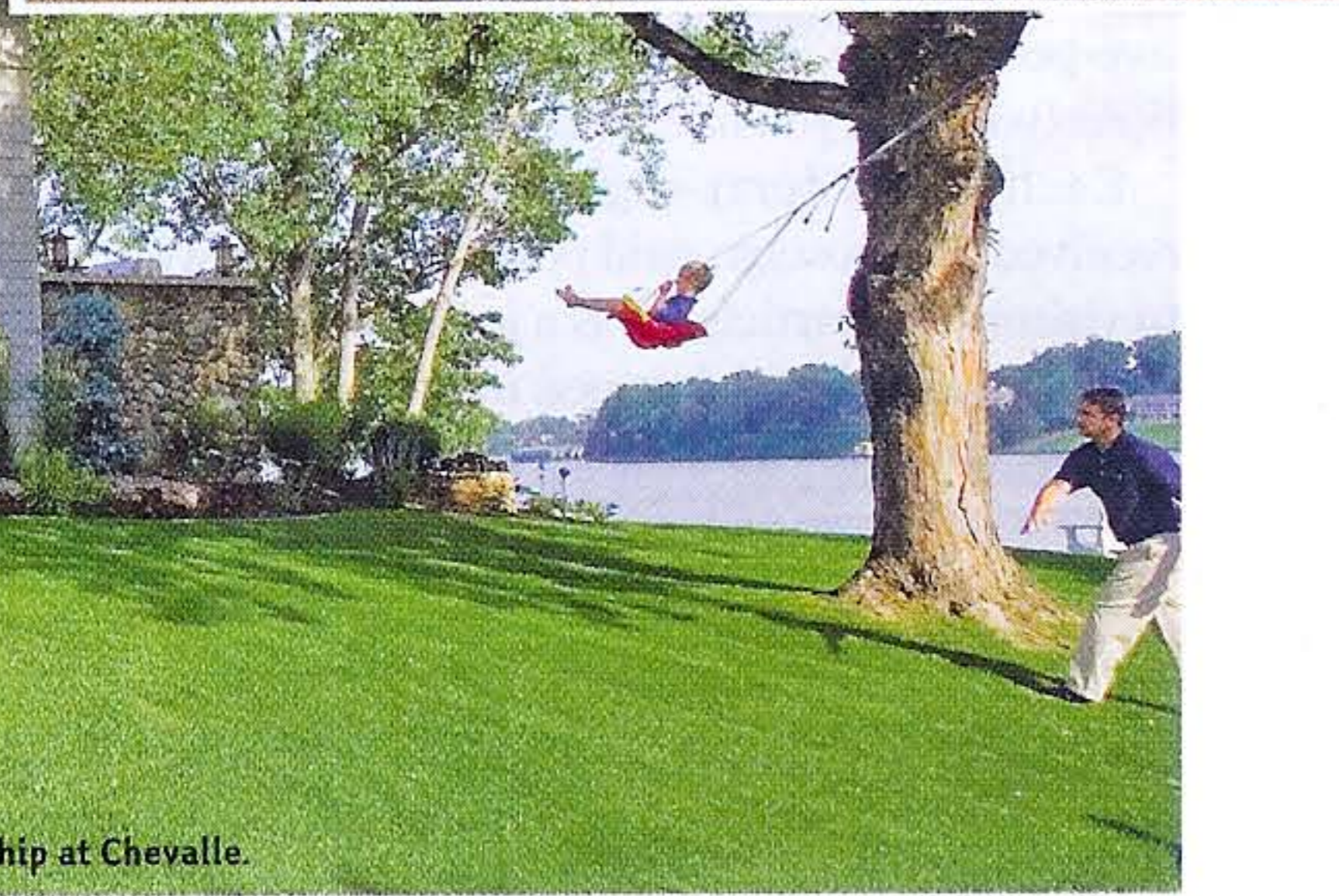


Development | Chevalle



Preservation, conservation, and improvement are part of the mission for land stewardship at Chevalle.

A charming covered bridge signals the entrance to Chevalle, a new conservation development in Chaska that sits on 300 acres of pasture, wetlands, and lakeshore. According to David Igel, the developer, private homes will be built on less than one third of the land. Igel and his partner, Rachel, his wife and an environmental lawyer, want to keep it that way. “We were fortunate enough to find a beautiful piece of land and implement the things that are important to us: preservation, conservation, and improvement,” he says.

Chevalle’s natural setting offers a range of amenities, including parks, playgrounds, ten miles of hiking and biking trails, access to Lake Bavaria and a pool, and first pick at the professionally maintained apple orchard and gardens.

It’s fitting that Chevalle is derived from the French word for “horse,” as equine life is an important feature of the development. Horses roam the pastures and a brand-new, state-of-the-art equestrian center. The 40,000 square foot facility will be home to Reins of Hope, a nonprofit horseback riding program for disabled individuals founded by the Igels. Chevalle residents will be able to board their own horses at the facility or borrow school horses for use on the development’s riding trails.

To maintain Chevalle’s amenities, residents pay monthly association dues which vary slightly depending on which neighborhood they live in. Association dues will not cover

any costs for the equestrian center since, as Igel puts it, “we have some people who don’t ever want to ride a horse.”

Homebuyers can choose homes from three distinct neighborhoods that range in price from \$360,000 to \$3 million. The Talero neighborhood includes twinhomes and villas, while both the Pascolo and Le Rive neighborhoods are made up of custom single family homes. Igel says that interest in Chevalle spans a wide range of demographics, from empty nesters and retirees to young singles, couples, and families.

Rick Denman of Charles Cudd Signature Homes, a builder who is working on the Le Rive neighborhood, says there are plenty of options: “We will pretty much custom design whatever anyone is looking for. Depending on what kind of floor plan and design homeowners are looking for, we can help them choose whichever direction they want to take.”

Chevalle residents are not the only ones to pass over the picturesque bridge. In addition to programs at the equestrian center, the general public will have access to Chevalle’s numerous trails, parks, and beaches. “The land is so rich with topography and natural amenities in itself; what we’ve tried to do is allow access to that,” says Igel. “We have found that [we] can really provide something for everyone.” —*Veronica DeVore*