

Mayor Sanders reported the council would be happy to work with Christian Brothers should they find another property in Blaine.

Councilmember Massoglia stated he would be open to the use of the proposed uses of the building. He noted he had visited the Christian Brothers in Andover and it is surrounded by restaurants. He understood there had been other uses that have been raised and that other uses would come into the site if the property were rezoned.

Councilmember Jeppson agreed with the Mayor and Councilmember Robertson. She noted this property was a blank canvas and altering the use of the site would completely alter the canvas. She did not believe the city was proposing a bad product, but rather she wanted to see what else could happen in this area prior to moving forward with the rezoning.

Councilmember Robertson stated this area was wide open at this time and if this business did not fit, he would hope the applicant would seek another property.

Mayor Sanders thanked the council for the feedback then asked if there was any other business to come up at this time or at any point in the future.

Mayor Sanders stated the city has a vision for the property and explained rezoning would change this vision and would be premature at this time. For this reason, he would like to see how the proposed use would fit onto the site.

Ms. Deal discussed the amount of traffic that would be expected onto the property per day (24 cars) and that the site would have seven employees. She reported the business would be open Monday through Friday.

Mr. Green added that a few cars would be expected to stay overnight and noted his business offers a shuttle service to take people to their place of employment or home after dropping off a vehicle.

Mayor Sanders thanked Mr. Green for this information and stated the city would like to see this business in Blaine on a property that fits the zoning requirements.

### **30 Minute Discussion**

**Attachments:**     [Sod Program Images](#)

Public Works Director Haukaas reported there has been a significant amount of sod failures this year on Street Reconstruction projects that were constructed in 2019 and 2020. The sod on these projects were successfully growing prior to the high temperatures and drought that occurred in the summer of 2021. The city council desired to better understand the current process, the root causes of sod failures, and discuss options to reduce this on future projects. Staff commented further on the sod failures and asked how the council wanted to proceed.

Councilmember Jeppson reported this issue was brought up to her by several residents last summer. She believed the sod failures were the city's responsibility. She recommended barriers be put in place and that the city take responsibility for the sod failures.

Councilmember Robertson anticipated she received many of the same phone calls as Councilmember Jeppson. She supported the city fixing the sod failures for these residents.

Councilmember Massoglia thanked Councilmember Jeppson and Councilmember Robertson for taking calls from residents. He questioned how the city would determine if the sod was bad or did the resident fail to water it. Mr. Haukaas described the process staff follows to determine if sod is established or not.

Councilmember Paul questioned how far into the yard the city would replace the sod. Mr. Haukaas estimated four to 10 feet of sod were added to residential yards in the project area.

Councilmember Robertson thanked staff for reviewing all of the project areas and for laying out the percentage of dead sod. She questioned if hydroseeding was an option for these areas. Mr. Haukaas reported there was a difference in the reliability and how much the hydroseeding was watered. He noted sod was warranted for 30 days and the city assisted with watering the sod for this timeframe to assure it is established.

Mayor Sanders commented on how the underlying soil may be a concern. Mr. Haukaas explained the city does have a base of black dirt spread out before sod is laid.

Councilmember Massoglia believed that a lot of the dead sod was due to lack of watering and was not the city's responsibility.

Councilmember Jeppson supported the city pursuing hydroseeding for the sod that needs replacement and that the city only be responsible for

60 days.

Mayor Sanders supported this recommendation and encouraged staff to clearly communicate with the residents that have been impacted.

Councilmember Massoglia asked if hydroseeding required more maintenance than sod. Mr. Haukaas stated this was the case.

Councilmember Massoglia recommended spot hydroseeding only be done for those residents that have complained and tried to take care of their sod.

Mr. Haukaas stated he would report back to the council with options and costs. He recommended the hydroseeding not be pursued until the fall.

### **30 Minute Discussion**

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### **Traffic Commission Review**

**Attachments:**

[1 - Traffic Commission Ordinance](#)

[2 - Traffic Commission Organizational Meeting \(Do's & Don'ts\)](#)

[3 - Traffic Commission Meeting History 2020-2021](#)

[4 - Traffic Commission - Traffic & Engineering Issues](#)

[Traffic Complaint Response Implementation](#)

City Engineer Jennifer Bader stated the Traffic Commission was started in 2017 based on a request from the city council following a tragedy on 119th Avenue. At their first meeting there was no council directives as to what the commission would be inputting or what it would not. Generally, the Traffic Commission was directed to focus on only neighborhood issues, the Traffic Commission was explicitly directed to not address issues on state or federal highways, new developments, or the comprehensive plan. Since the formation of the commission held 5-6 meetings annually as a result of traffic issues were submitted and reviewed. These requests were based on requests that were submitted to engineering or PD. Approximately 75% of the issues dealt with neighborhood speeding, requests for stop signs, no parking. Requests to the Traffic Commission have been significantly less in recent years. A summary of the last two years, 2020 and 2021, of the Traffic Commission meetings was reviewed with the Council. It was noted there were three meetings held in each of these years. Councilmember Jeppson believed the city's boards and committees offer valuable direction to the city council. She was of the opinion the traffic commission was never given a clear directive on how to handle the severity of traffic issues. She believed this group could be far more