

CITY OF BLAINE
ANOKA COUNTY, MINNESOTA
CITY COUNCIL MEETING
Monday, September 20, 2021

7:30PM
Council Chambers
10801 Town Square Drive

CALL TO ORDER BY MAYOR SANDERS

The meeting was called to order at 7:42PM by Mayor Sanders followed by the Pledge of Allegiance and the Roll Call.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT: Mayor Tim Sanders, Councilmembers Wes Hovland, Chris Massoglia, Richard Paul, Jess Robertson and Jason Smith.

ABSENT: Councilmember Julie Jeppson.

Quorum Present.

ALSO PRESENT: Community Development Director Erik Thorvig; Public Works Director Jon Haukaas; Police Chief/Safety Services Manager Brian Podany; Finance Director Joe Huss; City Engineer Dan Schluender; City Attorney Chris Nelson; Communications Manager Ben Hayle; Community Standards Director Bob Fiske; and City Clerk Catherine Sorensen.

AWARDS - PRESENTATIONS - ORGANIZATIONAL BUSINESS

4.1 Proclamation Declaring October as National Domestic Violence Awareness Month.

Mayor Sanders read a proclamation in full for the record declaring October to be National Domestic Violence Awareness Month in the city of Blaine.

Heidi Kopischke, Alexandra House representative, thanked the city council for this formal recognition. She explained she appreciated the long standing partnership they had with the city in addressing domestic and sexual violence and was very grateful for the city's leadership on this issue. She noted the number of people seeking safety and support because domestic and relationship violence continues to increase. She commented in 2020 at least 28 Minnesotans were killed by an intimate partner and in 2021 there have been 19 victims. She reported in 2020 law enforcement in Anoka County responded to over 14,500 domestic related calls, which was an 8% increase over 2019. She noted more than 1,500 people were

served in 2020 with 287 coming from the city of Blaine. She encouraged the community to be aware of domestic and sexual violence and to respond to the needs of their neighbors. She invited the public to attend Hope Fest which would be held September 25 in Anoka.

Mayor Sanders thanked the Alexandra House for all of their efforts in the community.

4.2 Resolution No. 21-182, 2021 Second Quarter Donations.

Finance Director Huss stated both MAYC and the police department have received donations from members of the community as well as local businesses. The list of donors, amounts, and intended purpose were reviewed and staff recommended the Council accept the second quarter donations.

Moved by Councilmember Hovland, seconded by Councilmember Paul, that Resolution No. 21-182, "2021 Second Quarter Donations," be approved.

Motion adopted unanimously.

COMMUNICATIONS

None.

OPEN FORUM FOR CITIZEN INPUT

Mayor Sanders opened the Open Forum at 7:48PM.

There being no input, Mayor Sanders closed the Open Forum at 7:49PM.

ADOPTION OF AGENDA

The agenda was adopted as presented.

APPROVAL OF CONSENT AGENDA

Moved by Councilmember Robertson, seconded by Councilmember Hovland, that the following be approved:

8.1 Motion 21-134, Schedule of Bills Paid.

8.2 Motion 21-137, Approval of Minutes.

8.3 Resolution No. 21-183, Releasing Outlot A, Lexington Meadows 2nd Addition from Recorded Development Agreement (Case File No. 21-0063/SLK).

8.4 Resolution No. 21-184, Granting a Final Plat to Subdivide Approximately 28.8 Acres into One Lot and One Outlot to be known as Blaine 35 Second Addition at 85th Avenue NE (County Road J) and I-35W Service Drive. RJ Ryan Construction Company (Case File No. 21-0063/EES).

8.5 Resolution No. 21-185, Accept Quote from Park Construction in the amount of \$59,845.15 for the 2020 Trail Improvements, Improvement Project No. 20-40.

8.6 Resolution No. 21-186, Prohibit Parking on both sides of Central Avenue Service Road from 95th Avenue Alignment to 97th Avenue.

Motion adopted unanimously.

7:30PM - PUBLIC HEARINGS AND ITEMS SET FOR A CERTAIN TIME

9.1 Motion 21-136, Approve On-Sale and Sunday Intoxicating Liquor License for Northtown Drive LH, LLC located at 398 Northtown Drive NE.

City Clerk Sorensen stated council is asked to approve the on-sale and Sunday intoxicating liquor licenses for Northtown Drive LH, LLC. This license will give the Northtown Mall Food Hall, located in Northtown Mall at 398 Northtown Drive NE, the ability to serve intoxicating spirits, beer and wine. Soline Orlina, applicant, submitted the on-sale and Sunday intoxicating liquor application on behalf of Ignacio Garat of CSS Company/Echelon Trust for Northtown Drive LH, LLC. The applicant included the required license fees, forms and documents. Issuance of licenses are contingent upon receipt of an updated certificate of insurance, certificate of occupancy, successful background investigation, and an Anoka County food and beverage license. Staff commented further on the request and recommended approval.

Robert Delmont, representative for Northtown Mall Food Hall, thanked staff for their assistance with this matter. He explained he took over the existing food court and turned it into a food hall where there would now be 11 independent restaurants that were locally owned and operated. He noted he would be facilitating take-out for these restaurants. He discussed how the beverage cups would be unique to the food hall to ensure patrons purchasing alcohol remain within the food hall to ensure alcohol compliance along with stanchions delineating the alcohol service area to ensure alcohol was not brought into general mall areas. He commented on the training staff would receive for alcohol sales and noted the food hall would have 250 seats.

Mayor Sanders opened the public hearing at 7:56PM.

There being no public input, Mayor Sanders closed the public hearing at 7:57PM.

Councilmember Hovland asked who would be required to receive the alcohol training. Ms. Sorensen reported city code requires all servers from a restaurant that sells alcohol receive the alcohol training within 60 days of being hired.

Councilmember Paul questioned what the hours of operation would be for the food hall. Ms. Sorensen explained the food hall was located within the Northtown Mall and would be consistent with the mall's hours.

Moved by Councilmember Robertson, seconded by Councilmember Hovland, that Motion 21-136, "Approve On-Sale and Sunday Intoxicating Liquor License for Northtown Drive LH, LLC located at 398 Northtown Drive NE," be approved.

Motion adopted unanimously.

DEVELOPMENT BUSINESS

10.1 First Reading – Ordinance No. 21-2483, Granting a Rezoning from FR (Farm Residential) to DF (Development Flex) for 111 Acres at 13000 Block Lexington Avenue NE. Lexington Waters (Sotarra) (Case File No. 21-0061/SLK).

Community Development Director Thorvig requested the council introduce an ordinance for a rezoning of a residential subdivision project at the northern portion of Blaine at Lexington Avenue and Lever Street. He noted this project requires several approvals including a rezoning, conditional use permit and plat. He stated this property would need to be rezoned from FR (Farm Residential) to DF (Development Flex) in order to move forward. He commented further on the proposed residential subdivision and recommended the council introduce the ordinance.

Declared by Mayor Sanders that Ordinance No. 21-2483, "Granting a Rezoning from FR (Farm Residential) to DF (Development Flex) for 111 Acres at 13000 Block Lexington Avenue NE," be introduced and placed on file for second reading at the October 4, 2021 Council meeting.

ADMINISTRATION

11.1 Resolution No. 21-179, Initiate Project and Order Preparation of Feasibility Report for the 2022 Street Reconstructions, Improvement Project No. 22-04.

City Engineer Schluender stated council is being asked to initiate a 2022 Pavement Management Program project for the 2022 Street Reconstructions, Improvement Project No. 22-04. It was noted at the July 20, 2020 City Council workshop, staff brought forward the Street Reconstruction Capital Improvement Program for the years 2021-2025 which contained a list of proposed projects. Staff reviewed the streets included in the project area and explained the project consists of a mix of city streets with concrete curb and gutter and a State Aid collector route. The method of reconstruction will vary between the streets and will be further explained in the feasibility report. If approved, this resolution initiates the proposed 2022 Street Reconstructions and orders the preparation of a feasibility report.

Moved by Councilmember Robertson, seconded by Councilmember Massoglia, that Resolution No. 21-179, "Initiate Project and Order Preparation of Feasibility Report for the 2022 Street Reconstructions," be approved.

Motion adopted unanimously.

11.2 Resolution No. 21-180, Initiate Project and Order Preparation of Feasibility Report for the 89th Avenue and Davenport Street Area Reconstruction, Improvement Project No. 22-05.

Mr. Schluender stated council is asked to initiate a 2022 Pavement Management Program project for the 89th Avenue and Davenport Street Area Reconstructions. It was noted at the July 20, 2020 City Council workshop, staff brought forward the Street Reconstruction Capital Improvement Program for the years 2021-2025 which contained a list of proposed projects. Staff reviewed the streets included in the project area. The project consists of city streets with rural sections and no curb and gutter. The method of reconstruction will be a full reconstruction to an urban section with concrete curb and gutter and will be further explained in the feasibility report. If approved, this Resolution initiates the proposed 89th Avenue and Davenport Street Area Reconstructions and orders the preparation of a feasibility report.

Moved by Councilmember Hovland, seconded by Councilmember Paul, that Resolution No. 21-180, "Initiate Project and Order Preparation of Feasibility Report for the 89th Avenue and Davenport Street Area Reconstruction," be approved.

Councilmember Hovland stated this was one of the project areas that led up to the Pavement Management Program and was pleased to see this area of the city being improved.

Motion adopted unanimously.

11.3 Resolution No. 21-181, Initiate Project and Order Preparation of Feasibility Report for the Hidden Oaks Area Street Rehabilitations, Improvement Project No. 22-06.

Mr. Schluender stated council is asked to initiate a 2022 Pavement Management Program project for the Hidden Oaks Area Street Rehabilitations. It was noted at the July 20, 2020 City Council workshop, staff brought forward the Street Reconstruction Capital Improvement Program 2021-2025 which contained a list of proposed projects for the 2022 Pavement Management Program (PMP). Staff reviewed the streets included in the project area. The project consists of city streets with concrete curb and gutter. The method of reconstruction will be pavement replacement with spot curb and gutter replacement and will be further explained in the feasibility report. If approved, this Resolution initiates the proposed Hidden Oaks Area Street Rehabilitations and orders the preparation of a feasibility report.

Moved by Councilmember Hovland, seconded by Councilmember Smith, that Resolution No. 21-181, "Initiate Project and Order Preparation of Feasibility Report for the Hidden Oaks Area Street Rehabilitations," be approved.

Motion adopted unanimously.

11.4 Motion 21-131, Authorize the Mayor and City Manager to Enter into a Contract with Short Elliot Hendrickson, Inc. for Professional Engineering Services for the 2022 Street Reconstructions, Improvement Project No. 22-04.

Mr. Schluender stated council is being asked to authorize a contract for professional services for preliminary design and preparation of a feasibility report for the 2022 Street Reconstructions, Improvement Project No. 22-04. Short Elliott Hendrickson, Inc. (SEH) provided the requested letter of proposal for 2022 Street Reconstructions. The proposal, in the amount of \$64,900, is for preliminary design and preparation of a feasibility report for the project. Staff has reviewed this proposal, compared it with previous proposals for similar projects, and determined that the fees are justified and reasonable. After completion of the feasibility report and upon ordering the improvements, a contract for final design and construction services would be negotiated with SEH.

Moved by Councilmember Smith, seconded by Councilmember Hovland, that Motion 21-131, "Authorize the Mayor and City Manager to Enter into a Contract with Short Elliot Hendrickson, Inc. for Professional Engineering Services for the 2022 Street Reconstructions," be approved.

Motion adopted unanimously.

11.5 Motion 21-132, Authorize the Mayor and City Manager to Enter into a Contract with Bolton & Menk, Inc. for Professional Engineering Services for the 89th Avenue/Davenport Street Area Street Area Street Reconstruction Improvement Project, Improvement Project No. 22-05.

Mr. Schluender stated council is requested to approve a contract for professional services for preliminary design and preparation of a feasibility report for the 89th Avenue/Davenport Street Area Street Reconstructions, Improvement Project No. 22-05. Bolton & Menk, Inc. has provided the requested letter of proposal for the 89th Avenue/Davenport Street Area Street Reconstructions Improvement Project. The proposal, in the amount of \$105,695, is for preliminary design and preparation of a feasibility report for the project. Staff reviewed the proposal, compared it with previous proposals for similar projects, and determined that the fees are justified and reasonable. After completion of the feasibility report and upon ordering the improvements, a contract for final design and construction services would be negotiated with Bolton & Menk, Inc.

Moved by Councilmember Hovland, seconded by Councilmember Smith, that Motion 21-132, "Authorize the Mayor and City Manager to Enter into a Contract with Bolton & Menk, Inc. for Professional Engineering Services for the 89th Avenue/Davenport Street Area Street Area Street Reconstruction Improvement Project," be approved.

Motion adopted unanimously.

11.6 Motion 21-133, Authorize the Mayor and City Manager to Enter into a Contract with WSB Engineering for Professional Engineering Services for the Hidden Oaks Area Street Rehabilitations, Improvement Project No. 22-06.

Mr. Schluender stated council is being asked to enter into a contract for professional services for preliminary design and preparation of a feasibility report for the Hidden Oaks Area Street Rehabilitations, Improvement Project No. 22-06. WSB Engineering (WSB) has provided the requested proposal letter for the Hidden Oaks Area Street Rehabilitations. The proposal, in the amount of \$47,269.00, is for preliminary design and preparation of a feasibility report for the project. Staff has reviewed this proposal, compared it with previous proposals for similar projects, and determined that the fees are justified and reasonable. After completion of the feasibility report and upon ordering the improvements, a contract for final design and construction services would be negotiated with WSB.

Moved by Councilmember Paul, seconded by Councilmember Smith, that Motion 21-133, "Authorize the Mayor and City Manager to Enter into a Contract with WSB Engineering for Professional Engineering Services for the Hidden Oaks Area Street Rehabilitations," be approved.

Motion adopted unanimously.

11.7 Resolution No. 21-187, Adjusting Certain Tax Levies for Bonded Indebtedness for Fiscal Year 2022.

Mr. Huss stated the resolution includes adjustments to scheduled levies for the city's General Obligation (G.O.) Special Assessment Improvement Bonds, G.O. Capital Improvement Bonds, and the city's Capital Equipment Certificates of Indebtedness. For G.O. Debt issues that are primarily funded through special assessments against the improved property, an analysis of deferred special assessments collections is made by the city's financial consultant at the time the bonds are issued. This typically results in a calculated deficit of available funds, thus requiring a tax levy to fund repayment of the debt. This calculated levy is certified to the county at the time the bonds are issued as a general ad valorem levy for each year. These levy amounts are reviewed annually to verify their necessity. Finance staff has reviewed the financial position of the city's debt service funds in 2021 and has determined that certain levies should be adjusted in 2022. In 2021, the city's total debt service levy was \$4,900,000; the total proposed debt service levy for 2022 is \$4,800,000.

Moved by Councilmember Hovland, seconded by Councilmember Paul, that Resolution No. 21-187, "Adjusting Certain Tax Levies for Bonded Indebtedness for Fiscal Year 2022," be approved.

Motion adopted unanimously.

11.8 Resolution No. 21-188, Certify Preliminary General Fund Budget and Tax Levy for Fiscal Year 2022.

Mr. Huss stated Minnesota statutes require that cities annually certify preliminary budget and property tax levies to county auditors by September 30. As discussed at previous budget workshops, the preliminary budget may be adjusted either up or down, however, once set, the property tax levy can only be lowered. Thus, the council does have the ability to reduce the preliminary tax levy as the 2022 budget process unfolds. The levy proposed in the resolution would, per the best estimates of staff given data currently available, result in a combined 2022 net tax capacity rate that equals the 2020 combined net tax capacity rate for the city and EDA of 35.834%. The proposed General Fund expenditure budget totals \$38,415,145. Preliminary revenue sources provide a safe margin of revenues over expenditures of \$244,655.

Moved by Councilmember Hovland, seconded by Councilmember Paul, that Resolution No. 21-188, "Certify Preliminary General Fund Budget and Tax Levy for Fiscal Year 2022," be approved.

Motion adopted unanimously.

11.9 Resolution No. 21-189, Establishing 2021 Public Hearing Dates for the Proposed 2022 General Fund Budget and Tax Levy.

Mr. Huss stated Minnesota statutes require cities to establish future public hearing dates on the proposed budget and tax levy by September 30, and to hold the public hearings at a regularly scheduled council meeting. The resolution calls for two public hearings: The first for discussion on the proposed 2022 General Fund Budget and Tax Levy on December 13, 2021 at 7:00 p.m.; and the second public hearing for the adoption of the 2022 Tax Levy and General Fund Budget at 7:30 p.m. on December 20, 2021.

Moved by Councilmember Hovland, seconded by Councilmember Paul, that Resolution No. 21-189, "Establishing 2021 Public Hearing Dates for the Proposed 2022 General Fund Budget and Tax Levy," be approved.

Motion adopted unanimously.

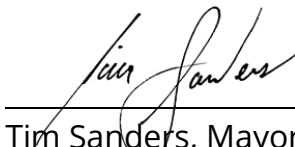
OTHER BUSINESS

Public Works Director Haukaas explained the state legislature would be attending a bonding tour at the National Sports Center on September 21, 2021. He reported the senate tour would be at 8:00 a.m. and the house tour would occur at 9:30 a.m.

ADJOURNMENT

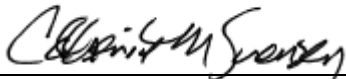
Moved by Councilmember Robertson, seconded by Councilmember Hovland, to adjourn the meeting at 8:21PM.

Motion adopted unanimously.



Tim Sanders, Mayor

ATTEST:



Catherine Sorensen, CMC, City Clerk

Submitted by Minute Maker Secretarial