

CITY COUNCIL WORK SESSION

Topic Report: CONSIDERATION OF PROPERTY USE AFTER DEMOLITION FOR PROPERTY LOCATED AT 7157 HWY 10 NW (Old Holiday Station)

By: Amber G. Miller, Planning Manager

Background:

As Council is aware, on July 24th, 2009, the City of Ramsey purchased the property located at 7157 Hwy 10 NW (former Holiday Station Store) utilizing the RALF program.

June 2010, Council approved moving forward with the demolition of the site. Staff is looking for further direction as to the future of this property. Staff has met with the adjacent property owner, who is interested in leasing the property for parking. The property owner is willing to fix the parking lot and add landscaping, in addition to maintaining the property. The City would maintain the sign and flag pole on the site and the adjacent property owner would enter into an agreement to maintain the rest in lieu of rent. Staff has spoken with Ann Braden at the Metropolitan Council and they would be supportive of this type of arrangement. The City of Anoka has a similar arrangement with Anoka Technical College. The City would propose to add some additional landscaping around the sign in the front of the property to be used for additional COR signage.

If a determination is made to raze the building, the Loan Agreement with the RALF program has set aside \$10,000 for the demolition of the structure. The City Council should consider the following options and direct staff accordingly.

- 1) Demolish the property utilizing existing RALF Funds, remove the asphalt and seed the lot.
- 2) Demolish the structure and enter into an agreement with the adjacent property owner as described above (this agreement would come back before Council for approval).

Funding Source:

RALF Fund / City Funds

Recommendation:

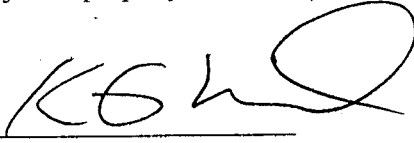
Demolish the structure and enter into an agreement with the adjacent property owner for parking and maintenance.

CC Action:

Instruct Staff to proceed with demolition of the structure and work with the City Attorney on an agreement with the adjacent property owner for parking and maintenance.

Review Checklist:

City Administrator _____
Director of Public Works
Deputy City Administrator



Attachments:

- A. Lease Agreement Between City of Anoka and Anoka Technical College

CCWS: 07.20.10

Councilmember Elvig suggested a sundial where businesses could pay to have their names on it.

Councilmember Dehen was hesitant of businesses using this for advertising.

Mayor Ramsey would like it away from the water feature and moved up towards the trails.

Councilmember McGlone didn't feel a memorial belongs in this park.

Councilmember Jeffrey felt this was a great community asset.

Councilmember Look thought that maybe the roundabout may be a more appropriate location or in a more quiet area of the park.

Development Manager Darren Lazan commented that after listening to the discussion he understands the reflective nature and the peace of it and having a lot of places around the corners and on the backsides and creating a fill of more separated space.

Councilmember McGlone wanted it noted that he is stating if it was moved to a place like Mr. Lazan had just mentioned that he might find himself promoting this.

Consensus was to look at the policies other cities have, that City Council is ok with the organization to start the fundraising on this project, look at some alternative of the locations and bring back for a formal approval.

Councilmember Elvig's comment to the consensus is he is ok with having the memorial in this park but bringing it back to the northwest corner is a good idea.

Additional consensus was to bring back a revised drawing and bring forward a policy on the memorial on the operational standpoint subject to getting some feedback on what staff had brought forward.

2) Consider Demolition of Property Located at 7157 Hwy 10 NW (former Holiday Station)

Planning Manager Amber Miller reviewed that staff is looking for direction as to the future of this property and that the adjacent property owner is interested in leasing the property for parking.

Consensus was to take down the building and canopy; it's just a matter of taking the entire pavement or half the pavement. Grant the adjacent property owner access pursuant to the agreement for parking and maintenance.

3) Consider Demolition of Property Located at 14550 Armstrong Blvd NW (former Oasis Market)

Planning Manager Miller reviewed that staff is recommending demolition of the structure at 14550 Armstrong Boulevard and entering into an agreement with the adjacent property owner interested in maintaining the property in lieu of rent once the building has been demolished.

Consensus was to take down the structure and allow the adjacent property owner to maintain it with staff inspecting the property every month.

4) Facility Use and Fees for Amphitheater Area

Parks Supervisor Riverblood reviewed the purpose of this report is to introduce a Special Events Permit in favor of the City and to allow a licensed caterer to sell food and beverages for the balance of 2010 in the amphitheater area.

Councilmember Elvig suggested an area could be roped off for an event. He likes the idea that we are trying this and would like this brought back with what's working and what's not working.

Councilmember Jeffrey agreed this is a good use of public space.

Councilmember Look discussed what constitutes the rental rates.

Management Intern Hendricks reviewed the City's current rate schedule.

Deputy City Administrator Nelson reviewed the nonprofit organizations that are not charged a rate from the rental policy.

The consensus was to acknowledge the facility use and fees for Amphitheater area for a future City Council agenda item.

MAYOR, COUNCIL AND STAFF INPUT

City Administrator Ulrich stated that Parks Supervisor Riverblood had some discussion with the Park and Recreation Commission on re-naming East Meandering Park,

Parks Supervisor Riverblood stated that the Park and Recreation Commission recommended that Council consider their recommendation of Artisan Commons.

Due to the branding, labeling, visioning and it being within the COR of the Town Center the consensus of the Council was to name the park The Draw and to bring it back as a formal resolution.

ADJOURNMENT

The Work Session of the City Council was adjourned at 8:45 p.m.