

**City of Ramsey**  
**Agenda**  
**City Council Work Session**  
**Tuesday April 10, 2012**  
**5:00 p.m.**  
**Lake Itasca Room 7550 Sunwood Drive NW**

- 1. Call to Order**
- 2. Topics for Discussion**
  1. Continued Discussion of 2013 Budget
  2. Policy for the Disposition of Surplus City Owned Land
  3. Consider the Sale of Peltzer Park (Lot 1, Block 5, Peltzer Addition)
- 3. Future Topics for Discussion - *See Attached Calendar***
  1. Review Future Work Session Topics/Calendar
- 4. Mayor/Council/Staff Input**
- 5. Adjournment**

**CC Work Session**

**2. 1.**

**Meeting Date:** 04/10/2012

**By:** Diana Lund, Finance

**Title:**

Continued Discussion of 2013 Budget

**Background:**

At the March 20 work session, the Council consensus was to explore a proposal offered by Council member Elvig in regard to the 2013 budget. The proposal was that the total levy would not exceed \$7,150,000. As part of the proposal, the Road Reconstruction initiative funding would derive from the implementation of a franchise fee in a monthly amount of \$7 which would generate approximately \$1.5M annually.

Staff has prepared the net effect on the city's tax rate based on the proposal and the overall net effect to the cash flow for 2013. The net effect on the city's tax rate would be an estimated 38.70% and would create a positive cash flow of \$144,998 calculated as follows:

	2012 Adopted Levy:	\$8,413,798
	Total 2013 Budget Reductions from cash flows	<u>(1,408,796)</u>
Net		\$7,005,002
	Council member Elvig's Proposal -Net Levy	<u>\$7,150,000</u>
	Net Additional Funds	\$ 144,998

**Notification:**

The cash flow analysis presented at the March 20 work session is attached as well as the tax capacity implications for years 2013-2016 with a comparison of local Anoka County cities tax rates for 2012.

Lastly, a summary of possible franchise fee that would be generated based on a monthly fee of \$7.00 is attached.

**Funding Source:**

N/A

**Council Action:**

Continued discussion of 2013 budget with proposed levy, tax rates and possible franchise fee for road reconstruction.

**Attachments**

2013 Budget Documents

**Form Review**

**Inbox**  
Kurt Ulrich

**Reviewed By**  
Kurt Ulrich

**Date**

04/05/2012 02:24 PM

Form Started By: Diana Lund

Started On: 04/05/2012 09:07 AM

Final Approval Date: 04/05/2012

# CASH FLOW

## If Refinanced Debt to reduce annual payment to \$1.10M. Extends final date to 12/2031

	2009		2010		2011		2012		2013*		2014*		2015*		2016*	
General Fund	\$	8,092,034	\$	7,194,194	\$	6,992,127	\$	6,997,150	\$	7,037,320	\$	7,019,619	\$	6,998,386	\$	6,978,357
EDA	\$	291,705	\$	291,705	\$	291,705	\$	169,853	\$	169,853	\$	169,853	\$	169,853	\$	169,853
Debt Service:																
Fire Station #1	\$	152,024	\$	153,925	\$	150,121	\$	151,386	\$	152,289	\$	147,630	\$	147,630	\$	147,630
Capital Equip Cert	\$	490,613	\$	405,891	\$	186,441	\$	185,194	\$	-	\$	-	\$	-	\$	-
Muni Center Debt	\$	449,362	\$	496,615	\$	508,215	\$	910,215	\$	1,511,815	\$	1,515,140	\$	1,508,803	\$	1,511,190
** Muni debt 12/31 refinanced	\$	-	\$	-	\$	-	\$	-	\$	(457,479)	\$	(438,444)	\$	(410,874)	\$	(393,232)
Total Levy	\$	9,475,738	\$	8,542,330	\$	8,128,609	\$	8,413,798	\$	8,413,798	\$	8,413,798	\$	8,413,798	\$	8,413,798
** Based on Interest Rates 2-7-12																
* Assumes Holding Levy Constant With 2012 Levy																
Reduction in General Fund Levy (using 2012 Base levy)																
(Net Reduction from 2012 General Fund Levy)																
<b>Refinancing Muni Debt in 2012: Savings on 2012 Debt Payment</b>																
	\$		\$		\$		\$		\$	492,953	\$		\$		\$	
TIF Districts Coming Back on Line Estimated:																
TIF 10 (Decertifies 2012)	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	64,870
TIF 2 (Decertifies 2013)	\$		\$		\$		\$		\$	547,662	\$	547,662	\$	547,662	\$	547,662
TIF 4 (Decertifies 2014)	\$		\$		\$		\$		\$	153,244	\$	153,244	\$	153,244	\$	153,244
Net TIF Funding	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	64,870	\$	612,532	\$	765,776	\$	765,776
<b>Net Income (reduction) Needed to hold levy constant at 2012 Rates</b>	\$		\$		\$		\$		\$	597,993	\$	635,001	\$	767,012	\$	746,983

### 2013 Budget Additions: (Based on 2012 Budget Numbers)

Wage Increases (2% COLA after 2013)	\$	-	\$	(107,831)	\$	(109,988)	\$	(112,187)
Step Increases	\$	(33,400)	\$	(30,600)	\$	(30,600)	\$	(30,600)
Non-Election Year	\$	25,000	\$		\$	25,000	\$	
Health Insurance - 5% Increase	\$	(32,000)	\$	(65,300)	\$	(107,435)	\$	(152,103)
Management Analyst (4% steps)	\$	(59,803)	\$	(63,439)	\$	(65,977)	\$	(68,615)
Assoc Plannr/Envir Coor Funded from Landfill Tip	\$		\$	(25,000)	\$	(90,000)	\$	(90,000)
Inflationary on Contracted Services, Gas Electric (\$768,000 x .05) 5% annual inflation	\$	(38,500)	\$	(78,825)	\$	(121,056)	\$	(165,509)
Anoka County System Admin - Katers removed	\$	(25,000)	\$	(50,000)	\$	(50,000)	\$	(50,000)
<b>Total Budget Revenue (Additional Cuts) needed</b>	\$	434,290	\$	214,006	\$	216,956	\$	77,969

**Possible Budget Reductions or Revenue: (Based on 2012 Budget Numbers)**

Add'l Staff Hours for Code Enforcement Activities	\$ 14,820	\$ 14,820	\$ 14,820	\$ 14,820	\$ 14,820
Reclass of Public Works Position	\$ 11,548	\$ 11,548	\$ 11,548	\$ 11,548	\$ 11,548
Parks Seasonal Workers adjusted to 2011 Levels	\$ 10,885	\$ 10,885	\$ 10,885	\$ 10,885	\$ 10,885
Police Department Title Change - Adjust to Captain	\$ 4,323	\$ 4,323	\$ 4,323	\$ 4,323	\$ 4,323
Human Resources Intern	\$ 6,507	\$ 6,507	\$ 6,507	\$ 6,507	\$ 6,507
Engineering Intern	\$ 7,485	\$ 7,485	\$ 7,485	\$ 7,485	\$ 7,485
IT Intern (Admin)	\$ 6,288	\$ 6,288	\$ 6,288	\$ 6,288	\$ 6,288
Building Official - Contract	\$ 20,000	\$ 15,000	\$ 10,000	\$ 5,000	\$ -
Employee Buyouts/Early Separation	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Refinance Municipal Center Debt*</b>	<b>See Above</b>				
Internal Transfer of Park & Ride Loan Completed in 2012	\$ 10,868	\$ 10,868	\$ 10,868	\$ 10,868	\$ 10,868
Newsletter-4 printed; 2 u/b inserts	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000
Alpine Park Tower Lease	\$ 18,000	\$ 18,000	\$ 18,000	\$ 18,000	\$ 18,000
Use of Park Fund for Park Maintenance (1/3 of fund)	\$ 36,507	\$ 36,507	\$ 36,507	\$ 36,507	\$ -
Engineering Revenue from Projects (With L.T. Road Recon)	\$ 236,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000
Trail Overlay Delayed	\$ 15,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000
Reduce EDA Levy	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000
Reduce HRA Levy	\$ 70,000	\$ 70,000	\$ 70,000	\$ 70,000	\$ 70,000
<b>Total Misc Reductions</b>	<b>\$ 528,231</b>	<b>\$ 377,231</b>	<b>\$ 372,231</b>	<b>\$ 330,724</b>	

**Possible Staffing Reductions: (Based on 2012 Budget Numbers)**

Secretary (Fire Department)	\$ 62,376	\$ 62,376	\$ 62,376	\$ 62,376
Crime Prevention Specialist (Police)	\$ 71,288	\$ 71,288	\$ 71,288	\$ 71,288
Accounting Clerk to 3/4 time (General Fund)(Finance)	\$ 19,960	\$ 19,960	\$ 19,960	\$ 19,960
Econ Dev/Marketing Manager (Gen Fund/EDA) (Admin)	\$ 73,797	\$ 73,797	\$ 73,797	\$ 73,797
Police Officer (starting wage)	\$ 62,853	\$ 65,367	\$ 67,982	\$ 70,701
Building Maintenance (part-time)	\$ 24,838	\$ 24,838	\$ 24,838	\$ 24,838
Ass't City Admin/Comm Dev Dir	\$ 131,163	\$ 131,163	\$ 131,163	\$ 131,163
<b>Total Current Staffing Reductions</b>	<b>\$ 446,275</b>	<b>\$ 448,789</b>	<b>\$ 451,404</b>	<b>\$ 454,123</b>

**Excess Revenue Over 2012 Target Budget:**

	\$ 1,408,796	\$ 1,040,026	\$ 1,040,591	\$ 862,816
--	--------------	--------------	--------------	------------

**OTHER ADDITIONS/DEDUCTIONS:**

Excess 2011 Revenue Over Expenditures (Fund Bal Pol)	\$ 103,760
Change Policy to 80% Road Recon 3% Park Maint Fund,	
3% Equipment Replace Fund, 14% Facility Fund	
Street Maint Program Not Covered by other Funding	\$ (232,400)
(\$275,000 TIF 4)	
Road Reconstruction	\$ (992,600)
	\$ (980,000)
	\$ (980,000)
	\$ (520,000)

**Grand Totals**

	\$ 287,556	\$ (184,974)	\$ (459,409)	\$ (637,184)
--	------------	--------------	--------------	--------------

**Using all 2013 Budget reductions 3-20-12**

**Includes: Muni Center Debt Refinancing; TIF 10 decertifies, \$528,231 in Misc Reductions, \$446,275 in Staff Reductions  
 + could add back \$145,000 from total budget reductions present(\$8,413,798-\$1,408,796=\$7,005,002 Proposal \$7,150,000-\$7,005,002=\$144,998)  
 Refinancing Debt with \$457,479 in savings for 2013 & \$492,953 for 2012**

(Based off of 2012 Adopted Levy & TAXable value decreased by 5% + TIF 10 Decertified)

2013 PROPOSED LEVY				Estimated 2013	Tax Capacity
	Certified	<del>Levy</del> Fiscal Disp	Local Levy	Taxable Value	
General	5,773,522	1,035,106	4,738,416	15,305,835	30.958%
EDA*	169,853	52,522	117,331	15,305,835	0.767%
Bonds	1,206,625	140,403	1,066,222	15,305,835	6.966%
	<u>7,150,000</u>	<u>1,228,031</u>	<u>5,921,969</u>		<b>38.691%</b>
2012 ADOPTED LEVY					Tax Capacity
	Certified	Fiscal Disp	Local Levy	Taxable Value	
General	6,997,150	1,254,486	5,742,664	15,766,875	36.422%
EDA	169,853	52,522	117,331	15,766,875	0.744%
Bonds	1,246,795	145,077	1,101,718	15,766,875	6.988%
	<u>8,413,798</u>	<u>1,452,085</u>	<u>6,961,713</u>		<b>44.154%</b>
<p>* EDA Proposed Levy Reduction is reflected Under General</p> <p><b>Councilmember Elvig's Proposal To bring levy to \$7,150,000</b></p>					<b>12.4% Reduction</b>

2012 County Valuation	\$ 15,766,875
5% reduction for 2013	\$ 14,978,531
TIF 10 Decertifying EST	\$ 327,304
2013 Valuation	\$ 15,305,835

**Using all 2013 Budget reductions 3-20-12 & to GET TO A 40% Tax Rate**

**Using all 2014 Budget reductions 3-20-12**

**Includes: Muni Center Debt Refinancing; TIF 2 decertifies, \$377,231 in Misc Reductions, \$448,789 in Staff Reductions**

**Refinancing Debt with \$438,444 in savings**

(Based off of 2012 Adopted Levy & TAXable value decreased by 5% + TIF 10 Decertified)

2014 PROPOSED LEVY				COUNTY #'s	
	Certified	Fiscal Disp	Local Levy	Taxable Value	Tax Capacity
General	6,592,125	1,181,869	5,410,256	16,946,052	31.926%
EDA	169,853	52,522	117,331	16,946,052	0.692%
Bonds	1,224,326	142,462	1,081,864	16,946,052	6.384%
	<u>7,986,304</u>	<u>1,376,853</u>	<u>6,609,451</u>		<u>39.003%</u>
2012 ADOPTED LEVY					
	Certified	Fiscal Disp	Local Levy	Taxable Value	Tax Capacity
General	6,997,150	1,254,486	5,742,664	15,766,875	36.422%
EDA	169,853	52,522	117,331	15,766,875	0.744%
Bonds	1,246,795	145,077	1,101,718	15,766,875	6.988%
	<u>8,413,798</u>	<u>1,452,085</u>	<u>6,961,713</u>		<u>44.154%</u>

\* EDA Proposed Levy Reduction is reflected Under General

Holds constant with 2012 Levy amount \$ 8,413,798  
 2014 Budget Reductions(Reduced BY TIF-in Tax Value) \$ 427,494  
 (\$1,040,026-612,532) \$ 7,986,304

\*\* 2013 Est Valuation \$ 15,305,835  
 TIF 2 Decertifying EST \$ 1,640,217

2014 Valuation \$ 16,946,052

\*\* ASSUMES NO DECREASE IN COUNTY VALUE

**Using all 2015 Budget reductions 3-20-12**

**Includes: Muni Center Debt Refinancing; TIF 4 decertifies, \$372,231 in Misc Reductions, \$451,404 in Staff Reductions**

**Refinancing Debt with \$410,874 in savings & adding Road Recon**

(Based off of 2012 Adopted Levy & TAXable value decreased by 5% + TIF 10 Decertified)

2015 PROPOSED LEVY				COUNTY #'s		
	Certified	<del>Levy</del> Fiscal Disp	Local Levy	Taxable Value	Tax Capacity	
General	<b>6,723,568</b>	1,352,981	5,370,587	17,391,426	30.881%	
EDA	169,853	52,522	117,331	17,391,426	0.675%	
Bonds	1,245,562	144,933	1,100,629	17,391,426	6.329%	
	<u>8,138,983</u>	<u>1,550,436</u>	<u>6,588,547</u>			<b>37.884%</b>
<b>2012 ADOPTED LEVY</b>						
	Certified	Fiscal Disp	Local Levy	Taxable Value	Tax Capacity	
General	<b>6,997,150</b>	1,254,486	5,742,664	15,766,875	36.422%	
EDA	169,853	52,522	117,331	15,766,875	0.744%	
Bonds	1,246,795	145,077	1,101,718	15,766,875	6.988%	
	<u>8,413,798</u>	<u>1,452,085</u>	<u>6,961,713</u>			<b>44.154%</b>

\* EDA Proposed Levy Reduction is reflected Under General

Holds constant with 2012 Levy amount \$ 8,413,798  
 2015 Budget Reductions (Reduced BY TIF as in (\$1,040,591-765,776) \$ 274,815  
 \$ 8,138,983

\*\* 2014 Est Valuation \$ 16,946,052  
 TIF 4 Decertifying EST \$ 445,374

2015 Valuation \$ 17,391,426

\*\* ASSUMES NO DECREASE IN COUNTY VALUE

**Using all 2016 Budget reductions 3-20-12**

**Includes: Muni Center Debt Refinancing; \$330,724 in Misc Reductions, \$454,123 in Staff Reductions  
And General Fund Covering \$1,500,000 for Street Maint/Road Reconstruction  
Refinancing Debt with \$393,232 in savings & adding Road Recon**

(Based off of 2012 Adopted Levy & TAXable value decreased by 5% + TIF 10 Decertified)

2016 PROPOSED LEVY		COUNTY #'s					
	Certified	<del>447,070</del> <del>1,118,700</del>	Fiscal Disp	Local Levy	Taxable Value	Tax Capacity	
General	6,862,524		1,379,071	5,483,453	17,391,426	31.530%	
EDA	169,853		52,522	117,331	17,391,426	0.675%	
Bonds	1,265,588		147,263	1,118,325	17,391,426	6.430%	
	<u>8,297,965</u>		<u>1,578,856</u>	<u>6,719,109</u>		<u>38.635%</u>	
2012 ADOPTED LEVY							
	Certified		Fiscal Disp	Local Levy	Taxable Value	Tax Capacity	
General	6,997,150		1,254,486	5,742,664	15,766,875	36.422%	
EDA	169,853		52,522	117,331	15,766,875	0.744%	
Bonds	1,246,795		145,077	1,101,718	15,766,875	6.988%	
	<u>8,413,798</u>		<u>1,452,085</u>	<u>6,961,713</u>		<u>44.154%</u>	

\* EDA Proposed Levy Reduction is reflected Under General

Holds constant with 2012 Levy amount \$ 8,413,798  
2016 Budget Reductions(Reduced BY TIF as ii \$ 115,833  
(\$862,816-746,983) \$ 8,297,965

\*\* 2015 Est Valuation \$ 17,391,426

2016 Valuation \$ 17,391,426

\*\* ASSUMES NO DECREASE IN COUNTY VALUE

# Tax Capacity Rate Comparison

## Anoka County Cities

	<u>2011</u>	<u>2012 Proposed</u>	<u>Change</u>
Ham Lake	25.80%	26.68%	0.88%
Nowthen	22.17%	30.44%	8.27%
Blaine	32.80%	33.48%	0.68%
Oak Grove	36.33%	36.00%	-0.33%
Fridley	37.03%	39.48%	2.45%
Coon Rapids	39.23%	42.71%	3.48%
Lino Lakes	42.04%	42.78%	0.74%
Columbus	38.23%	43.45%	5.22%
Andover	38.75%	43.58%	4.83%
East Bethel	43.91%	43.89%	-0.02%
<b>Ramsey</b>	<b>39.80%</b>	<b>44.15%</b>	<b>4.35%</b>
Anoka	43.02%	49.95%	6.93%
St Francis	47.14%	53.34%	6.20%
Spring Lake Park	54.49%	62.60%	8.11%
Circle Pines	51.51%	63.90%	12.39%
Columbia Heights	61.80%	66.29%	4.49%
Centerville	58.65%	66.69%	8.04%
Lexington	58.16%	67.45%	9.29%
Bethel	61.54%	74.20%	12.66%
Hill Top	98.53%	110.56%	12.03%
<b>Average 2012:</b>		<b>52.08%</b>	<b>5.53%</b>

Franchise Fee Calculations  
Based on Customer Data supplied by agencies

<b>Entire Year of Collections</b>						
	<b>Monthly Fee-Residential</b>	\$ 5.00	\$ 6.00	\$ 7.00	\$ 8.00	
	(Total for Gas & Electric)					
	<b>Monthly Fee-Commercial</b>	\$ 5.00	\$ 6.00	\$ 7.00	\$ 8.00	
	(Total for Gas & Electric)					
<b>Centerpoint Energy</b>						
	<b>Customers</b>					
	Residential	8040	\$ 482,400	\$ 578,880	\$ 675,360	\$ 771,840
	Commercial	504	\$ 30,240	\$ 36,288	\$ 42,336	\$ 48,384
	<b>Totals</b>		<b>\$ 512,640</b>	<b>\$ 615,168</b>	<b>\$ 717,696</b>	<b>\$ 820,224</b>
<b>Connexus Energy</b>						
	<b>Customers</b>					
	Residential	7983	\$ 478,980	\$ 574,776	\$ 670,572	\$ 766,368
	Commercial	409	\$ 24,540	\$ 29,448	\$ 34,356	\$ 39,264
	<b>Totals</b>		<b>\$ 503,520</b>	<b>\$ 604,224</b>	<b>\$ 704,928</b>	<b>\$ 805,632</b>
<b>Anoka Electric</b>						
	<b>Customers</b>					
	Residential	224	\$ 13,440	\$ 16,128	\$ 18,816	\$ 21,504
	Commercial	69	\$ 4,140	\$ 4,968	\$ 5,796	\$ 6,624
	<b>Totals</b>		<b>\$ 17,580</b>	<b>\$ 21,096</b>	<b>\$ 24,612</b>	<b>\$ 28,128</b>
<b>Grand Total</b>			<b>\$ 1,033,740</b>	<b>\$ 1,240,488</b>	<b>\$ 1,447,236</b>	<b>\$ 1,653,984</b>

**CC Work Session**

**2. 2.**

**Meeting Date:** 04/10/2012

**Submitted For:** Patrick Brama

**By:** Patrick Brama, Administrative Services

**Title:**

Policy for the Disposition of Surplus City Owned Land

**Background:**

At the March 27th City Council meeting, Staff presented a process for the sale of City-owned lands. With discussion, the City Council decided to postpone the case and bring it back to a work session for further discussion. Specifically, the City Council was interested in developing a policy for the disposition of surplus City-owned lands. The purpose of this case is to discuss the proposed policy for the disposition of surplus City-owned lands.

**Observations:**

Attached to this case is the proposed Policy for the disposition of Surplus City Owned Lands. The policy includes a number of items:

- Purpose
- Objective
- Policy Background,
- Staff Findings
- Reasons the City Council would consider the sale of City-owned lands
- Decision Criteria (to be used as a findings of fact)
- Proposed Process.

**Recommendation:**

Staff recommends that the City Council provide input on the proposed policy and to direct Staff to bring the policy forward to the next regular City Council meeting.

**Funding Source:**

Developing and implementing this policy will be covered by existing administrative staff.

**Council Action:**

Direct Staff to bring forward an updated "Policy for the Disposition of Surplus City Owned Lands" to the next regular City Council meeting.

**Attachments**

Policy for Disposition of Surplus City Owned Land

**Form Review**

<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Tim Gladhill	Tim Gladhill	04/04/2012 09:25 AM
Bill Goodrich	Bill Goodrich	04/05/2012 11:33 AM
Kurt Ulrich	Kurt Ulrich	04/05/2012 02:17 PM
Form Started By: Patrick Brama		Started On: 03/29/2012 01:20 PM
Final Approval Date: 04/05/2012		

# **POLICY FOR THE DISPOSITION OF SURPLUS CITY OWNED LAND**

City of Ramsey, Minnesota

## **SECTION I: PURPOSE**

To implement a policy for the sale of municipal owned land; including policy background, decision criteria and process.

## **SECTION II: POLICY BACKGROUND:**

Each year the Ramsey City Council develops, and prioritizes, strategic goals. In 2011, the Ramsey City Council identified the need to develop an inventory of City owned lands as a priority.

*The objective of developing an inventory of City owned lands was to specifically identify City owned parcels that are underutilized and unneeded for current or future City functions; and, to evaluate which parcels should be considered for disposition.*

As outlined by the City Council, disposition of underutilized City owned properties has a number of benefits to the community:

- (1) Reduced City property maintenance costs
- (2) Reduced City liability
- (3) Increased base of taxable parcels
- (4) Reduction of surplus parcels unneeded by the City
- (5) Reduced City resources needed for management of City owned parcels
- (6) Reallocation of parcels to fit in line with long term City needs and goals

Furthermore, the City Council has determined that the demand for parks is shifting away from small neighborhood pocket parks to larger regional community parks. The cost to maintain a large number of small neighborhood pocket parks can be greater than the cost to maintain a small number of regional community parks. As such, the City Council will consider the consolidation of underutilized pocket parks in favor of larger regional parks.

### **A. INVENTORY FINDINGS, GENERAL**

The City of Ramsey owns over 250 parcels city-wide. The majority of these parcels are wetlands, existing or planned trails, existing or future right of ways (ROW) and greenways. The remaining parcels are open spaces, existing or planned parks, Ramsey Housing and Redevelopment Authority (HRA) properties, Ramsey Economic Development Authority (EDA) properties and locations of various municipal facilities.

36 City owned parcels have been identified by staff as underutilized, potentially developable and unneeded for current or future City functions. Of the 36 total properties, 24 properties were found to be legally dedicated/ restricted and eight (8) properties were

found to have free and clear title. The remaining four (4) properties were omitted. Included in the appendix, Exhibit A, is a reference map depicting staff findings.

## **B. INVENTORY FINDINGS, DEDICATED PROPERTIES**

The majority of dedicated/ restricted parcels were acquired from developers and originally intended for future park use. For a number of reasons, these properties were never developed into parks and have stood vacant for many years.

The most common title restriction of the 24 dedicated properties is a “*public use only forever*” dedication. Meaning, the 24 dedicated properties cannot legally be used for anything but a public use, regardless of the owner. Furthermore, because the City is a trustee of the 24 said properties, and not a free and clear owner, the City does not have the ability to sell said properties.

To release dedicated parcels, the “*public use only forever*” restriction would first need to be removed. After removal of title restrictions, properties would need to be offered back to the original owners.

## **C. INVENTORY FINDINGS, NON DEDICATED PROPERTIES**

Eight (8) properties were found to have free and clear title. Meaning, from a legal standpoint, these properties are ready to sell today. Of the eight (8) free and clear properties, five (5) parcels are currently being marketed by the Ramsey EDA for economic development purposes. The remaining three (3) parcels are located off Puma Street/Alpine Drive, 178<sup>th</sup> Avenue/Vicuna Street and 146<sup>th</sup> Lane/Kamacite Street, known as Peltzer Park.

## **SECTION II: DECISION CRITERIA**

Consideration for disposition will be given to each property on an individual basis. Listed below, is the decision criteria to be used by the Council:

- (1) Public input and feedback
- (2) Maintenance costs
- (3) Title restrictions
- (4) Ability to develop
- (5) Stormwater and drainage limitations
- (6) Proposed future zoning
- (7) Utilities availability
- (8) Long term City needs and plans
- (9) Assessed value
- (10) Method to market and sell property
- (11) Cost to market and sell property

For properties that are legally dedicated, the City will consider the criteria below in addition to the previously stated list:

- (12) Legal costs, quiet title action
- (13) Legal costs, removal of legal dedication from title

The decision criteria listed above, 1-14, will be documented in a findings-of-fact document for each property before it is brought forward to Council for consideration; thus, initiating the process for the sale of city owned lands outlined in Section III.

### **SECTION III: PROCESS**

As the City investigates the potential disposition of City owned lands, the process below shall be followed.

#### **STEP 1**

##### NOTIFY PUBLIC (A):

Notify affected property owners of a potential disposition; and, invite interested property owners to attend the next Mayor's Town Hall Meeting.

The purpose of this meeting is to gather, and document, public input on a potential disposition.

Mail notification will be given to property owners within 350' of the subject property 14 days before said meeting.

##### FINDINGS OF FACT (B):

Staff will create a draft findings-of-fact document to be brought forward to the Council in a worksession meeting. The findings-of-fact document will contain the decision criteria outlined in Section II of this policy.

At the meeting, Council will review the findings-of-fact document and consider moving forward to step two of this process.

Mail notification will be given to property owners within 350' of the subject property 14 days before said meeting.

#### **STEP 2:**

##### ORDINANCE:

An ordinance shall be passed to declare the intentions of the council. The City should not move forward with listing or rezoning properties until an ordinance is passed.

Adopting an ordinance allows the public another opportunity to voice their opinion, for the council to discuss their viewpoints and fore-fills the legal process of selling City owned land.

Mail notification will be given to property owners within 350' of the subject property 14 days before said meetings.

**STEP 3:**

ZONING AMENDMENT (A):

Third, properties shall be rezoned to the appropriate classification.

Rezoning a property before it is listed makes the property marketable. If properties are not rezoned, it may make potential buyers apprehensive. Furthermore, a rezoned property allows potential property owners to better evaluate the potential use of a property. This process is done by Ordinance and requires a Public Hearing.

For information on rezoning: Chapter 117, Section 49.

COMPREHENSIVE PLAN (B):

If the proposed zoning amendment also changes the land use designation on the Future Land Use Map, a Comprehensive Plan Amendment shall be required. This process requires approval by the Metropolitan Council, often times done administratively. This process is done by Resolution and requires a Public Hearing.

**STEP 4:**

MARKET:

Marketing properties could be done by means of a realtor, auction or for-sale-by-owner.

The City Council will make this decision on a case by case basis, based on the criteria outlined in the findings-of-fact document.

**STEP 5:**

PURCHASE AGREEMENT:

City staff and a potential buyer will negotiate a purchase agreement. After an agreement is negotiated, a draft will be brought back to the City Council for discussion and approval.

The 24 properties identified as dedicated or restricted will begin this process at step one, as outlined above. Then, under direction of the City Attorney, follow the process outlined below:

- A. Contact previous property owner(s) to if they would be willing to give their property to the City, with free and clear title
- B. Take property title to court and attempt to remove restrictions
- C. Return property with free and clear title to original owner; or retain City ownership
- D. In the event the City retains ownership, the process would continue at step two outlined above. In the event the property is returned to the original owner, the disposition process would end.

**CC Work Session****2.3.****Meeting Date:** 04/10/2012**By:** Patrick Brama, Administrative Services**Title:**

Consider the Sale of Peltzer Park (Lot 1, Block 5, Peltzer Addition)

**Background:**

As part of the City Owned Land Inventory project, Peltzer Park was identified as 'underutilized', which led to the concept of both selling it, and also moving the play equipment to North Commons.

For the March 12th, 2012 Mayor's Town Hall Meeting, the proposal of selling the park was communicated to Peltzer Park area residents via the first letter (attached), with the invitation to come to the meeting to learn more about the proposal and offer comment on the subject. Those comments are summarized in the first portion of attachment entitled 'Feedback' (other comments and correspondence on this subject are also within this document).

**Notification:**

Although no formal notification is required at this time, area residents of Pelzter Park were notified of the Work Session discussion.

**Observations:**

One of the assertions against the proposed sale of Peltzer Park and the relocation of the play equipment was that the assessment that the park was 'underutilized' was both incorrect, and not quantified. To address this concern, a trail camera with motion sensor was placed above the play equipment in an ash tree viewing the play structure.

The camera was installed on a late Friday afternoon before a fairly decent (weather) weekend and documented use during the weekend of the March 24th -25th. The camera was programed to take images a maximum of every ten (10) minutes. The park was the subject of use each day, with what appears to be approximately twenty (20) groups of people, with an average of about three (3) individual in each group. Staff can show these 'snapshots' of park use at the meeting.

The camera recorded approximately 40+ photos, which equates to 400 minutes of play equipment use. With an average of three (3) persons there each ten (10) minute interval, this would be twenty (20) hours of recreation during one (1) weekend in March ( $400/60 \text{ minutes} = 6.7 \text{ hours}$ .  $6.7 \text{ hours} \times \text{an average three [3] persons each ten [10] minute interval equates to about twenty [20] patron hours of play equipment activity}$ ).

Given these numbers, Staff would like Council consensus on whether or not to proceed with the proposed sale of Peltzer Park, and the relocation of the play structure.

The second letter sent to the Peltzer Park neighborhood was mailed March 27th, 2012 inviting comment or attendance at this work session meeting.

**Recommendation:**

Based on discussion.

**Funding Source:**

Funding is not required as part of this work session case; however the question is rather to:

1. Continue the approximate \$1,000 in annual maintenance expenditures for the park - *or*-
2. Relocate the play equipment and sell the one-acre corner lot (with the proceeds returned to the park system).

**Council Action:**

Consensus discussion on whether to continue to organize for the sale of the one-acre lot known as Peltzer Park (and relocate the play structure), or take no further action at this time.

---

---

**Attachments**

Letter 1 (Peltzer Park)

Letter 2 (Peltzer Park)

Property Profile (Peltzer Park)

Feedback (Peltzer Park)

Ramsey Resident Article (Peltzer Park)

---

---

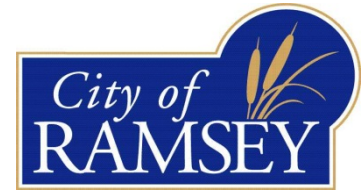
**Form Review**

<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Mark Riverblood	Mark Riverblood	04/04/2012 09:56 AM
Brian Olson	Brian Olson	04/04/2012 04:34 PM
Kurt Ulrich	Kurt Ulrich	04/05/2012 09:55 AM
Tim Gladhill	Tim Gladhill	04/05/2012 10:08 AM
Heidi Nelson	Heidi Nelson	04/05/2012 03:21 PM
Kurt Ulrich	Kurt Ulrich	04/05/2012 04:20 PM

Form Started By: Patrick Brama

Started On: 03/29/2012 01:14 PM

Final Approval Date: 04/05/2012



Date

Address  
Address  
Address

Name:

The purpose of this letter is to notify you that the City of Ramsey is considering closing Peltzer Park.

The March/April *Ramsey Resident* newsletter contains an article titled “*City Owned Lands Inventory: Consideration to Eliminate Underutilized Park Spaces*” that briefly outlines why the city is considering closing Peltzer Park. The referenced *Ramsey Resident* article is included in this letter for your convenience.

For those who would like detailed information regarding the consideration to close Peltzer Park, please visit the city’s website at [www.cityoframsey.com](http://www.cityoframsey.com) and click on “City Owned Lands Inventory & Peltzer Park” under “In the News”.

For residents who are interested in talking with city and elected officials, please attend the Mayor’s Town Hall Meeting on March 12, 2012 from 7:00 p.m. to 8:00 p.m. in the Lake Itasca Room at the Ramsey Municipal Center.

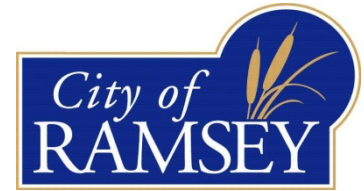
Contact Patrick Brama with questions or to request additional information.

Best Regards,

*Patrick J. Brama*

Patrick J. Brama  
City of Ramsey  
Phone: (763) 433-9903  
[pbrama@ci.ramsey.mn.us](mailto:pbrama@ci.ramsey.mn.us)

Enclosures (1)



Date

Address  
Address  
Address

Name:

*You are receiving this notification because you are either a property owner living near the subject property mentioned below, or you have previously expressed interest in the matter discussed below.*

This letter is notification that the Ramsey City Council will be considering the sale of Peltzer Park, as well as the relocation of play equipment to North Commons Park, at the City Council work session on Tuesday, April 10<sup>th</sup> at 6:00 p.m. in the Lake Itasca Room. Persons wishing to comment are invited to attend.

For those who would like detailed information regarding the consideration to close Peltzer Park, and the relocation of play equipment to North Commons Park, please visit the city's website at [www.cityoframsey.com](http://www.cityoframsey.com) and click on "City Owned Lands Inventory & Peltzer Park" under "In the News".

If you would like additional information, have questions, or would like to comment on this matter, please contact me.

Best Regards,

*Patrick J. Brama*

Patrick J. Brama  
City of Ramsey  
Phone: (763) 433-9903  
pbrama@ci.ramsey.mn.us

## PROPERTY PROFILE: CITY OF RAMSEY

**NUMBER:** 10  
**ADDRESS:** NA  
**PID:** 223225330028  
**LEGAL:** NA  
**ACRES:** 1.05  
**VALUATION:** \$40,300  
**ZONING:** Public/Quasi-Public  
**MUSA:** No  
**GIS IMAGE:**



**DESCRIPTION:** This property is located on north side of 149th Lane and on the east side of Kamacite Street. The subject property is currently a neighborhood park. This property is zoned Public/Quasi-Public and is surrounded by residential. This property borders a wetland/pond. The subject property was acquired for \$2,500 in 1974.

**WETLAND:** This property is adjacent to a wetland. It could be converted to wetland if there is a desire. However, it is questionable what the value would be.

**MAINTENANCE:** 18 mow intervals at \$41 each = \$738. 26 trash/litter pickups and playground inspections at \$10 each = \$260. Total estimated cost per year = \$1,098.

**OWNER & ENCUMBRANCE:** Pending (after initial review—it is clear)

**DISPOSITION:** Pending

# COMMENTS RECEIVED

## MAYORS TOWN HALL MEETING: 3/12/2012

1. We need the new park built (regarding North Commons). North Commons will be closer and better connect the community.
2. I have three children; I need a park for my children with good access (regarding North Commons).
3. We need a park for our children (regarding North Commons).
4. How much money will be raised from selling this park versus the cost construct the new Town Center area (regarding North Commons). If nothing else, leave the park alone as open space (regarding Peltzer Park).
5. Reduce park land as needed for the benefit of all tax payers.
6. The park behind Ramsey market (regarding Peltzer Park) is not safe for our kids to cross Ramsey Boulevard; therefore, I want to include my idea for the large project (regarding North Commons).
7. I'm here today on behalf of my family and neighbors. We are very concerned about the over 56 kids at or near our 24 town homes (regarding the COR) that have no place to go to have fun. They are always playing in front of the house; and it is not safe. So please, please help us get space or a park for our kids. Thanks for understanding our concern.
8. Community development sale helps neighborhood? Tradeoff for something lost. How about thinking "outside" the COR development box. Can we utilize some of these parks for neighborhood functions like trees, fruits or a community garden? Neighborhood use? Neighborhood development?
9. I DO NOT want to see Peltzer Park closed.
10. I am in support of the new large park project (regarding North Commons) because it is [not] safe for my kids to cross Ramsey Boulevard to former Park (regarding Peltzer Park) which is behind the Ramsey Market. So, I am in support of the new large park (regarding North Commons).

# COMMENTS RECEIVED

## BY CITY STAFF, EMAILS

**11.** Please also pass on my opinion, and it is only opinion, that the plan to sell Peltzer is flawed, and for these reasons:

1.) It is my opinion based on my previous statements that closing Peltzer Park would create a parcel that couldn't be sold.

2.) The costs to make that lot suitable for a single family dwelling would be prohibitive. I believe it would need substantial grading, just to build.

3.) The lot is in a neighborhood with homes in the 150-200K value range. I believe you would have to spend so much to improve the lot and build on it, that building a home on the improved lot would create a property much more expensive than the surrounding dwellings, and any sensible contractor would balk at the prospect.

In short, I believe the city would be creating a vacant lot, which would not generate the tax income advertised. I also hold that the city would remain responsible for maintaining that lot in the same way the park is maintained and that there would be no gain in loss of maintenance costs.

**12.** I am glad to see forward progress on such a potential volatile subject. I think that once all involved see real fact regarding our park system in Ramsey they would be fine with their sale.

**13.** Hello, I am writing to you regarding the possible closing of Peltzer Park.

The park is located just a few blocks from my home. My 3 children and I use this park almost on a daily basis. We love and enjoy this park so much because of the play equipment and location. We rarely visit Alpine Park due to the lack of play equipment. The play equipment is **much** smaller and dangerous for small children!

Having to cross the busy intersection of Ramsey Blvd. is dangerous and inconvenient. If the park is moved to the proposed location, we will not be using it due to the risks associated with crossing a dangerous road like Ramsey Blvd.

I am asking for the City Council to please not eliminate Peltzer Park.

Thank you for your time and consideration.

# QUESTIONS & ANSWERS

## INQUIRIES RECEIVED BY STAFF BEFORE THE MAYORS TOWN HALL MEETING

### **Q1: Is the City considering to sell Peltzer Park or has the decision already been made?**

A: The City Council has not formally voted on the sale of Peltzer Park. However, this topic was discussed at the January 17<sup>th</sup> City Council Works Session and there is a desire amongst the City Council to close down Peltzer Park and sell the remaining parcel.

Any time the City wants to sell land an ordinance needs to be adopted, which requires notice to surrounding property owners and a public hearing (this would be the case for Pelzter Park). An ordinance will not be brought forward to the Council until March 27. The City realizes that closing and selling Peltzer Park is a potentially contentious decision and would like to further inform/notify the public of the Council's intentions; and to provide the public with greater opportunity for input (i.e. the mailing you received, the Ramsey Resident article, the website article and the Mayor's Town Hall meeting next week).

### **Q2: What considerations as far as changing the park lot into a one acre single dwelling property are being taken as far as well and septic concerns with respect to the surrounding wetlands?**

A: the City would regulate future development of Peltzer Park like any other property in the City. If the new property owner wishes to install a septic system a permit would be required by the City, at which time State and local regulations would be applied. You are probably correct, the elevation of the property and the surrounding water table is a concern. However, I can't speak for the City's Building Official and I don't know the specific regulations. Regardless, your concern would be addressed at the time a permit is applied for. If you would like to see what specific regulations are in place, regarding septic systems, I can get you that information— please let me know.

#### *General feedback from staff on wetlands, the water table and drainage (Peltzer Park):*

Depth to groundwater (GW) – this would affect the siting of a septic system, but it is always possible to construct a mound system as long as there is adequate separation from the drainfield and GW. I'm guessing this wouldn't be a problem in that we have a similar condition along most of our rivers and streams in the City. Look at Bowers Drive; they have to maintain separation from GW and the 100 yr flood elevation of the river – they place a water tight tank and pump up to a mound or drainfield near the street.

Fill – all homes must be built a minimum of 18" above street grade, unless the Building Official and/or City Engineer agree that this requirement can be waived. Fill will likely be required adjacent to the street, but I bet you can get a nice lookout/walkout lot and

take advantage of the existing topo. They may have to perform some dewatering during construction and install a sump basket in the basement as well if the GW is elevated.

Whoever comes forward to purchase this property will have to solve these issues. There is a process we follow with all building permits & this would be no different.

**Q3: Is the intention to fill the lot so it drains to road ditches by Kamacite St. What consideration will be taken with respect to septic system and the wetlands?**

A: the City would regulate improvements to this property like any other property in the City. If the new property owner desires to fill/improve the property a building permit would be required, at which time the City would review potential drainage issues. In this particular case, the City would likely require wetland delineation (determine the extent of existing wetlands). Furthermore, the Lower Rum River Watershed Management Organization (LRRWMO) would also require review if improvements to this property effect surrounding wetlands. For your reference, attached to this email is an image showing where the existing wetlands are in relation to Peltzer Park.

**Q4: What is the status of the Whispering Oaks property?**

This property is actually two separate parcels. The City does not own these properties.—the State of Minnesota does. As a result, the City has no control over property.

# **COMMENTS RECEIVED**

**INCLUDED ON FOLLOWING PAGES ARE COMMENTS SLIPS FROM THE MAYOR'S  
TOWN HALL MEETING, RECEIVED BY STAFF AFTER THE MEETING DATE**

3/13/12

Name: Osman. F Hassan

Address: 7274 149th Ave NW

Comments: As a resident of Ramsey City, we are a big family of 7 individual. We cannot express our happiness and support that we have ~~the~~ <sup>supportive</sup> for

the new park (North Commons), it clear that our kids cannot cross very busy street and its not save for the kid to cross Ramsey Blvd. therefore we cannot wait the park to be build and completed. <sup>by Osman's family whom</sup> all ~~support~~ supportive the North Commons.

Name: Razika Aliye Abdoh Osman

Address: 14836 Olivine St NW Ramsey 55303

Comments: We are very supportive of this park.

We cannot wait for the park to be build and completed. In our neighbor we have about 56 kids that need place to play, and park that is on the other side of Ramsey Blvd is very dangerous for our kids to cross the street; therefore this park is what we want for our kids and all the neighbor as well.

Name: Fuad salad

Address: 14856 Olivine st NW Ramsey NW 55303

Comments:

I fully support that we should construct an environment or facility for our children. Families are complaining about their cars getting scratched by bikes. It's dangerous for kids to play by the road. Kids are penetrating people's flower bushes. What we need is a safe and secure area for the kids.

Name: DANIEL WLOYA

Address: 14864 Olivine St NW Ramsey, MN 55303

Comments: we need space for our kids to play. It's good to have common playing ground kids instead of playing on our grass, flowers and drive way. Because designated space good for kids not only to play but also for kids' safety and beauty of our neighborhood.

We appreciate any effort to solve this matter!

Name: MUSTAFA MOHAMOUD & ILHAN SUBAGLE

Address: 7252 149<sup>th</sup> Ave NW Ramsey MN 55303

Comments:

As we know our area doesn't have a play ground, so if the City Make this very helpful proposal, I am going to fully support. Obviously we have very large amount of children and they will be the first beneficiaries of this program. Finally, please help us and will be appreciated.

Thank you Very Much "Mustafa Mohamoud"

Name: Nikolay Levchenko

Address: 7255 148th Ln NW Ramsey MN

Comments: We think that building a new playground is a good idea. We think so because it would insure the safety of our kids. Also it will keep the kids in a more occupied location and off the streets. It will keep the children happy, too.

Name: Tigist Chiri

Address: 7260 149<sup>th</sup> Ave NW, Ramsey MN

Comments: I support building of new play ground close to our residence. I believe the future play ground in our community will guaranty the safety of our kids and will assist us to raise a health and efficient citizens

Thank you in advance

P.S : I have 3 kids in my household

Name: FAYSAL JILLO

Address: 14882 Olivine St NW Ramsey, MN  
55303

Comments:

As residents of Ramsey, we have many kids in our area, and we really appreciate if the city of Ramsey create a little park for our kids in this area. They will bring a peace to the neighbor hood because there is nothing important than seeing little kids happy and enjoying little park.

Name: Tesfaye Dadi

Address: 14852 Divine St. NW  
Ramsey MN. 55305

Comments:

It would be more closer for  
the kids and they don't have to  
get bored.

## Dog Regulations

The Ramsey City Council recognizes that dogs are an important part of the community. They provide companionship, recreation, and protection for many citizens. However, if not properly trained and controlled, a dog may become a nuisance and a hazard to people and property.



One way the city controls dogs is through licensing. City Code requires all dogs to be licensed. Licenses are available from the city, for a fee, upon proof of rabies vaccination. Licenses are valid for a two-year period. The city limits three dogs per residence. Four or more dogs requires a conditional use permit for a kennel license. Call the Community Development Department at 763-433-9824 for additional information on kennel licenses.

When a dog is off its owner's premises, it must be in control and custody of a person of sufficient age to adequately control the dog at all times. Control and "custody" means on a leash of not more than six (6) feet in length. It is legal to have a dog in an automobile without a leash, but it must be on a leash if taken out of the vehicle.

Remember to take a scoop along when walking your dog! City Code requires any person who owns or has custody of a dog to clean up dog excrement and place it in a proper receptacle.

To protect citizens, no person may keep a dog that howls, yelps or barks to the reasonable annoyance of another person. The city's Animal Control Officer may request the person to stop or prevent the annoyance, and if they refuse to comply, a citation will be issued. If the officer needs to stop the annoyance, the dog may be taken to the Animal Pound.

Call the Animal Control Officer at 763-427-6812 for additional information regarding dog regulations.

## City Owned Lands Inventory

### *Consideration to Eliminate Underutilized Park Spaces; Peltzer Park*

As a part of its 2011 strategic goals, the City Council made it a priority to identify an inventory of all city owned lands and their uses. The inventory was completed in August 2011 and a report was provided to the City Council in December 2011. The report identified a number of salable properties with no title limitations. Transitioning these properties back to private ownership returns them to a taxable status and reduces maintenance costs.

In its review, the City Council looked at 36 properties which were identified as potentially developable and no longer needed by the city. Of the 36 reviewed, eight (8) properties could be to be put up for sale. The remaining 24 properties require further review by staff, as they have a significant level of legal restrictions.

After review by city staff, it has been determined that Peltzer Park is an underutilized park when compared to other improved and maintained parks within the city. Peltzer Park is located at 146th Lane and Kamacite Street. One reason Peltzer Park may be underutilized is its relatively close proximity to Alpine Park; a highly improved, large and well-maintained community park. Peltzer Park is being considered for elimination by the City Council.

As expressed by the City Council, the demand for parks is shifting away from small neighborhood 'pocket parks' and refocusing on large regional multi-use parks. Furthermore, the cost to maintain a large number of small neighborhood parks can be greater than the cost to maintain a small number of regional parks.

Persons wishing to learn more about the City Owned Lands Project, or the elimination of Peltzer Park, may come to the Mayor's Town Hall Meeting between 7 and 8 pm on March 12, 2012 in the Lake Itasca Room at the Ramsey Municipal Center.

If you would like additional information on any of the properties under consideration for disposition (including reference maps), please contact Patrick Brama, 763-433-9903, [pbrama@ci.ramsey.mn.us](mailto:pbrama@ci.ramsey.mn.us) or visit the City's website under "In the News."

**CC Work Session**

**3. 1.**

**Meeting Date:** 04/10/2012

**By:** Jo Thieling, Administrative Services

---

**Title:**

Review Future Work Session Topics/Calendar

**Background:**

Attached is the list of future work session topics and calendar.

**Funding Source:**

N/A

**Council Action:**

For Council review - no formal action necessary.

---

**Attachments**

Future Topics/Calendar

---

**Form Review**

**Inbox**

Kurt Ulrich

Form Started By: Jo Thieling

**Reviewed By**

Kurt Ulrich

Final Approval Date: 04/05/2012

**Date**

04/05/2012 04:26 PM

Started On: 04/05/2012 03:23 PM

**Work Session Calendars  
2012**

<b>Month</b>	<b>Date</b>	<b>Topics for Discussion</b>
<b>April</b>	<b>17</b>	<ul style="list-style-type: none"> <li>• Discuss Funding for Armstrong Boulevard Interchange (KU/BO)</li> </ul>
<b>April</b>	<b>24</b>	<ul style="list-style-type: none"> <li>• Discuss Water and Sewer Comp Plan (BO)</li> <li>• Discuss Special Events Permit – The Penalty Box (Jo)</li> </ul>
Others on List – including 2011 Strategic Planning Items		<ul style="list-style-type: none"> <li>• Lot Combination Policy (TG)</li> <li>• Consider Request Management (CRM) Proposal (Patrick/Kurt)</li> <li>• Discuss City Space/Booth at Game Fair 2012 (Kurt/Heidi)</li> <li>• Residential Uses Permitted by State Statute (Tim G.)</li> <li>• Update Animal Ordinance (Tim G.)</li> <li>• Update Landfill Land use Plan (Tim G)</li> <li>• Discuss Zoning Code Amendments related to the 2030 Comprehensive Plan and Other Potential Amendments (TG)</li> <li>• Consider Amendments to Facility Use Program (Jo)</li> <li>• Discuss Leash Law (JW)</li> <li>• 167<sup>th</sup> &amp; 47 Water Services Extension/Master Planning</li> <li>• Review Pilot Programs (e.g. volunteer programs – low maintenance options)</li> <li>• Build on outdoors/sportsmen’s market (e.g. stock pond/lake)</li> <li>• Develop community center/indoor sports complex</li> <li>• Old Town Hall relocation</li> <li>• Strategic Action Plan Update</li> <li>• Seek grant funding for transportation projects and service delivery</li> <li>• Complete US 10/ County Road 83 interchange design – pursue funding</li> <li>• Establish position on TH #47 South of Bunker to Highway #10</li> </ul> <p><b><u>HRA</u></b></p> <ul style="list-style-type: none"> <li>• Discuss Housing Assistance Policy (TG)</li> </ul> <p><b><u>Public Works</u></b></p> <ul style="list-style-type: none"> <li>• Review plan for US Highway #10 pedestrian overpass and connection with Municipal Center ramp</li> <li>• Consider opportunities for four-wheeler &amp; golf cart use</li> <li>• Review Project Management Issues (e.g. 151<sup>st</sup> &amp; 167<sup>th</sup> Projects)</li> </ul>