

TABLE OF CONTENTS

1. CALL TO ORDER 2

2. PRESENTATION..... 2

 2.01: Recognition of Asst. City Administrator/Economic Development Manager Brama 2

3. CITIZEN INPUT 3

4. CONSENT AGENDA 3

5. APPROVE AGENDA 3

6. PUBLIC HEARING 4

 6.01: Public Hearing to Consider Adoption of Ordinance #18-10 Vacating Public Right-of-Way Easement and Adoption of Resolution #18-101 Approving Public Roadway Alignment (Project #17-142); Case of Affinity at Ramsey 4

7. COUNCIL BUSINESS..... 5

 7.01: Consider Adopting Resolution #18-097 to Approve a Private Kennel License for the Property Located at 15310 Iguana St NW (Project No. 18-116); Case of Tracianna and Duane Prather 5

 7.02: Consider Adopting Resolution #18-100 Providing for the Sale of \$1,210,000 General Obligation Road Reconstruction Bonds, Series 2018A 6

 7.03: Consider Introduction of Ordinance #18-09 Amending Conditional Uses in the H-1 Highway 10 Business District (Project No. 18-113); Case of Baker White 7

 7.04: Consider Adopting Resolution #18-090 Granting a Conditional Use Permit for Light Manufacturing at the Property Located at 6111 Highway 10 NW (Project No. 18-113); Case of Baker White, Inc. 7

 7.05: Review Resubmitted Concept of Shade Tree Cottages and Discuss Requested Cost Share for Potassium Street; Case of Shade Tree Communities 8

 7.06: Consider Adoption of Ordinance #18-02 Authorizing the City of Ramsey to Sell Four (4) Parcels of Real Property 9

 7.07: Consider Approval of Scope of Work Plan for Highway 47 Land Use Planning and Image Efforts (Non-Traffic Issues)..... 10

8. MAYOR, COUNCIL AND STAFF INPUT 11

9. ADJOURNMENT 11

**CITY COUNCIL
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA**

The Ramsey City Council conducted a regular meeting on Tuesday, May 22, 2018, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present: Acting Mayor John LeTourneau
 Councilmember Jill Johns
 Councilmember Mark Kuzma
 Councilmember Chris Riley
 Councilmember Melody Shryock

Members Absent: None

Also Present: City Administrator Kurtis Ulrich
 Finance Director Diana Lund
 Police Chief Jeff Katers
 Community Development Director Timothy Gladhill
 City Engineer Bruce Westby
 Asst. City Administrator/Economic Development Manager Patrick Brama
 City Planner Chloe McGuire Brigl

1. CALL TO ORDER

Acting Mayor LeTourneau called the regular meeting of the Ramsey City Council to order at 7:00 p.m., followed by the Pledge of Allegiance led by Acting Mayor LeTourneau.

2. PRESENTATION

2.01: Recognition of Asst. City Administrator/Economic Development Manager Brama

Acting Mayor LeTourneau noted that one of the Ramsey team members, Asst. City Administrator/Economic Development Manager Brama, is about to embark on a new journey and he wanted to take the time to recognize him and the contributions that he has made to the community. He highlighted some of the development projects that have been successful because of the contributions of Asst. City Administrator/Economic Development Manager Brama. He stated that last year he was named Assistant City Administrator of the year by a highly recognized organization. He presented Asst. City Administrator/Economic Development Manager Brama with a certificate of appreciation in recognition and appreciation for his years of service.

City Administrator Ulrich stated that on behalf of staff, Asst. City Administrator/Economic Development Manager Brama has been a great addition to staff. He stated that he loves to learn

and progressed through the organization. He stated that Asst. City Administrator/Economic Development Manager Brama will be a success wherever he goes. He wished him success in the years to come.

3. CITIZEN INPUT

None.

4. CONSENT AGENDA

Motion by Councilmember Johns, seconded by Councilmember Shryock, to approve the following items on the Consent Agenda:

- 4.01: Receive April 2018 Financial Reports – General Fund and Enterprise Funds
- 4.02: Receive and Accept Petition for Stop Sign Request at the Intersection of 169th Lane and Garnet Street
- 4.03: Approve the following Meeting Minutes:
 - 1) City Council Work Session dated May 8, 2018
 - 2) City Council Regular dated May 8, 2018
- 4.04: Approve Request to Declare Surplus Property
- 4.05: Approve Contribution for a New Recreation Amenity – Proposal by Girl Scout Troop #15293
- 4.06: Approve Inland/Affinity: Right of Entry Agreement
- 4.07: Approve Lease Agreement: Power Lodge
- 4.08: Approve Lease Agreement: RM Golf Carts
- 4.09: Adopt Resolution #18-098 Approving Cash Disbursements Made and Authorizing Payment of Accounts Payable Invoicing Received During the Period of May 3, 2018 through May 16, 2018
- 4.10: Adopt Resolution #18-045 for Conditional Use Permit for Motor Vehicle Sales and Detail at 6750 Highway 10 NW; Case of 22 Properties, LLC
- 4.11: Adopt Resolution #18-099 Authorizing Partial Payment to MN Boardwalk, LLC for IP 18-08 Trott Brook Boardwalk
- 4.12: Adopt Resolution #18-102 Authorizing Partial Payment to Killmer Electric Co., Inc. for IP #17-06; Installation of Emergency Generator for Well #3
- 4.13: Adopt Resolution #18-105 Approving a Development agreement for Rum River Prairie (Project #17-149)
- 4.14: Adopt Resolution #18-106 Requesting Extension to Comprehensive Plan Update Deadline
- 4.15: Adopt Resolution #18-103 Appointing New Board and Commission Members
- 4.16: Adopt Resolution #18-104 Approving Department Restructures and Staffing Changes

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Johns, Shryock, Kuzma, and Riley. Voting No: None.

5. APPROVE AGENDA

Motion by Councilmember Johns, seconded by Councilmember Kuzma, to approve the agenda as presented.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Johns, Kuzma, Riley, and Shryock. Voting No: None.

6. PUBLIC HEARING

6.01: Public Hearing to Consider Adoption of Ordinance #18-10 Vacating Public Right-of-Way Easement and Adoption of Resolution #18-101 Approving Public Roadway Alignment (Project #17-142); Case of Affinity at Ramsey

Presentation

Community Development Director Gladhill reviewed the staff report and recommendation of both actions. He noted that the Planning Commission has previously recommended approval of the overall project and the Council has already given multiple preliminary approvals of the overall project. He noted that these steps are in a series of steps of administrative items leading up to construction.

Public Hearing

Motion by Councilmember Shryock, seconded by Councilmember Johns, to open the public hearing.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Shryock, Johns, Kuzma, and Riley. Voting No: None.

The public hearing was opened at 7:13 p.m.

Citizen Input

There was none.

Motion by Councilmember Riley, seconded by Councilmember Kuzma, to close the public hearing.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Riley, Kuzma, Johns, and Shryock. Voting No: None.

The public hearing was closed at 7:14 p.m.

Council Business

Motion by Councilmember Kuzma, seconded by Councilmember Johns, to Adopt Resolution #18-101 Approving Public Road Alignment for Affinity at Ramsey.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Kuzma, Johns, Riley, and Shryock. Voting No: None.

Motion by Councilmember Riley, seconded by Councilmember Johns, to waive the City Charter requirement to read the ordinance aloud and Adopt Ordinance #18-101 Vacating Right of Way on Outlot Q, Ramsey Town Center Addition, Anoka County, Minnesota.

A roll call vote was performed by the Recording Secretary:

Councilmember Shryock	aye
Councilmember Riley	aye
Councilmember Johns	aye
Councilmember Kuzma	aye
Acting Mayor LeTourneau	aye

Motion carried.

7. COUNCIL BUSINESS

7.01: Consider Adopting Resolution #18-097 to Approve a Private Kennel License for the Property Located at 15310 Iguana St NW (Project No. 18-116); Case of Tracianna and Duane Prather

Community Development Director Gladhill reviewed the staff report and recommendation to adopt Resolution #18-097 granting a private kennel license to specifically maintain the six dogs indicated on the application. He noted that this would ensure that the private kennel license is, in fact, temporary. He noted that there have been no nuisance complaints of any sort on the property. He advised that there is fencing that fully encloses the side/rear yard and there is also vegetative screening in place.

Councilmember Riley stated that this was mentioned to be temporary but there is not a definition of temporary.

Community Development Director Gladhill noted that the intent is temporary, but a timeline was not identified. He noted that if the Council desired, a timeline could be put in place.

Councilmember Kuzma asked if the dogs would be inside or in outside kennels.

Tracianna Prather, 15310 Iguana St NW, replied that these are inside dogs. She stated that three of the dogs are small, while three are bigger. She stated that all the dogs would have kennels inside the home. She stated that the yard is fenced, and they would be adding additional fencing to limit the space of the yard where the dogs can be, to limit the impact on neighbors.

Councilmember Kuzma stated that he does have concern with barking and suggested doing this as a trial to see how it goes. He noted that if there are no issues it could simply continue.

Community Development Director Gladhill stated that there is an agreement that has provisions. He stated that if there was a complaint and the terms of the agreement or ordinance were violated, that could trigger a call to revoke the license, which would come back before the City Council.

Councilmember Kuzma was comfortable with that practice.

Acting Mayor LeTourneau stated that he likes that the license states specifically the six dogs listed on the application. He noted that if additional dogs were brought in, that would void the license.

Mrs. Prather stated that is what she has agreed to. She noted that she would not be interested in adding more dogs.

Motion by Councilmember Riley, seconded by Councilmember Johns, to Adopt Resolution #18-097 Approving a Private Kennel License on a Residential Property Generally Known as 15310 Iguana Street NW.

Further discussion: Councilmember Kuzma asked if there was clarification on only allowing the six dogs on the application. Councilmember Riley confirmed that was his intention and clarified that the motion should include that the license applies only to the six dogs on the application and would be subject to any noise complaints.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Riley, Johns, Kuzma, and Shryock. Voting No: None.

7.02: Consider Adopting Resolution #18-100 Providing for the Sale of \$1,210,000 General Obligation Road Reconstruction Bonds, Series 2018A

Finance Director Lund reviewed the staff report and recommendation to adopt Resolution #18-100 approving the issuance of general obligation street reconstruction bonds. She noted that this is the authorization to issue debt with final approval of the acceptance of the bond sale terms at the City Council's regular meeting on June 26, 2018. She stated that the issuance of debt follows the direction that the City Council authorized as the funding mechanism of how road reconstruction projects were to be funded (with a portion funded through special assessments).

Councilmember Shryock asked if the next bond would compound on top of this bond amount.

Finance Director Lund replied that is correct. She explained that each year of the road debt extends the life of the bonding.

Councilmember Riley stated that there was a five-year road plan, and therefore the City has been selling bonds for four years and that debt has been piling on. He stated that essentially there is a pile of debt that is being paid back to fund the roads.

Councilmember Kuzma stated that tonight the Council discussed alternative funding options for road to determine if there is a better method of funding.

Motion by Councilmember Kuzma, seconded by Councilmember Riley, to Adopt Resolution #18-100 Providing for the Sale of \$1,210,000 General Obligation Road Reconstruction Bonds, Series 2018A.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Kuzma, Riley, Johns, and Shryock. Voting No: None.

7.03: Consider Introduction of Ordinance #18-09 Amending Conditional Uses in the H-1 Highway 10 Business District (Project No. 18-113); Case of Baker White

Community Development Director Gladhill reviewed the staff report and recommendation from the Planning Commission to adopt Ordinance #18-09 as this would update the Zoning Regulations to allow light manufacturing as a conditional use in the H-1 District.

Councilmember Kuzma thought that there were issues with permits and codes not being addressed and asked if those have been addressed.

Community Development Director Gladhill noted that those issue were resolved prior to this being brought to the Council in March.

Councilmember Riley stated that he likes that this would allow something that no one would notice from the outside, noting that this flexibility will allow the business to remain in Ramsey.

Acting Mayor LeTourneau agreed that the corridor is changing and has been more restrictive on retail. He stated that this transition to light manufacturing could be very compatible with the changes to the corridor to come.

Motion by Councilmember Riley, seconded by Councilmember Kuzma, to introduce Ordinance #18-09 amending the H-1 Highway 10 Business District to include Light Manufacturing as a Conditional Use.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Riley, Kuzma, Johns, and Shryock. Voting No: None.

7.04: Consider Adopting Resolution #18-090 Granting a Conditional Use Permit for Light Manufacturing at the Property Located at 6111 Highway 10 NW (Project No. 18-113); Case of Baker White, Inc.

Community Development Director Gladhill reviewed the staff report and recommendation to adopt Resolution #18-090 granting a Conditional Use Permit to allow light manufacturing on the subject property, contingent upon adoption of a Zoning Text Amendment to identify light manufacturing as a conditional use in the H-1 Highway 10 Business District. He noted that one of the suites has been used for light manufacturing for nearly five years already and while that is

not reason to justify approval of the CUP, there have been no nuisance, or any other type, of complaints received by the City within that time. He stated that the proposed light manufacturing is indeed very light and would not create any noise, vibrations, air pollution, fire hazard or noxious emission.

Motion by Councilmember Riley, seconded by Councilmember Johns, to Adopt Resolution #18-090 Approving the Issuance of a Conditional Use Permit to Allow Light Manufacturing on the Property Generally Known as 6111 Highway 10 NW and Declaring Terms of Same.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Riley, Johns, Kuzma, and Shryock. Voting No: None.

7.05: Review Resubmitted Concept of Shade Tree Cottages and Discuss Requested Cost Share for Potassium Street; Case of Shade Tree Communities

City Planner McGuire Brigl reviewed the staff report and noted that the Planning Commission is generally supportive of this updated concept, with the changes outlined in the minutes from the May 3, 2018 Planning Commission meeting. She stated that of key discussion, the Planning Commission recommended elimination of lots eight and nine due to lack of lot depth and impacts to wetlands. She noted that the intent of this discussion is to provide high-level direction and discussion so that the developer can make an informed decision on whether or not to move forward with the project.

Councilmember Riley referenced option one and asked if the existing homeowner would be assessed.

City Planner McGuire Brigl confirmed that the four existing homeowners along Potassium would be assessed.

Councilmember Johns asked if the developed parcels would be assessed or whether the existing homeowners would be assessed.

City Planner McGuire Brigl stated that is correct and noted that the applicant could choose to pass their portion on to the developed homes.

Community Development Director Gladhill stated that the decision tonight is whether the Council would want to assess any of the improvement to the homeowners. He stated that they have intentionally over estimated the cost because there are so many unknowns. He stated that the Council could direct staff not to assess the existing property owners. He stated that there will be a benefit to the City in upgrading this road from gravel to pavement.

Acting Mayor LeTourneau asked if this is only Potassium and not the roads around the development.

Community Development Director confirmed that this is only the gravel Potassium section.

Councilmember Riley asked if this would resolve the previous turnaround issue on Potassium.

City Planner McGuire Brigl confirmed that this would resolve that situation as well.

Councilmember Riley stated that the City would be relieved of the cul-de-sac turnaround and that would be a benefit, therefore he could support some City participation. He stated that if this project was to be done as a stand-alone project, he believed that the homeowners would be assessed 100 percent.

City Engineer Westby stated that the current assessment policy would identify that improvement as a 50 percent assessment.

Councilmember Riley noted that the homeowners would not support that project even at one third of the cost. He stated that perhaps an appraisal could be done to determine an appropriate assessed value to those existing homes. He would also consider some City participation, and this would relieve the gravel road maintenance and cul-de-sac requirement.

Councilmember Kuzma agreed with the statements made by Councilmember Riley.

Community Development Director Gladhill noted that the developer is present tonight, in the case the Council has questions.

Acting Mayor LeTourneau stated that he is attempting to keep the discussion separate as this pertains only to Potassium Street.

Councilmember Kuzma asked for clarification, if the City chose the option where the developer pays 60 percent and the City pays 40 percent, would the assessments then come out of the City's portion of the cost.

City Planner McGuire Brigl confirmed that is accurate.

Councilmember Johns confirmed consensus with the direction of the Council.

Community Development Director Gladhill confirmed the consensus of the Council to modify the second option, where the developer pays 60 percent of the improvement cost and the remaining 40 percent would somehow be split between the City and the benefiting properties.

7.06: Consider Adoption of Ordinance #18-02 Authorizing the City of Ramsey to Sell Four (4) Parcels of Real Property

Asst. City Administrator/Economic Development Manager Brama reviewed the staff report and recommendation to adopt Ordinance #18-02.

Motion by Councilmember Shryock, seconded by Councilmember Riley, to waive the City Charter requirement to read the ordinance aloud and Adopt Ordinance #18-02 Authorizing the City of Ramsey to Sell/Convey Four (4) Parcels of Real Property.

A roll call vote was performed by the Recording Secretary:

Councilmember Shryock	aye
Councilmember Riley	aye
Councilmember Johns	aye
Councilmember Kuzma	aye
Acting Mayor LeTourneau	aye

Motion carried.

7.07: Consider Approval of Scope of Work Plan for Highway 47 Land Use Planning and Image Efforts (Non-Traffic Issues)

Community Development Director Gladhill stated that this action stems from the Strategic Plan in improving the appearance of the Highway 47 corridor.

City Planner McGuire Brigl reviewed the project scope to improve the image of the roadway corridor which involves the stakeholders.

Planning Intern Peggy Sue reviewed the staff report and recommendation to approve the proposed work plan.

City Planner McGuire Brigl stated that they would like direction from the Council if they would like staff to be more proactive about sign enforcement.

Councilmember Johns thanked staff as she believes that Highway 47 needs this attention.

Councilmember Shryock referenced a coordinated effort with other City efforts to beautify signage and believed that would be key to create a coordinated look throughout the City and create an identity for the City.

Councilmember Kuzma stated that he would want to be cautious about proactive code enforcement and would not want to single out people on that side of the City. He stated that perhaps a better tact would be to talk with the property owner in person, rather than issuing a violation.

Councilmember Shryock stated that the rules could be explained to those businesses and could proactively address items that may be sightline impacts.

Councilmember Johns stated that she would be in favor of removing the temporary signs.

Councilmember Riley stated that this has been a long time coming and encouraged staff to move forward.

Acting Mayor LeTourneau complimented staff for putting this presentation together. He stated that it appears that this is a process to go through to determine what would be needed to improve the image of Highway 47. He stated that the things listed on the projects are just ways to think about how to generate discussions and are not all items that the City will move forward on. He noted that there will be interactive discussions with the stakeholders along the corridor moving forward.

Councilmember Shryock agreed that they will continue to invite people to have that interaction in order for this to be a partnership rather than something the City is forcing them to do.

Motion by Councilmember Johns, seconded by Councilmember Riley, to approve the scope and work plan for the Highway 47 Corridor Improvement Program.

Motion carried. Voting Yes: Acting Mayor LeTourneau, Councilmembers Johns, Riley, Kuzma, and Shryock. Voting No: None.

8. MAYOR, COUNCIL AND STAFF INPUT

City Administrator Ulrich announced upcoming meetings and events.

9. ADJOURNMENT

Motion by Councilmember Shryock, seconded by Councilmember Kuzma, to adjourn the meeting.

Motion carried.

The regular meeting of the City Council adjourned at 8:16 p.m.

Respectfully submitted,

Kurtis G. Ulrich
City Administrator

ATTEST:

Jo Ann M. Thieling
City Clerk

Drafted by Amanda Staple
TimeSaver Off Site Secretarial, Inc.