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

The Ramsey City Council conducted a regular meeting on Tuesday, June 9, 2020, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota. Meeting by telephone or other electronic means in accordance with Minnesota Statute 13D.021.

Members Present: Mayor John LeTourneau
Councilmember Nadine Heinrich
Councilmember Mark Kuzma
Councilmember Jeff Menth (attended remotely)
Councilmember Debra Musgrove
Councilmember Chris Riley
Councilmember Dan Specht

Members Absent: None

Also Present: City Administrator Kurtis Ulrich
Finance Director Diana Lund
Police Chief Jeff Katers
Parks and Assistant Public Works Superintendent Mark Riverblood
Deputy City Administrator Timothy Gladhill
City Engineer Bruce Westby

1. CALL TO ORDER

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 Mayor LeTourneau.

City Administrator Ulrich read a statement related to current pandemic. During the course of the current health pandemic, in-person meetings and meetings conducted under Minnesota Statutes Section 13D.02 have been determined not to be practical or prudent. With the lifting of the local state of emergency and the current statewide guidelines, Council Members, staff and participants may attend either in-person or through telephonic means. All Council members can hear one another and can hear all discussion. All votes will be conducted by roll call. Council members, staff, and audience members are requested to maintain a minimum distance of 6 feet per health guidelines.

2. PRESENTATION

None.

3. CITIZEN INPUT

None.

4. APPROVE AGENDA

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

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

5. CONSENT AGENDA

Motion by Councilmember Riley, seconded by Councilmember Musgrove, to approve the following items on the Consent Agenda:

- 5.01: Receive April 2020 Financial Reports – General Fund and Enterprise Funds
- 5.02: Receive Cash and Investments for Period Ending May 31, 2020
- 5.03: Note for the Following Boards, Commissions, and Committee Meeting Minutes:
 - Planning Commission Meeting Minutes dated March 5, 2020
 - Planning Commission Meeting Minutes dated April 2, 2020
 - Economic Development Authority Meeting Minutes dated March 12, 2020
 - Economic Development Authority Meeting Minutes dated April 7, 2020
 - Economic Development Authority Meeting Minutes dated April 23, 2020
 - Park and Recreation Commission Meeting Minutes dated March 12, 2020
 - Environmental Policy Board Meeting Minutes dated March 16, 2020
- 5.04: Approve the following Meeting Minutes:
 - 1) City Council Work Session dated May 26, 2020
 - 2) City Council Regular dated May 26, 2020
- 5.05: Approve Anoka County License Center Lease Extension
- 5.06: Adopt Resolution #20-118 Approving Cash Disbursements Made and Authorizing Payment Invoicing Received During the Period of May 21, 2020 through June 3, 2020
- 5.07: Adopt Resolution #20-100 Approving Second Amendment to Purchase Agreement for Lots 1, 2, and 3, Block 1, COR TWO; Case of RGH Ramsey LLC
- 5.08: Adopt Resolution #20-119 Approving a Non-Traditional Animal License at 4925 179th Lane NW (Project No. 20-109); Case of Matthew and Sarah Chamberlain
- 5.09: Adopt Resolution #20-125 Authorizing Local Partnership Program Grant Application for Riverdale Drive Extension – Llama Street to Bowers Drive, Improvement Project #20-05

5.10: Adopt Resolution #20-117 Hiring Seasonal Public Works Maintenance Workers

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

6. PUBLIC HEARING

6.01: Public Hearing: Adopt Resolution #20-119 Giving Host Approval to the Issuance of Senior Housing Revenue Bonds (Suite Living Senior Care of Ramsey Project), Series 2020

Presentation

Finance Director Lund reviewed the staff report and recommendation to adopt Resolution #20-119. The City has no tax obligation or transaction costs in regard to the issuance of this debt.

Public Hearing

Mayor LeTourneau called the public hearing to order at 7:09 p.m.

Citizen Input

There was none.

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

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

The public hearing was closed at 7:10 p.m.

Council Business

Councilmember Heinrich asked why the City of Falcon Heights would be issuing the revenue bonds.

Finance Director Lund stated that the company approached Falcon Heights and chose not to go with Ramsey because it would have pushed Ramsey over the limit and therefore they would have had to pay the difference.

Councilmember Musgrove asked if the City could be held liable.

Finance Director Lund replied that the City would not be held liable for anything.

Motion by Councilmember Kuzma, seconded by Councilmember Riley, to Adopt Resolution #20-119 Giving Host Approval to the Issuance of Senior Housing Revenue Bonds (Suite Living Senior Care of Ramsey Project) Series 2020.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

6.02: Public Hearing: Introduce Ordinance #20-14 Vacating Drainage and Utility Easements and Adopt Resolution #20-122 Approving Final Plat and Associated Subdivisions (Case of Capstone Homes and City of Ramsey); Project #19-149

Presentation

Deputy City Administrator Gladhill reviewed the staff report and recommendation to adopt the final plat and introduce the vacation of drainage and utility easements related to the Puma Street realignment project.

Public Hearing

Mayor LeTourneau called the public hearing to order at 7:16 p.m.

Citizen Input

There was none.

Motion by Councilmember Musgrove, seconded by Councilmember Heinrich, to close the public hearing.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

The public hearing was closed at 7:17 p.m.

Council Business

Councilmember Musgrove stated that the staff report states that the applicant would be responsible for all costs and asked if that would be one applicant or the three previously discussed.

Deputy City Administrator Gladhill stated that because this is for the plat, the cost of processing the application is the responsibility of that applicant. He noted that the construction cost of Puma Street would be completed per the cost-share agreement discussed in the past and includes the City, Paxmar, and Capstone.

Motion by Councilmember Musgrove, seconded by Councilmember Heinrich, to introduce Ordinance #20-14 Vacating Drainage and Utility Easements and Adopt Resolution #20-122 Approving Parcel Split and Final Plat for Alpha Development 2nd Addition and Puma Street Realignment Project.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

7. COUNCIL BUSINESS

7.01: Adopt Resolution #20-120 Establishing a Public Facility Naming Policy

Parks and Assistant Public Works Superintendent Riverblood reviewed the staff report and recommendation to adopt the Public Facility Naming Policy.

Councilmember Musgrove stated that she supports this policy but wants to remove the phrase “recreation and” from the first whereas statement. She noted that is the only place where recreation is named and believed that the policy stands for all of the activities.

Councilmember Riley agreed that would make sense and be consistent with the other whereas statements.

Parks and Assistant Public Works Superintendent Riverblood replied that removing those two words would not detract from the purpose of the resolution/policy.

Motion by Councilmember Musgrove, seconded by Councilmember Riley, to Adopt Resolution #20-120 Establishing a Public Facility Naming Policy, with the removal of “recreation and” from the first paragraph.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

7.02: Adopt Resolution #20-121 Amending Ramsey Central Park’s Name

Parks and Assistant Public Works Superintendent Riverblood reviewed the staff report and recommendation of the Park and Recreation Commission, together with staff, supporting the amended name for Ramsey’s 36-year-old park.

Ron Schara thanked the Council for inviting him tonight and for allowing his idea to get to this point. He stated that this is an exciting decision for the Council as there are not many communities that can say they have an Olympian and one of the top five female trap shooters living one block from Central Park. He stated that he was prompted to bring the idea of improving the Central Park name in order to honor that Ramsey resident. He stated that he asked the Delanys what they

thought about the naming and Mr. Delany was so moved that he could hardly find the words. He thanked the Council for considering this opportunity to recognize this remarkable Ramsey resident. He noted that Mrs. Delany is fighting a battle against cancer at this time.

Councilmember Heinrich expressed appreciation for Mr. Schara bringing this forward as something for the City to consider.

Councilmember Musgrove echoed the comments of thanks, noting that it is great to learn about different Ramsey residents.

Councilmember Riley asked for details on the inclusion of Armstrong.

Mr. Schara replied that the Delanys were provided with several choices for names and that was the name they chose.

Assistant Parks and Public Works Superintendent Riverblood confirmed that was the preference of the Delanys.

Mayor LeTourneau noted that including the Armstrong name adds to the historical significance of that family in the community.

Mr. Schara noted that Mrs. Delany's father was one of the first settlers in Ramsey.

Motion by Councilmember Specht, seconded by Councilmember Musgrove, to Adopt Resolution #20-121 Amending the Name of Ramsey Central Park to Formally be Known as "Loral I Armstrong Delany Central Park".

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

City Administrator Ulrich noted that there will be a dedication event once the new signage is installed and will involve the Delanys.

7.03: Adopt Resolution #20-123 Approving Addendum to Lease with Youth First Community of Promise

Deputy City Administrator Gladhill reviewed the staff report and the request from Youth First to use the west 4,820 square feet of 6701 Highway 10 NW from June 15th until August 31, 2020.

Councilmember Musgrove asked for additional information on how the existing space the group is using is connected to this additional space.

Deputy City Administrator Gladhill stated that originally this was all one office space for a business and that building was purchased by the City for right-of-way purposes. He stated that after the City leased the space, a vestibule was installed that separates the office space. He noted that a person could pass through the vestibule to get to the additional office space without going outside.

Councilmember Musgrove asked if there are restrictions on how the space can be used under COVID-19 regulations.

Deputy City Administrator Gladhill stated that the guidance continues to change from the Governor and therefore a clause was included that the business must comply with the current Executive Orders.

Councilmember Musgrove asked if Youth First has the same kids coming every time or whether it is random as to the children that attend. She asked if only Ramsey residents use the space or whether children from neighboring cities use the space as well.

Mayor LeTourneau asked how the diversity of the participants would inform the decision on the space that can be occupied within the building.

Councilmember Musgrove stated that it would be part of her decision on whether the space could be expanded.

Deputy City Administrator Gladhill replied that the organization serves more than just Ramsey. He stated that the summer program would be composed of about 40 children from the four partner communities.

Councilmember Heinrich asked how many people the existing Youth First space can have in terms of occupation, which would help to inform the 25 percent capacity figure.

Deputy City Administrator Gladhill stated that the language is structured in a way to allow the Code Officials and Public Safety Director to make the determination.

Councilmember Heinrich asked staff to provide details on the utility cost and how that is currently being paid and what is proposed in the case.

Deputy City Administrator Gladhill replied that previously when there was a second tenant, there was one meter and the front utility billing was split at a ratio of 50 percent by the other tenant, 30 percent by Youth First and the remaining 20 percent by the City. He stated that since that time the second tenant has vacated, and the City pays 70 percent of the overall utility bill. He stated that

the proposed lease would have Youth First paying 60 percent and the City paying 40 percent for the utility billing for the office space.

Councilmember Heinrich commented that the City has been extremely generous with this organization. She stated that she supports this program and feels that it is important for the City to work with the organization but prefers that the business cover the utility cost rather than the taxpayer funding that cost.

Councilmember Specht asked if there have been sufficient charitable gambling funds to cover the cost the City contributes due to the impacts of COVID-19.

Deputy City Administrator Gladhill stated that he would assume there would be an impact as restaurants were closed for over two months and therefore pull tabs sales were not generated. He stated that it is too soon to determine the gap in funding. He noted that the organization's annual fundraiser was impacted and held in an alternate manner and therefore may cause the organization to have impacts as well.

Councilmember Riley commented that this is a short-term lease that would help this business get through the summer months. He noted at the City portion of the utilities would be decreased through this agreement. He stated that this is a good program for youth.

Motion by Councilmember Riley, seconded by Councilmember Kuzma, to Adopt Resolution #20-123 Approving Addendum to Lease with Youth First Community of Promise, subject to City Attorney review as to legal form and compliance with applicable Executive Orders in regard to public health.

Further discussion: Councilmember Musgrove stated that she appreciates that there would be oversight from the Fire Department and staff. She commented that it will be helpful to have something for youth to do to return to a more normal life. She appreciated that this is a short-term lease, noting that she would not want to see it extend on a long-term basis. Mayor LeTourneau commented that he is passionate about this as Youth First does amazing work for the community and at-risk children. He stated that this is an easy answer for him as this will help the youth in this difficult time.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	nay
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

7.04: Introduce Ordinance #20-06 Approving Zoning Amendment of Part of Subject Property from R-1 Residential (MUSA) District to R-1 Residential (Detached Villa) District (Project #20-104 Northfork Meadows); Case of AKM Farm, LLC (Paxmar)

Deputy City Administrator Gladhill reviewed the staff report and recommendation to introduce Ordinance #20-06 rezoning portions of the subject property from R-1 Residential (MUSA) District to R-1 Residential (Detached Villa) District previously directed by the City Council in 2019. The proposed rezoning is consistent with the City's future land use guidance for the parcel as shown in the 2040 Comprehensive Plan. The 2040 Comprehensive Plan is currently being reviewed by the Metropolitan Council. Rezoning would be contingent upon final adoption of the 2040 Comprehensive Plan by the City Council.

Councilmember Menth asked for an update on the 80-foot lots and any changes that were made.

Deputy City Administrator Gladhill explained that staff recommends that the Council accept the proposal showing on the screen which puts the 80 foot lots back on the south side of the parcel. He noted that the proposal is consistent with previous Council direction.

Councilmember Heinrich stated that the case mentioned that the 80 foot lots would abut the existing residential lots, based on feedback received from existing residents.

Deputy City Administrator Gladhill confirmed that the properties on the east side and along both sides of Street A would be 80-foot lots.

Mayor LeTourneau noted the transitioning buffering along the eastern edge of the property that was added based on feedback received.

Councilmember Kuzma noted that the developer was also willing to add additional shrubbery and trees into the buffer.

Councilmember Menth asked the width of the roads within the development.

Deputy City Administrator Gladhill stated that the process is not at that level of detail yet but believed that the road width would match the other development within Northfork which has 30-foot-wide roads with parking allowed on one side of the street.

Motion by Councilmember Heinrich, seconded by Councilmember Menth, to Introduce Ordinance #20-06.

Further discussion: Jay Roos, Paxmar, stated that the arrangement of the 80 foot and 65 foot lots were changed from the last review. He confirmed that there would be 80 foot lots along the eastern boundary as well as density transitioning. He reviewed the adjacent uses and noted that they attempted to find the best mix of units to suit those transitions. He stated that the proposal changes the lots along Street A, noting that the previous proposal had 80 foot lots on both sides of the street, but this proposal has 65-foot-wide lots. He advised that the lot depths would not change for those lots along Street A. Councilmember Musgrove asked if the proposed motion would change the L

shaped portion of the parcel to allow for those smaller lots. Deputy City Administrator Gladhill stated that as proposed, the motion would stay with the Comprehensive Plan and consensus of the L shaped 80-foot lot arrangement and not the new proposal recently submitted by the developer. Councilmember Menth agreed that the City should stick with the plan of the L shaped configuration of 80-foot lots. Deputy City Administrator Gladhill confirmed that as stated the motion would support the L shaped configuration of 80-foot lots.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye
Councilmember Riley	aye
Mayor LeTourneau	aye

Motion carried.

7.05: Adopt Resolution #20-124 Accepting Bids and Awarding Contract for Variolite Street Reconstruction, Improvement Project #20-01

City Engineer Westby reviewed the staff report and recommendation to adopt Resolution #20-124 accepting bids and awarding a construction contract for Variolite Street Reconstruction, Improvement Project #20-01, to Park Construction Company for the total bid in the amount of \$2,811,859.49. Awarding Alternate Bid A will provide the greatest level of safety for pedestrians crossing Variolite Street at 161st Avenue and awarding Alternate Bid B will reduce overall project costs by over \$42,000 and will reduce the overall construction schedule and impacts to the traveling public.

Councilmember Riley stated that he is glad that this project is about to be approved as the residents along Variolite are much appreciative.

Motion by Councilmember Riley, seconded by Councilmember Kuzma, to Adopt Resolution #20-124 Accepting Bids and Awarding Contract for Variolite Street Reconstruction, Improvement Project #20-01, including both Alternates A and B.

Further discussion: Councilmember Musgrove thanked staff for their work on the case and the inclusion of the two alternates. She agrees that it is great to complete both alternates at the same time because of the time and cost savings.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye

Councilmember Musgrove aye
Councilmember Menth aye
Councilmember Riley aye
Mayor LeTourneau aye

Motion carried.

7.06: Receive Request to Reconsider Greenway Terrace 2nd Addition; Case of Aeon

Deputy City Administrator Gladhill reviewed the staff report and acknowledged that the City Council took two previous actions to allow the Purchase Agreement to expire, staff is seeking policy direction without making a staff recommendation. Staff acknowledges that subsequent discussions pertaining to multifamily housing have occurred at the Council level and is forwarding this request per the appropriate policies. Since a request has been made, staff cannot deny at an administrative level. That being said, there did appear to be some support in moving forward based on recent worksession discussion.

Sarah Harris, Aeon, stated that she understands that the Council spent time discussing this project in a recent worksession. She stated that they are eager to bring more workforce housing to the City of Ramsey. She stated that they have been working on this site for some time, noting that Greenway Terrace phase one anticipated phase two. She explained that the purchase agreement lapsed because they were not able to secure funding. She believed that they would be successful in the funding process this year, noting that funding applications need to be submitted by mid-July and a letter of intent would be necessary in order to submit the application. She stated that they are encouraged by the market in the Ramsey area, noting that phase one received three times the number of applications compared to the number of units and therefore there is demand for this housing product. She stated that because of the lengthy process, if they were awarded funding this year, they would not begin construction until 2022.

Mayor LeTourneau stated that the product is outstanding and there is a need demonstrated based on the number of applications received for phase one. He referenced commercial development that is moving forward or planned for the future. He asked how this could provide housing for the commercial development in Ramsey.

Ms. Harris replied that construction workers, during the time of construction, contribute to the local economy. She stated that the residents of the housing product would also contribute to the local businesses. She noted that a letter of support was included in the staff report from a local restaurant that echoed the comments that both construction and long-term residential traffic would help to support their business.

Councilmember Menth stated that he is a long-term supporter of Aeon, noting that this proposed project would check off several boxes. He noted that this would provide customers for local businesses and the zoning supports this type of product and would provide affordable housing in Ramsey. He stated that he toured phase one and the building is clean and is the type of development Ramsey would want.

Councilmember Kuzma commented that he has been a supporter of the project since the time it was anticipated, noting that phase two was a part of the phase one process. He stated that he supports the project, as he previously has.

Councilmember Riley stated that the Council had a discussion about one month ago and came to the consensus of putting a pause on apartment/high-density development within The COR. He stated that the high density within The COR has out stripped the other development and would like to pause apartment development until retail and restaurant development has caught up.

Mayor LeTourneau asked for clarification on Councilmember Riley's comment, noting that construction would not begin until 2022, which would provide a time for other development to catch up.

Councilmember Riley stated that he would like to see additional retail and restaurant opportunities developed prior to this moving forward.

Mayor LeTourneau stated that he would hope that this could move forward with this step and the Council could hope that other projects could move forward concurrently.

Councilmember Riley stated that he would not support allowing this to move forward now with the intention that a final decision would be made later.

Councilmember Heinrich thanked Aeon for allowing her to tour the property, noting that it is a nice property and a nice product. She stated that her issue is with timing. She noted that she cannot move forward with this right now as she believes that the retail and restaurant development will be delayed because of COVID-19. She hoped that the City and Aeon could work together in the future but did not believe this is the right timing.

Councilmember Musgrove stated that she has concerns with the State being able to provide the funds. She recognized that Aeon stated that they would have more points in the application process but was unsure if the State would have funds available for this purpose.

Ms. Harris replied that the State continues with the same threshold of funds for affordable housing. She provided additional information on the tax credits that are made available by the Federal government, noting that there is a very competitive market for the credits and therefore they are not concerned that the funds would not be available.

Councilmember Musgrove stated that she has concerns that the State may not have the funds available because of the impacts of COVID-19. She stated that the term "residents of Ramsey" was used to describe the applicants of the apartments and asked if the applicants for phase one came from Ramsey or whether they came from outside neighborhoods.

Alan Arthur, Aeon, stated that it would most likely be a mix of both residents from Ramsey and other communities, similar to residents that move into any new housing product in Ramsey. He stated that more than half the jobs in Anoka County are at or slightly above minimum wage, and therefore there is demand for this type of housing.

Mayor LeTourneau stated that he believes that there are residents in Ramsey that like the community and would desire this type of housing product. He noted that this would also provide the opportunity for additional residents outside of Ramsey to come into the community. He stated that this would add to the diversity of the community and help to provide the demand of workforce needed by Ramsey businesses.

Councilmember Musgrove stated that this is something within the Comprehensive Plan but also struggles with this product coming forward at this time.

Mayor LeTourneau stated that Councilmember Musgrove is very aware of the economy and funding at the State level and asked Ms. Harris for additional clarification.

Ms. Harris provided additional information on the funding request through the State. She stated that the funding the State uses for these dollars is a separation bond issuance and is not related to the State's deficit. She stated that the second portion of funding is allocated to the State through the Federal government in the form of tax credits and provided additional details on that process.

Mr. Arthur stated that the Federal government is talking about enhancing these credits because of the stimulus that is provided and the jobs that the program creates. He noted that the State acts as a conduit for the credits.

Councilmember Specht thanked Aeon for the tour of the existing facility. He stated that the Council has discussed this topic on multiple occasions and the consensus was that there has been a mass development of high density housing and that should be paused in order to allow other retail development to catch up.

Mayor LeTourneau stated that it appears that the Council is split and there is not clear consensus on the direction this should move forward.

Councilmember Musgrove asked what would occur if the funds are not received through the application process and the City issues the letter of intent.

Deputy City Administrator Gladhill replied that the letter of intent would not approve the project, as there would be several steps ahead. He stated that he would like additional input from the developer as to what would happen if they were awarded funds and the City chose to go a different direction when the site plan review occurred.

Mr. Arthur stated that the letter of intent does not provide any obligation in whether or not this moves forward. He noted that the letter would allow Aeon to answer the question of whether or not the funds would be available. He stated that he is confident that the preliminary planning related to the build out would result in a high-quality product. He commented that Aeon is a long-term owner and not a developer that sells their building three years after completion. He believed that residents would be proud to live in the building.

Councilmember Musgrove asked for details on the site control mentioned in the staff report.

Deputy City Administrator Gladhill stated that the deadline would be the applications for the funding sources, noting that at minimum the developer would need a letter of intent. He reviewed the steps that would follow if the funding were secured, including a purchase agreement and then site plan. He stated that if the Council desires this to move forward to allow Aeon to apply for the funding, a letter of intent would be needed prior to the July application deadline.

Councilmember Musgrove stated that she would like to see the funding secured prior to the letter of intent being issued but understood the rules of the program.

Mayor LeTourneau clarified that funding cannot be obtained without a letter of intent.

Councilmember Musgrove stated that if she is the deciding vote, she would rather wait and not pursue this action at this time.

Mayor LeTourneau stated that the consensus would then be not to issue a letter of intent to allow Aeon to move forward to determine if funding could be obtained. He stated that he is remorseful that this project could not move forward at this time. He expressed appreciation for all the input provided and noted that he respects everyone's opinion. He also thanked Aeon for their efforts.

8. MAYOR, COUNCIL AND STAFF INPUT

Parks and Assistant Public Works Superintendent Riverblood provided an update on the modified summer events schedule.

City Administrator Ulrich announced upcoming meetings and events.

Councilmember Specht congratulated the graduates of Anoka High School and Pact Charter School. He also commended staff for the interest in the drive-in movie event and ability to provide modified summer events.

Councilmember Musgrove stated that she does have comments on the remote attendance policy and noted that she could provide her comments to staff and suggested that a follow up discussion occur at a worksession.

9. ADJOURNMENT

Motion by Councilmember Specht, seconded by Councilmember Heinrich, to adjourn the meeting.

A roll call vote was performed by the City Administrator:

Councilmember Heinrich	aye
Councilmember Kuzma	aye
Councilmember Specht	aye
Councilmember Musgrove	aye
Councilmember Menth	aye

Councilmember Riley aye
Mayor LeTourneau aye

Motion carried.

The regular meeting of the City Council adjourned at 9:14 p.m.

Respectfully submitted,

Kurtis G. Ulrich
City Administrator

ATTEST:

Katie M. Schmidt
Administrative Assistant

Drafted by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

A recording of this meeting is available for viewing online at www.qctv.org
<<http://www.qctv.org>>. Recordings are available for 36 months after the date of the meeting.