

LAUDERDALE CITY COUNCIL  
MEETING MINUTES  
Lauderdale City Hall  
1891 Walnut Street  
Lauderdale, MN 55113

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January 8, 2019

**Call to Order**

Mayor Gaasch called the Regular City Council meeting to order at 7:30 p.m.

**Swearing In Ceremony**

Administrator Butkowski administered the swearing in ceremony for Councilors Andi Moffatt and Roxanne Grove as well as Mayor Mary Gaasch.

**Roll Call**

Councilors present: Roxanne Grove, Andi Moffatt, Jeff Dains, and Mayor Mary Gaasch.

Councilor absent: Kelly Dolphin.

Staff present: Heather Butkowski, City Administrator; Jim Bownik, Assistant to the City Administrator; and Miles Cline, Deputy City Clerk.

**Approvals**

Mayor Gaasch asked if there were any additions to the meeting agenda. Butkowski added a proposal to cap a sewer pipe to the Consent Agenda and setting a date for a community meeting with Real Estate Equities. Councilor Dains added a discussion of upcoming League of Minnesota Cities Conferences. Councilor Dains moved and seconded by Councilor Grove to approve the agenda as amended. Motion carried unanimously.

Mayor Gaasch asked if there were any corrections to the meeting minutes. There being none, Councilor Dains moved and seconded by Councilor Grove to approve the minutes of the December 11, 2018, city council meeting. Motion carried unanimously.

Mayor Gaasch asked if there were any questions on the claims. There being none, Councilor Moffatt moved and seconded by Councilor Grove to approve the claims totaling \$174,436.38. Motion carried unanimously.

**Consent**

Councilor Grove moved and seconded by Councilor Moffatt to approve the Consent Agenda thereby approving the Designation of the Official Depository and Investment Institutions – Resolution No. 010819A; the 2019 Fee Schedule – Resolution No. 010819B; the 2019 Tobacco License Issuance – Resolution No. 010819C; the 2019 3.2 Malt Liquor License Issuance – Resolution No. 010819D; the November financial report; J. Hughes’s phased retirement option agreement; the AEM Financial Solutions agreement; North Star Bank’s collateral pledge; and the proposal by DSM, Inc. to excavate and cap a sewer pipe.

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**Informational Presentations/Reports**

A. City Council Updates

Mayor Gaasch stated that she attended a racial equity training session. Councilor Grove shared that the Ramsey County League of Local Governments is reorganizing and plans to meet again in the near future. Councilor Dains stated that he would be attending the Mississippi Watershed Management Organization goal setting retreat.

**Public Hearings**

A. 2019 Infrastructure Improvement Project Public Hearing – Resolution No. 010819E

Mayor Gaasch welcomed community members before highlighting the Council's recent agreement with Ramsey County to add Eustis Street north of Larpenteur Avenue and Roselawn Avenue to our city street network in exchange for financial compensation that will be used to improve the roads.

Kelly Schlegel of Stantec approached the dais to present the feasibility report findings they initially presented at the last meeting. After Schlegel's presentation, Mayor Gaasch opened the floor for public comments.

Dawn Bartylla, 1911 Eustis Street, addressed the Council. She stated that as a professional driver she would like to see Eustis Streets' manholes adjusted to grade as part of the project. She also shared she would like to see the road widening shared evenly. She also wondered whether alley repairs would be included in the project.

Jeff Hermes, 1733 and 1737 Eustis Street, addressed the Council. He asked the Council if they had an estimate on how much each property would be assessed. Butkowski responded the budgetary estimate was \$3,600 per 40 feet of frontage.

Geoffrey Hart, 1898 Eustis Street, approached the Council. He stated that those residents living on Eustis and Roselawn should not be fully responsible in bearing the costs of this project since it is beneficial to the community as a whole. If the Council did not agree with that position, he suggested the Council revise the estimate assessment downward per the letter he submitted to the Council.

Beverly Powell, 1819 Eustis Street, addressed the Council. Powell asked whether sidewalks were being considered, when the assessments would start, and how wide the shoulder would be between the stripes and curb. Staff responded that sidewalks were not being considered and assessments would likely be paid starting in 2020.

Harvey Skow, 1931 Carl Street approached the dais. He asked if Eustis and Roselawn were being treated as different projects with differing assessment amounts. He said he does not access

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his property from Roselawn Avenue and will not benefit from the project. He said he felt he should not be assessed.

Anne Feider, 1698 Eustis Street, approached the Council. She asked the Council about bonding for the project, whether it was being completed in phases, parking plans, and drainage. In conclusion, she said she felt the cost of the road should be shared among all residents because it acts as a main thoroughfare.

Josh Houser, 1778 Eustis Street, approached the Council. He inquired about bike lane possibilities similar to those in neighboring cities.

John Bykowski, 1918 Eustis Street, approached the dais. He asked the Council about the breakdown of assessment costs per property and whether the two roads could be done sequentially to address parking and access challenges. He appreciated the Council's financial constraint in not putting in sidewalks.

Duane Pulford, 1757 Eustis Street, approached the Council. He expressed concerns over construction delays by the contractor. He asked that once they start work that they keep at it until it is completed.

John Murray, 1750 Eustis Street, approached the Council. He stated that widening the streets could increase car speeds. As a father of small children he was concerned about what this could mean for their outdoor play.

Mayor Gaasch closed the public hearing at 8:50 p.m. She thanked everyone who came to the meeting to speak and give their input on this project. Gaasch then asked if there was a motion from the Council. Councilor Moffatt made a motion to approve Resolution 010819E, A Resolution Ordering the 2019 Infrastructure Improvement Project. The motion seconded by Councilor Grove and carried unanimously.

#### B. 2040 Comprehensive Plan Public Hearing

Butkowski noted that the 2040 Comprehensive Plan was sent to neighboring jurisdictions for review on June 12, 2018. That six-month period ended on December 12, 2018. The City received a few comments from our neighbors. The Metropolitan Council did a preliminary review of the plan during this time. Their suggested changes were minor with the exception of being given an affordable housing allocation due to the anticipated redevelopment projects.

Jennifer Haskamp of Swanson Haskamp Consulting presented an overview of the Comprehensive Plan update process including the work done by the Steering Committee and how the public formed the process.

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Mayor Gaasch opened the floor to anyone in attendance that wanted to speak on this matter.

Cynthia Ahlgren, 1563 Fulham Street, approached the dais. She stated that she is the President of the Friends of Breck Woods organization. Ahlgren asked the Council to consider climate change issues leading into the year 2040 when adopting the Comprehensive Plan. She urged the Council to consider it an imperative to save Breck Woods instead of viewing it as an amenity.

Steve Ahlgren, 1563 Fulham Street, approached the Council. He listed possible ways that the woods could be purchased or preserved that would keep the area from being developed. He asked the Council to review the letter he emailed to them prior to the meeting.

Ann Juergens, St. Paul resident, approached the dais. She informed the Council that the St. Anthony Park Community Council would be hosting a meeting on Thursday, January 10 at 7 p.m. with the prospective buyers of Breck Woods. She asked the Council to slow down the Comprehensive Plan adoption process and keep the woods designated for conservation.

Margot Manson, St. Paul resident, approached the Council. She stated that not only is the Seminary's land wooded, but it is a wetland as well. Manson would like to see it preserved for the good of all insects occupying the space including the rusty patch bumblebee.

Wayne Sisel, 1567 Fulham Street, approached the dais. He shared his desire to have a minimal amount of human impact in the Seminary's wooded land area. He expressed hope that all parties can reach a sensible solution.

Elizabeth Ooten, 1577 Fulham Street, was last to comment. Ooten shared that she also believes the rusty patched bumblebee could be in the woods, and that if that is true, it should be protected. She said she has been asking for time to find funding to purchase Breck Woods for preservation but has received no response.

Mayor Gaasch thanked all of those who contributed to the discussion of the Comprehensive Plan and for coming to the meeting.

**Discussion/Action Items**

**A. Committee Appointments and Assignments**

The Council determines committee assignments and makes other designations at the first meeting of the year. Staff carried over the assignments from 2018 to 2019 and will finalize changes based on the outcome of the discussion.

Councilor Moffatt made a motion to adopt committee assignments and designations as discussed. This was seconded by Councilor Grove and carried unanimously.

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**B. Government Alliance on Race and Equity Training**

The League of Minnesota Cities (LMC) and the Government Alliance on Race and Equity (GARE) have partnered for a number of years to provide training on how to advance racial equality. The process is staff and resource intensive to the point that only large metropolitan cities have participated in Minnesota. LMC has been trying to create a “small cities” model and Mayor Gaasch has helped with that and a new small cities GARE cohort is scheduled for 2019.

Mayor Gaasch asked the Council to consider if this is something the City should participate in, who would like to be a part of the team, and an authorization of the costs to participate.

Councilor Moffatt made a motion to participate in the GARE program. This was seconded by Councilor Dains and carried unanimously.

**Additional Items**

**A. Real Estate Equities Community Meeting**

Real Estate Equities would like to share their vision for a senior housing complex at 1795 Eustis Street with the community. The Council selected March 19 and 28 as possibilities. Staff will confirm and post notice of this event as a special meeting.

Councilor Dains said the annual LMC legislative conference was in February and was wondering if others planned to attend. Staff will sign up interested councilors.

**Set Agenda for Next Meeting**

Administrator Butkowski stated that the January 22 council meeting may include a Fund 414 to Fund 415 transfer resolution, transmission of the Comprehensive Plan to the Metropolitan Council, further discussion of the draft high density residential-conservation (HDR-C) zoning ordinance, December financials, and a draft Small Cell Tower Ordinance.

**Work Session**

**A. Opportunity for the Public to Address the City Council**

Mayor Gaasch opened the floor to anyone in attendance that wanted to address the Council. There being no interested parties to speak, Mayor Gaasch closed the floor.

**B. High Density Residential-Conservation (HDR-C) Draft Zoning Ordinance**

In July, the Council authorized Swanson Haskamp Consulting to gather community feedback and draft the zoning text for the High Density Residential—Conservation (HDR-C) zoning district proposed in the 2040 Comprehensive Plan. Jennifer Haskamp approached the dais to give a presentation on this topic and answer questions from the Council and community members in attendance. Her presentation included hypothetical modeling to show how the City can encourage permanent conservation by trading development bonuses and green construction.

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The city attorney will review the draft zoning. A public hearing on the draft ordinance is scheduled for February 12.

**C. Special Assessment Policy Revisions**

Butkowski said the Special Assessment Policy was last revised before the 2000-2003 street improvement projects. Based upon its age, it needed updating to reflect changes in state law, improve readability, and make applicable to other projects.

This plan was revised by Dave Anderson from Kennedy and Graven who addressed the Council briefly to answer questions. Adoption of these changes is anticipated at the next meeting.

**D. Community Development Update**

The developers of the Seminary owned land were in attendance at the meeting tonight.

Council Member Moffatt moved to enter into a closed session at 11:25 p.m. to discuss the city administrator's performance review. This was seconded by Councilor Grove and carried unanimously.

**Closed Session**

**A. City Administrator Performance Review**

Council Member Moffatt moved to end the closed session at 11:40 p.m. This was seconded by Councilor Grove and carried unanimously.

Mayor Gaasch noted the Council discussed the city administrator's performance and said a revised employment agreement would be on the next agenda.

**Adjournment**

Councilor Moffatt moved and seconded by Councilor Grove to adjourn the meeting at 11:41 p.m. Motion carried unanimously.

Respectfully submitted,



Miles Cline  
Deputy City Clerk