

**FILE**

**LAUDERDALE CITY COUNCIL MEETING AGENDA  
7:30 P.M. TUESDAY, JULY 12, 2011  
LAUDERDALE CITY HALL, 1891 WALNUT STREET**

The City Council is meeting as a legislative body to conduct the business of the City according to Robert's Rules of Order and the Standing Rules of Order and Business of the City Council. Unless so ordered by the Mayor, citizen participation is limited to the times indicated and always within the prescribed rules of conduct for public input at meetings.

**1. CALL THE MEETING TO ORDER**

**2. ROLL CALL**

**3. APPROVALS**

- a. Agenda
- b. Minutes of the June 28, 2011, City Council Meeting
- c. Claims Totalling \$77,020.94

**4. CONSENT**

- a. 2011 HVAC License
- b. City Hall Roof Repair Quote
- c. Councilor Gaasch's Participation at National League of Cities Conference

**5. SPECIAL ORDER OF BUSINESS/RECOGNITIONS/PROCLAMATIONS**

**6. INFORMATIONAL PRESENTATIONS / REPORTS**

**7. PUBLIC HEARINGS**

Public hearings are conducted so that the public affected by a proposal may have input into the decision. During hearings all affected residents will be given an opportunity to speak pursuant to the Robert's Rules of Order and the standing rules of order and business of the City Council.

**8. DISCUSSION / ACTION ITEMS**

- a. Livable Communities Demonstration Account Grant Application – Resolution 071211A
- b. Hiring of a Temporary Zoning Assistant
- c. Municipal Liquor – Letter from City Attorney
- d. Liability and Workers Compensation Insurance Renewal

**9. ITEMS REMOVED FROM THE CONSENT AGENDA**

**10. ADDITIONAL ITEMS**

**11. SET AGENDA FOR NEXT MEETING**

- a. Parking Ordinance Revisions
- b. Roseville Youth Baseball Association – Field Improvement Agreement
- c. Visit by County Attorney John Choi – Moved to October 11

### 13. ADJOURNMENT

- b. Legislative Update and 2012 Budget
- c. Vikings Stadium Discussion - Resolution
- d. TIF Funds and Options for Eustis Street

appreciated.

Your participation, as prescribed by the Robert's Rules of Order and the standing rules of order and business of the City Council, is welcomed and your cooperation is greatly

presiding officer.

Any member of the public may speak at this time on any item not on the agenda. In consideration for the public attending the meeting for specific items on the agenda, this portion of the meeting will be limited to fifteen (15) minutes. Individuals are requested to limit their comments to four (4) minutes or less. If the majority of the Council determines that additional time on a specific issue is warranted, then discussion on that issue shall be continued at the end of the agenda. Before addressing the City Council, members of the public are asked to step up to the microphone, give their name, address, and state the subject to be discussed. All remarks shall be addressed to the Council as a whole and not to any member thereof. No person other than members of the Council and the person having the floor shall be permitted to enter any discussion without permission of the

- a. Opportunity for the Public to Address the City Council

### 12. WORK SESSION

Mayor Dains called the City Council's annual goal setting session to order at 6:25 p.m.

Councillors present: Roxanne Grove, Mary Gaasch, Denise Hawkinson, Lara Mac Lean, and Mayor Jeff Dains. Councillors absent: none.

Staff present: Heather Butkowski, City Administrator; Jim Bownik, Assistant to the City Administrator; and David Himrichs, Public Works Coordinator.

The Council discussed the list of services the City provides. The Council and staff discussed how services ranging from CTV programming to summer recreation were managed and whether there were opportunities for change or improvement. The Council also reviewed the capital improvement projects proposed for 2012. Many of them are items deferred from previous years. The Council discussed deferring the replacement of microphones and chairs in the council chambers as well as improvements around Walsh Lake. The Council also directed staff to budget for a fence, BBQ grill, and garbage can for Skyview Park.

Finally, the Council identified items for priority discussions in the upcoming year including plans for Eustis Street, a municipal liquor store, city revenue and aid cuts, organized collection, and community events.

Mayor Dains called the regularly scheduled City Council meeting to order at 7:43 p.m. Mayor Dains asked for changes to the meeting agenda. There being none, Councilor Hawkinson moved to approve the agenda. Councilor Mac Lean seconded the motion and it passed unanimously.

Councilor Gaasch moved to approve the June 14, 2011, City Council meeting minutes. Councilor Mac Lean seconded the motion and it passed unanimously.

Councilor Mac Lean moved approval of the claims totaling \$48,666.61. Councilor Hawkinson seconded the motion and it passed unanimously.

Mayor Dains asked if councillors wished to remove items from the consent agenda. Councilor Hawkinson removed the PCI minutes. Councilor Grove moved the remaining consent agenda items: HVAC and rental housing licenses, park use applications, May 2011 finances, pond mapping proposal by city engineer, and service contract with Mike McPhillips for street sweeping. Councilor Gaasch seconded the motion and it passed unanimously.

Bownik said the Roseville Community Band will perform at Music under the Trees on July 11 starting at 7:30 p.m. Hamline Autobody sponsored the music and Schwan's is donating frozen treats. Residents that order through Schwan's using campaign number 34634 will be supporting the park.

The Council discussed a time and date for a community meeting to provide information on the impact of the state budget on the City and gather community feedback. *The consensus of the Council was to reschedule the August 23 city council meeting for August 30 and hold the community meeting on August 24 starting at 6:30 p.m.*

Butkowski said that Roseville Area Youth Baseball reviewed the draft ballfield improvement agreement and suggested modifications to the agreement. The Mayor noticed that the agreement didn't indicate they planned to use the field from April to July each year. Butkowski will add that to the agreement before sending to the city attorney for review.

Staff drafted a sanitary sewer maintenance policy to meet the requirements for better coverage through the League of Minnesota Cities Insurance Trust. The policy primarily defines how the city will operate the system and procedures for handling emergencies.

**Councilor Gaasch moved to adopt the sanitary sewer maintenance policy as presented. Councilor Mac Lean seconded the motion and it passed unanimously.**

The State Auditor sent a memo announcing the community survey initiative developed by the Council on Local Results and Innovation. Cities that participate will be exempt from levy limits and receive \$.14 of additional LGA per capita. The Council discussed whether or not to participate in the program. *The Council decided not to participate in the program because the City is not subject to levy limits, the additional LGA of \$333 does not cover the cost to implement the survey, and the goal is to use limited staff time most efficiently.*

Councilor Hawkinson said she found information in the packet that has since answered her questions regarding the PCIC minutes. **She moved to acknowledge the PCIC minutes as presented. Councilor Gaasch seconded the motion and it passed unanimously.**

Butkowski reviewed the preliminary agenda for the next meeting, which included the annual insurance renewals, Livable Communities grant application, options for Eustis Street, parking ordinance revisions, and the October 11 visit by County Attorney John Choi.

Mayor Dains explained the Council was moving into the work session. Work sessions are a continuation of the meetings but not aired on community television.

The Mayor asked if anyone present wished to address the Council. No one present wished to do so.

LAUDERDALE CITY COUNCIL  
MEETING MINUTES

Lauderdale City Hall  
1891 Walnut Street  
Lauderdale, MN 55113

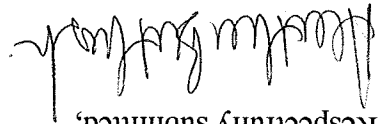
Page 3 of 3

The council members shared information they learned about the probable state government shut down. Ultimately, there has been no state budget resolution.

Bownik explained that the PCIC had been discussing ways to keep fantastic city events but minimize the effort that goes into them due to budget cuts, constraints on staff time, and the limited number of PCIC members. They suggested eliminating the parade in favor of offering parade participants other ways in which to participate at Day in the Park. They also suggested replacing the food preparation by volunteers in favor of food carts. The Council agreed with the suggestions and staff will implement to the extent possible this year.

**There being no further business on the council agenda, Councilor Hawkinson moved to adjourn the meeting. Councilor Gaasch seconded the motion and it carried. The meeting adjourned at 9:03 p.m.**

Respectfully submitted,



Heather Butkowski  
City Administrator

**CITY OF LAUDERDALE  
CLAIMS FOR APPROVAL  
July 12, 2011 City Council Meeting**

Payroll	
7/08/11 Payroll: Direct Deposit # 501195-501198	\$6,011.75
7/08/11 Payroll: Payroll Liabilities, e-payments 564E-566E	\$5,549.12
<u>Vendor Claims</u>	
07/12/11 Claims: Check #'s 20798-20818	\$65,460.07
<b>SUBTOTAL</b>	<b>\$77,020.94</b>

**Total Claims for Approval \$77,020.94**







CITY OF LAUDERDALE

\*Check Detail Register©

JULY 2011

Check Amt Invoice Comment

<b>Total KONICA MINOLTA</b>		\$230.85	
Paid Chk# 020809	MARK PETERSON	7/12/2011	
E 101-41200-442	MISC		\$50.00
clean up fee refund			
<b>Total MARK PETERSON</b>			\$50.00
Paid Chk# 020810	MET-COUNCIL ENVIRONMENTAL SER.	7/12/2011	
E 601-49000-387	WATER TREATMENT SERVICE		\$11,217.61
8/11 wastewater treatment			
<b>otal MET-COUNCIL ENVIRONMENTAL SER.</b>			\$11,217.61
Paid Chk# 020811	MN DEPT OF LABOR AND INDUSTRY	7/12/2011	
E 101-43400-443	SURCHARGE REPORT		\$108.25
2q11 surcharge report			
<b>Total MN DEPT OF LABOR AND INDUSTRY</b>			\$108.25
Paid Chk# 020812	NAPA AUTO PARTS	7/12/2011	
E 101-43000-213	LUBRICANTS & OTHER FLUIDS		\$46.01
mower supplies			
<b>Total NAPA AUTO PARTS</b>			\$46.01
Paid Chk# 020813	NELSON CHEESE AND DELI	7/12/2011	
E 101-41100-440	MEETING EXPENSES		\$71.42
goals setting meals			
<b>Total NELSON CHEESE AND DELI</b>			\$71.42
Paid Chk# 020814	ON SITE SANITATION	7/12/2011	
E 101-45200-427	PORTA POTTY RENTAL		\$55.58
6/11 portable restroom			
<b>Total ON SITE SANITATION</b>			\$55.58
Paid Chk# 020815	RAMSEY COUNTY, PROP REC & REV	7/12/2011	
E 101-41200-355	MISC PRINTING/PROCESS SER		\$20.00
G 101-21706	HEALTH INSURANCE		\$378.74
E 101-42100-318	911 Dispatch		\$801.70
7/11 insurance benefits processing			
7/11 insurance benefits			
6/11 911 dispatch			
<b>Total RAMSEY COUNTY, PROP REC &amp; REV</b>			\$1,200.44
Paid Chk# 020816	VISTAPRINT USA	7/12/2011	
E 101-41200-201	GENERAL SUPPLIES		\$71.64
staff business cards			
E 101-41100-201	GENERAL SUPPLIES		\$100.00
council business cards			
<b>Total VISTAPRINT USA</b>			\$171.64
Paid Chk# 020817	XCEL ENERGY, CITY HALL	7/12/2011	
E 101-43000-383	GAS UTILITIES		\$32.95
6/11 City Hall utilities			
E 101-43000-381	ELECTRIC		\$190.85
6/11 City Hall utilities			
<b>Total XCEL ENERGY, CITY HALL</b>			\$223.80
Paid Chk# 020818	XCEL ENERGY, STREET LIGHTING	7/12/2011	
E 101-43000-380	STREET LIGHT UTILITY		\$37.02
6/11 bridge lights			
<b>Total XCEL ENERGY, STREET LIGHTING</b>			\$37.02
<b>10100 NORTH STAR CHECKING</b>			\$65,460.07

**\*Check Detail Register®**

**CITY OF LAUDERDALE**

JULY 2011

Check Amt Invoice Comment

**Fund Summary**

10100 NORTH STAR CHECKING	\$53,622.01	
101 GENERAL		
601 SEWER UTILITIES	\$11,306.19	
602 STORM SEWER ENTERPRISE FUND	\$531.87	
	<hr/>	
	\$65,460.07	

# LAUDERDALE COUNCIL ACTION FORM

**TYPE OF REQUEST**

Consent

Action

Resolution

Information

Work session

MEETING DATE July 12, 2011 \_\_\_\_\_

AGENDA NUMBER 2011 Licenses \_\_\_\_\_

DESCRIPTION 2011 Licenses \_\_\_\_\_

**BACKGROUND OR PAST COUNCIL ACTION**

The following applicant successfully met the criteria for his respective license.

HVAC  
Forrest Heating Inc. – St. Paul, MN

**OPTIONS**

**STAFF RECOMMENDATION**

By approving the consent agenda, the Council approves the aforementioned licenses for 2011.

**COUNCIL ACTION**

STAFF ACTION

MOTION BY \_\_\_\_\_

SECOND \_\_\_\_\_

# LAUDERDALE COUNCIL ACTION FORM

**Action Requested**

Consent  \_\_\_\_\_

Public Hearing  \_\_\_\_\_

Discussion  \_\_\_\_\_


Action  \_\_\_\_\_

Resolution  \_\_\_\_\_

Work Session  \_\_\_\_\_

Meeting Date July 12, 2011

ITEM NUMBER Roof Repair

STAFF INITIAL 

APPROVED BY ADMINISTRATOR \_\_\_\_\_

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

A couple of leaks in the roof have formed over time. The newest one allows water to get into the storage area in the kitchen where we store cooking supplies and the community event items. Since it is a flat rubber roof, it requires a commercial roofer (versus a residential roofer). Staff is familiar with Sela's work and asked them to look at the problem areas and provide a quote. They quoted a time and materials price not to exceed \$1,200.

As staff has noted in the past, we would like to revise the purchasing policy when time permits because the spending thresholds were established 15 years ago. It doesn't make sense to spend significant time meeting with contractors and soliciting quotes for small projects, such as this one. Obviously, if the Council wishes, we will get more quotes but this one seems very reasonable.

- OPTIONS:**
1. Hold off on roof repairs.
  2. Get more quotes from commercial contractors.
  3. Hire Sela Roofing to make the repairs.

**STAFF RECOMMENDATION:**

By approving the consent agenda, the Council authorizes Sela Roofing to make roof repairs at a price not to exceed \$1,200.

**COUNCIL ACTION:**



CUSTOMER COPY

JUNE 29, 2011  
612-296-4124  
DAVID HENRICKS

LAUDERDALE CITY HALL  
1891 WALNUT STREET  
LAUDERDALE, MN 55113

We propose to provide the necessary labor, equipment and materials to do the following work at the above address by:

- Re-flash hatch properly.
- Repair miscellaneous patches.
- Remove all roofing equipment and materials from job site when completed and clean up and haul away all debris from the premises.

COST FOR THE ABOVE DESCRIBED WORK IS TO BE DONE ON A TIME AND MATERIAL BASIS AT THE RATE OF \$85.00 PER HOUR, PER MAN PLUS THE COST OF MATERIALS NOT TO EXCEED \$1200.00

GUARANTEE

As this is repair work, we are unable to guarantee this would stop the existing leaks nor prevent any further leaks from occurring.

PAYMENT

A payment of 1/3<sup>rd</sup> of the Contract amount is due upon the set-up of the roofing project and remaining balance will be invoiced and due upon receipt. Interest on unpaid balances after completion accrues at the rate of 1 1/2% (1.5%) per month (18% per annum).

NOTE

This proposal may be withdrawn by SELA if not accepted within Thirty (30) days, and price is subject to Manager's approval for Seven (7) days after customer's signature as acceptance. In the event customer attempts to and/or does cancel or breach this agreement, the parties agree that SELA's resulting damages will be difficult to ascertain and that SELA shall be entitled to liquidated damages in a sum equal to twenty percent (20%) of the total Contract price or \$500.00, whichever is greater. The parties agree that this is not a penalty, is not an amount greater disproportionate to SELA's estimated actual damages, and is an accurate approximation of SELA's lost profit due to customer's cancellation and/or breach of this agreement.

Acceptance of the Proposal: The above price, specifications and conditions, including those set forth in the "Additional Contract Terms" attached hereto, are satisfactory and are hereby accepted. SELA is authorized to do the work as specified. Payment will be made as outlined.

THANK YOU!

DAN SCHEEL, SERVICE MANAGER  
SELA COMMERCIAL DIVISION

THE ATTACHED "ADDITIONAL CONTRACT TERMS" ARE INCORPORATED HEREIN BY REFERENCE AND ARE PART OF THIS CONTRACT

SELA ROOFING AND REMODELING, INC.

BY: *[Signature]*  
DATE: 6/29/11

CUSTOMER:


BY:

DATE:

SELA Roofing Commercial Division  
1743 County Road F East, White Bear Lake, MN 55110  
612-623-1982 (Phone) 612-331-4019 (Fax)  
Visit us at www.selaservices.com  
State of Minnesota License ID #0001050

Cell # 612-290-7769

**LAUDERDALE COUNCIL  
ACTION FORM**

Meeting Date	July 12, 2011
ITEM NUMBER	NLC Conference
STAFF INITIAL	
APPROVED BY ADMINISTRATOR	

<b>Action Requested</b>	Consent	<input checked="" type="checkbox"/>
	Public Hearing	<input type="checkbox"/>
	Discussion	<input type="checkbox"/>
	Action	<input type="checkbox"/>
	Resolution	<input type="checkbox"/>
	Work Session	<input type="checkbox"/>

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

Councilor Gaasch would like to attend the National League of Cities Leadership Summit being held in Minneapolis from September 15-17. This year the Council budgeted \$2,000 for councilor training and has used \$309 to date. As a non-member, this event costs \$945 per participant.

- OPTIONS:**
1. Approve Councilor Gaasch's participation in the event.
  2. No not approve Councilor Gaasch's participation in the event.

**STAFF RECOMMENDATION:**


By approving the consent agenda, the Council approves Councilor Gaasch's participation in the National League of Cities Leadership Summit.

**COUNCIL ACTION:**



**LAUDERDALE COUNCIL  
ACTION FORM**

<b>Action Requested</b>	_____
Consent	_____
Public Hearing	_____
Discussion	<u>  X  </u>
Action	<u>  X  </u>
Resolution	_____
Work Session	_____

Meeting Date	July 12, 2011
ITEM NUMBER	Livable Communities Grant
STAFF INITIAL	
APPROVED BY ADMINISTRATOR	_____

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

The Council directed staff to work with Bonestroo on a Livable Communities grant application. The completed materials are attached. Let me know if you have any questions or suggestions. At this point, all the Council has to do is adopt the attached resolution showing support for the project.

Side note: The Met Council told Tina that even though they have supported a number of these types of planning projects, they prefer to fund projects closer to being "shovel ready." As was said before, we may not receive the grant, but it is worth applying for.

**OPTIONS:**

Motion to adopt or not adopt the attached resolution.

**STAFF RECOMMENDATION:**

Motion to adopt Resolution 071211A - A Resolution Identifying the Need for Livable Communities Demonstration Account Funding and Authorizing an Application for Grant Funds.

**COUNCIL ACTION:**



**RESOLUTION 071211A**

**CITY OF LAUDERDALE  
COUNTY OF RAMSEY  
STATE OF MINNESOTA**

**RESOLUTION IDENTIFYING THE NEED FOR LIVABLE COMMUNITIES  
DEMONSTRATION ACCOUNT FUNDING AND AUTHORIZING AN APPLICATION  
FOR GRANT FUNDS**

**WHEREAS**, the City of Lauderdale is a participant in the Livable Communities Act's Housing Incentives Program for 2011 as determined by the Metropolitan Council, and is therefore eligible to apply for Livable Communities Demonstration Account funds; and **WHEREAS**, the City has identified a proposed project within the City that meets the Demonstration Account's purposes and criteria and is consistent with and promotes the purposes of the Metropolitan Livable Communities Act and the policies of the Metropolitan Council's adopted metropolitan development guide; and

**WHEREAS**, the City has the institutional, managerial and financial capability to ensure adequate project administration; and

**WHEREAS**, the City certifies that it will comply with all applicable laws and regulations as stated in the grant agreement; and

**WHEREAS**, the City agrees to act as legal sponsor for the project contained in the grant application submitted on July 15, 2011; and

**WHEREAS**, the City acknowledges Livable Communities Demonstration Account grants are intended to fund projects or project components that can serve as models, examples or prototypes for development or redevelopment projects elsewhere in the region, and therefore represents that the proposed project or key components of the proposed project can be replicated in other metropolitan-area communities; and

**WHEREAS**, only a limited amount of grant funding is available through the Metropolitan Council's Livable Communities Demonstration Account during each funding cycle and the Metropolitan Council has determined it is appropriate to allocate those scarce grant funds only to eligible projects that would not occur without the availability of Demonstration Account grant funding.

**NOW, THEREFORE, BE IT RESOLVED** that, after appropriate examination and due consideration, the governing body of the City:

1. Finds that it is in the best interests of the City's development goals and priorities for the proposed project to occur at this particular site and at this particular time.

2. Finds that the project components for which Livable Communities Demonstration Account funding is sought:

- (a) will not occur solely through private or other public investment within the reasonably foreseeable future; and
- (b) will occur within two years after a grant award only if Livable Communities Demonstration Account funding is made available for this project at this time.

3. Represents that the City has undertaken reasonable and good faith efforts to procure funding for the project component for which Livable Communities Demonstration Account funding is sought but was not able to find or secure from other sources funding that is necessary for project component completion within two years and states that this representation is based on the following reasons and supporting facts:

- Economic downturn resulting in a significant loss of state aids and credits.
4. Authorizes its Mayor to submit on behalf of the City an application for Metropolitan Council Livable Communities Demonstration Account grant funds for the project components identified in the application, and to execute such agreements as may be necessary to implement the project on behalf of the City.

CITY OF LAUDERDALE )  
COUNTY OF RAMSEY )  
STATE OF MINNESOTA )

ss

I, Heather Butkowski, being duly qualified and City Administrator for the City of Lauderdale, Ramsey County, Minnesota, do hereby certify that the attached and foregoing is a true and correct copy of a Resolution duly adopted by the City Council of the City of Lauderdale on Tuesday, July 12, 2011, as the same appears in the minutes of said meeting on file and of record in City Offices.

**ADOPTED** by the City Council of Lauderdale this 12<sup>th</sup> day of July, 2011.

Jeff Dains, Mayor

ATTEST:

Heather Butkowski, City Administrator

Section 1: Project Identification	
1. Project name	<b>Larpenteur Avenue Corridor Project</b>
2. Applicant	City of Landerdale - a City, County or Development Authority
City's application contact	Heather Butkowski
	Title Administrator
	Phone 651-792-7657
	Email heather.butkowski@ci.landerdale.mn.us
	City Landerdale - a Developed city
3. Project location	Address / Intersection Larpenteur Avenue between the Hwy 280 interchange and Pleasant Street.
4. Amount requested	\$20,000
<b>Definition of terms</b>	
<ul style="list-style-type: none"> <li>• The <i>Pre-Development Project</i> is the set of Grant-Funded Activities for which funding is requested in the application.</li> <li>• The <i>Project Area</i> is the specific geographic area in which LCDA Pre-Development Project activities will be conducted and is the site of the future development or redevelopment Project.</li> <li>• The <i>Future Development Project</i> is the future development or redevelopment that through its design and execution will deliver benefits such as housing, connections, and/or jobs to the region.</li> <li>• <i>Affordable Housing</i> is ownership or rental housing affordable to households earning 60% or less of Area Median Income (AMI).</li> <li>• <i>Developed Communities</i> are cities where more than 85% of the land is developed, infrastructure is well established and efforts must go toward keeping it in good repair.</li> <li>• <i>Developing Communities</i> are cities where the most substantial amount of new growth – about 60 percent of new households and 40 percent of new jobs – will occur.</li> <li>• <i>Transit Improvement Areas (TIA)</i> are specially designated tracts of land that encompass a half-mile radius around transit stations that support bus rapid transit, light rail transit or commuter rail that have the potential to increase ridership and stimulate new commercial and residential development that have been designated by the Minnesota Department of Employment and Economic Development. Fifty-three TIAs have been designated along the routes of Northstar Commuter Rail, Hiawatha Light Rail, Cedar Avenue Bus Rapid Transit, I-35W Bus Rapid Transit, Central Corridor Light Rail and Southwest Light Rail Lines.</li> </ul>	

<p><b>5. Describe the Pre-Development Project</b></p>
<p>A. Provide a brief, overall description of the Pre-Development Project. Include a brief description of the Grant Funded Activities, explaining how they will support and help implement the future development Project described in 5.C.</p> <p>This will provide the necessary tools for redevelopment in the City's only commercial corridor. The area contains small commercial lots that make redevelopment challenging and vacancy levels are rising. Also, a large industrial user in the corridor has explored the possibility of vacating and redeveloping its site, raising the uncertainty. The interchange at Hwy 280 was upgraded following the I-35W bridge collapse which should provide a catalyst for growth. Funded activities are land use alternatives/phasing/acquisition strategies and design standards.</p>
<p>B. Identify the Project Area. (The Project Area must be a specific geographic site that the applicant plans to develop or redevelop in accordance with the LCDA program criteria.)</p> <p>The project was identified as a mixed use corridor in the City's comprehensive plan with the direction that additional study would be necessary for detailed planning, economic feasibility, land acquisition strategies necessary to support redevelopment due to the existing lot configurations.</p>
<p>C. Describe any planning, visioning or other activities that have been completed for the Project Area, or portions of the Project Area. List or describe the products of these activities, such as planning documents, area or neighborhood plans, etc.</p> <p>Community wide vision was conducted during the comprehensive plan update in 2008-2009. During that time, the Steering Committee and community reinforced a vision for a vibrant mixed use corridor along Larpenneur Avenue. A mixed use land use designation was created to reinforce this vision.</p>
<p>D. When is development expected to commence in the Project Area?</p> <p>Redevelopment is anticipated to occur within two years. The City is actively working with a property owner who is ready to develop as soon as planning is complete. The City has met with additional business owners and identified a high level of interest in resolving the existing planning uncertainty that is holding back current expansion plans.</p>

<p><b>6. Future Development Project Potential</b> Describe how you envision the future development Project will achieve the following LCDA objectives:</p>	<p><b>A. Land Uses</b></p> <p>1. Intensify land use by adding buildings or other uses and increase density to a level that maximizes the potential of the location. The existing corridor (from Hwy. 280 to Pleasant Avenue) contains a mix of older single family homes on 40-55 foot wide lots with older commercial interspersed at corners as well as within blocks resulting in ineffective mixed use. Existing lot patterns and limited lot depth restricts redevelopment potential resulting in a reduced level of development and activity that would otherwise be expected for this corridor. Creating land use alternatives will identify parcels for land assemblage and combination to support larger developments, increase tax base, and create an activity center for the city. Efficient land use will improve and encourage greater pedestrian access and use of transit.</p>	<p>2. Improve the balance between jobs and housing, and establish a connected development pattern between housing and centers of employment, education, retail and recreation uses. Commercial redevelopment will provide necessary tax base growth and new services to a fully developed area with significant amount of small lot single family and dense multiple family housing. Planning will also provide for improved pedestrian connections along this key link between the large amount of multi-family housing on the east end and the industrial jobs (6,500) on the west end within four abutting TAZ's. Improvements will maximize access to Highway 280, I-94 just to the south and Hennepin Avenue immediately to the west. The goal is to create jobs which can be accessed by local residents but also improve connections to the jobs adjacent to the project.</p>	<p>3. Diversify housing options within the future development site, neighborhood, and community. The project area already contains a wide range of housing options with small lot single family and high density apartments surrounding the study area. The long term vision would seek to replace some of the scattered single family homes within this high volume, mixed use corridor with residential options more appropriate for a mixed use corridor. This type of housing product would be new to the community.</p>
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<p><b>6. Future Development Project Potential, Cont.</b> Describe how you envision the future development Project will achieve the following LCDA objectives:</p>
<p>4. Develop land uses linked to the local and regional transportation systems. Specify if the proposed future development Project will be located within: A TIA designated by DEED (i.e., 53 station areas along the Northstar commuter rail line, Hiawatha LRT, Central Corridor LRT, Southwest Corridor LRT, Cedar Avenue BRT or the 135W BRT); <b>or</b> One-half mile radius of a park-and-ride facility on an express commuter bus or express bus route or within a one-quarter mile radius of a fixed stop on a high-frequency bus route; <b>or</b> One-half mile radius of a stop on future arterial BRT corridors, stations under study along the Bottineau, Rush Line or Red Rock transitways; or potential stations along future transitways where no mode or stations have been identified. Identity: The project area has excellent bus transit service. Bus 61 runs every 30 min on Larpenieur between DT Minneapolis and St. Paul. Bus 3 runs every 5 – 15 min on Como between DT St. Paul and the U of M. A bicycle locker/park &amp; ride is located between Como and Larpenieur, just east of Hwy 280.</p>
<p>5. Enhance major state transportation investments, such as new interchanges, ramps, or major road improvements; or regional investments including transitways. Part of the reason for this request is the recent upgrade of the Hwy 280/Larpenieur interchange. The previous interchange was an unusual layout that restricted development interest in the area. The current layout provides improved access to the area and has elevated interest. The existing plans and standards do not capitalize on this new transportation improvement or the excellent transit access as much as it could with modern mixed use implementation tools. In addition, the upgrade of Hwy 280 closed other access points which has elevated this corridor as the singular community identity point.</p>
<p>6. Achieve development that provides optimal convenience for pedestrian access to transit. Larpenieur Avenue is an important link between the large amount of multi-family housing on the east end of the City and industrial jobs on the west end. Corridor design, land assembly and building placement will improve pedestrian access, convenience and walkability to the corridor that does not otherwise exist today. These improvements will ease resident access to the excellent transit bus service currently operating on the corridor.</p>
<p>7. Provide opportunities to employ natural resources, where doing so is feasible and appropriate, as community connections, assets and amenities. Since this is a fully developed area that was constructed many decades ago, very few natural resources remain and much of the area is hardscape. Redevelopment of this area with modern design standards would allow the introduction of newer techniques such as rain gardens, permeable pavement, city trees and landscaped parking areas which will enhance the natural environment.</p>

<p><b>6. Future Development Project Potential</b></p> <p>Describe how you envision the future development Project will achieve the following LCDA objectives:</p>	<p><b>B. Local planning and implementation processes</b></p>	<p>1. Implement the applicant city's local comprehensive plan.</p> <p>Larpeneur Avenue was guided mixed use in the 2030 update to support the city's vision for a vibrant mixed use corridor. This grant will fund land use alternatives &amp; phasing plan with design standards for future mixed use development. This design work will provide solutions to unique situations and needs of the corridor by specially addressing: creating strategies for lot assembly for redevelopment sites, existing business relocation, and parking needs while focusing on new opportunities for improved and safer pedestrian and bike access and use along the corridor.</p>	<p>2. Assist the applicant city achieve its negotiated affordable and lifecycle housing goals.</p> <p>The City's goal for new affordable housing is 35 new units. As the city is fully developed new opportunities for housing, including affordable housing, are only possible in areas of redevelopment. The community visioning and participation efforts of the Comprehensive Plan update all conclude that Larpeneur Avenue is the greatest opportunity for redevelopment including being the location for new affordable &amp; lifecycle housing.</p>	<p>3. Implement any redevelopment plans, corridor, transit station area, or other local plans applicable to the identified Project Area.</p> <p>Other than the Comprehensive Plan designating this area as mixed use, no other redevelopment or corridor plans have been prepared for this project area. This grant will allow the City to prepare the necessary land use alternative plans and implementation tools for the area consistent with the Comprehensive Plan.</p>	<p><b>7. Grant Funded Activities</b></p>	<p>Describe how the Grant-Funded Activities will assist the applicant achieve the objectives listed in section 6.</p> <p>Lauderdale is one of the largest per capita recipients of LGA and other equalization aids and desperately needs to diversify its non-residential tax base to remain viable. The grant funded activities were identified in the 2030 Comprehensive Plan and will help stabilize the community's tax base by engaging key stakeholders in creating a unified plan and vision for the corridor to reduce incompatible land uses and provide viable opportunities for mixed use growth. In addition, the grant will provide for the creation of updated design standards to ensure the vision can be realized.</p>
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**8. Innovation and Demonstration**

A. Describe innovation and demonstration potential either within the future Project or the Pre-Development Grant-Funded Activities.

This corridor has small commercial lots that were platted at residential depths and have been reduced by road widening. This is a common in locations throughout the Metro along older, high volume corridors. A very engaged group of stakeholders should create an environment conducive to innovative solutions that can then be replicated. Areas for innovation include mixed use to single family transitions and determining whether and how non-residential uses should be allowed to expand into SF areas without disruption of character. Also, the south side of Larpenetour has a significant grade change that may create an opportunity to create innovative design solutions for multi-story development that is "street level" at two different stories.

B. Describe any circumstances that capitalize on unique development opportunities or advantages offered by the Project Area.

The project area has unique development opportunities because it is located in a part of the Metro with very convenient access to both core cities and the U of M. The area has been suppressed from development pressures in the past due to the unusual interchange that has now been redeveloped to modern standards and the lot configuration issues mentioned earlier. In addition, the potential loss of one of the City's major industrial uses creates an employment threat, but also a development opportunity to redevelop one of the largest sites in Lauderdale.

1. Would these opportunities be jeopardized or potentially lost if the applicant does not proceed with the Grant-Funded Activities within the 24-month grant term?

Failure to proceed with the Grant-Funded activities within the 24 month grant term could be critical for the City. The LGA changes at the State level has made it critical that the City facilitate additional growth in order to remain viable as a City. The next 24 months could see the industrial user transition to another user that is not compatible with the City's vision and remove this key catalyst project site. As the recession ends, the new interchange could encourage redevelopment of the underutilized sites in their current form which will make future redevelopment more difficult and expensive.



**9. Potential for Successful Implementation**

	<p>A. Describe the involvement of local leadership, the political commitment, community involvement, or involvement with other partners to date regarding activities in the Project Area.</p>
<p>Through its Comprehensive Plan update, the City Staff, Council and Steering Committee became very committed to the vision for the Larpenetour Avenue Corridor. During the comprehensive plan community involvement consisted of community meetings and surveys. Since the adoption of the plan the City has focused on implementation and has held several meetings with property owners in the corridor. One such property owner is looking to expand but cannot due to the lack of detailed plans for the area. The City is committed to supporting redevelopment and has explored its own opportunities for a municipal liquor store in the corridor. City staff and officials have a strong working relationship with property owners along Larpenetour Avenue and industrial users west of the corridor.</p>	<p>B. Describe local leadership, political commitment and community involvement that will be continued or enacted in the future to carry out the activities funded by this request.</p> <p>City Council, public, and neighborhood based meetings in the corridor will provide ample opportunities for public involvement in the planning process. Every effort will be made to involve area businesses and residents along the corridor and within the project boundary through direct notice, use of the city's website, and newsletters.</p>
<p>C. Describe how you plan to include or coordinate with appropriate private and public partners to implement the future development Project in the Project Area.</p> <p>During the planning process, the City will include all the private property owners and surrounding residents within the corridor and engage them in the development of the framework plan. This will include detailed discussions with all parties that could be impacted by plan changes or commercial expansion. The City has a strong working relationship with business owners, several of whom have expressed an interest in redeveloping.</p>	

<b>10. Project and Project Area Status</b>	
<p>A. Describe the status of current efforts to date to prepare the Project Area for development.</p> <p>In addition to the planning that has occurred as part of the 2030 Comprehensive Plan, the City has also been actively engaged in predevelopment activities including the following: holding regular meetings with the corridor businesses, having a market study prepared for a possible municipal liquor store on the corridor, working with Ramsey County on pedestrian and road improvements, engaging community residents who live within the corridor, and working directly with property owners who are looking for direction as they try to expand or redevelop their properties.</p>	<p>B. Describe how this Pre-Development Project grant request fits into the sequence and progress of the components/tasks needed to implement the future Project.</p> <p>In August, the City will have a community wide meeting to discuss the seriousness of its LGA situation and the potential for enhanced development along the corridor to assist with the diversification of the local tax revenues. Following this meeting, the next step in the sequence will be to perform the more detailed planning and visioning requested in the grant application.</p>

**10. Project and Project Area Status, cont.**

C. Indicate for the Project Area whether any of the following will be needed, are underway, or are completed. Use the space below to provide a description or explanation as needed.

Comprehensive Plan amendment - Completed

Environment Reviews - Select

None anticipated

Zoning changes and variances - Select

New mixed use design standards and rezoning of the corridor is required to implement the comprehensive plan.

Design standards - Select

Design standards are proposed to implement the visions for the corridor in the comprehensive plan.

Development standards - Select

Development standards are proposed to implement the visions for the corridor in the comprehensive plan.

Market studies - Completed

Feasibility studies - Not needed

Existing public infrastructure should be adequate.

<p><b>10. Project and Project Area Status, cont.</b></p>	
<p>D. Is the Project Area currently within a designated TIF or other development district, or an approved development (e.g. PUD)?</p> <p>Yes <input checked="" type="checkbox"/> No <input type="checkbox"/></p>	
<p>E. Does the applicant or any of its entities or partners own the Project Area site or a developable portion or phase of the Project Area?</p> <p>1. If No, are steps being taken to gain site control?</p> <p>Fund will be used to analyze the challenging sites in the corridor and development plans for land assembly and potential acquisition that can lead to direct Project development.</p> <p>Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>	
<p>F. Has the applicant selected a developer for the Project Area?</p> <p>1. If yes, name and type of contract or commitment</p> <p>Yes <input checked="" type="checkbox"/> No <input type="checkbox"/></p>	
<p>2. If no, has the applicant been working with a developer on future development plans for the Project Area?</p> <p>Larpeneur Avenue is a corridor with many ownerships, so it does not lend itself to a master developer situation. The City is currently working with individual property owners directly.</p>	
<p>G. To the best of your knowledge, are there other proposed uses for the project site?</p> <p>Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> - describe:</p>	

### Required submittals

1. Maps and plans (up to 11x17", folded to 8 1/2 x 11" **and** electronic copies in PDF format). Go

to <http://gis.metc.state.mn.us/lca/> to create the required maps. Contact

Leonard.Kne@metc.state.mn.us for assistance with map creation. For questions regarding application interpretation or other assistance, contact Ms. Milashius at (651) 602-1541.

a. An aerial map, with project site boundaries clearly marked.

b. A land use map, with existing and planned project parcels clearly marked.

c. If available, a site plan showing any or all of the following:

1. adjacent land uses and connections (roads, sidewalks, etc.);

2. location and identification of existing and planned buildings;

3. existing and planned streets;

4. transit stops within or adjacent to the development;

5. sidewalks and trail routes;

6. open and/or public spaces;

7. proposed phases, if applicable.

2. The Sources and Uses Excel® file.

3. Local resolution of support from the city in which the project will be located (required wording attached). Note there are two forms of resolution: one for those cities submitting a single grant application for a single project and a second for those cities submitting multiple grant applications covering multiple projects. The appropriate resolution must be submitted with the application or by August 15, 2011.

### Other allowed submittals that may be submitted with the application (no late submittals)

1. The applicant's financial analysis for the project, if one has been completed.

### Submittal instructions

a. Submit the Word and Excel components of the application in their native Word and Excel formats; convert all other attachments to PDF. Note: The Council can accept incoming attachments of up to 20Mb. If the file size becomes too large to email, please split the files among one or more emails.

b. **After the application has been reviewed for completeness and found to be acceptable for submittal**, the applicant will be notified to submit 20 hard copies on 8 1/2 x 11" 3-hole punched paper. Do not attach a cover sheet or bind the copies.

Submit all copies to:

Linda Milashius  
Metropolitan Council Livable Communities  
390 North Robert Street  
Saint Paul MN 55101

## 2011 LCDA Pre-Development Sources and Uses

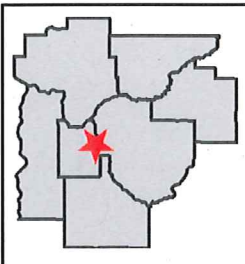
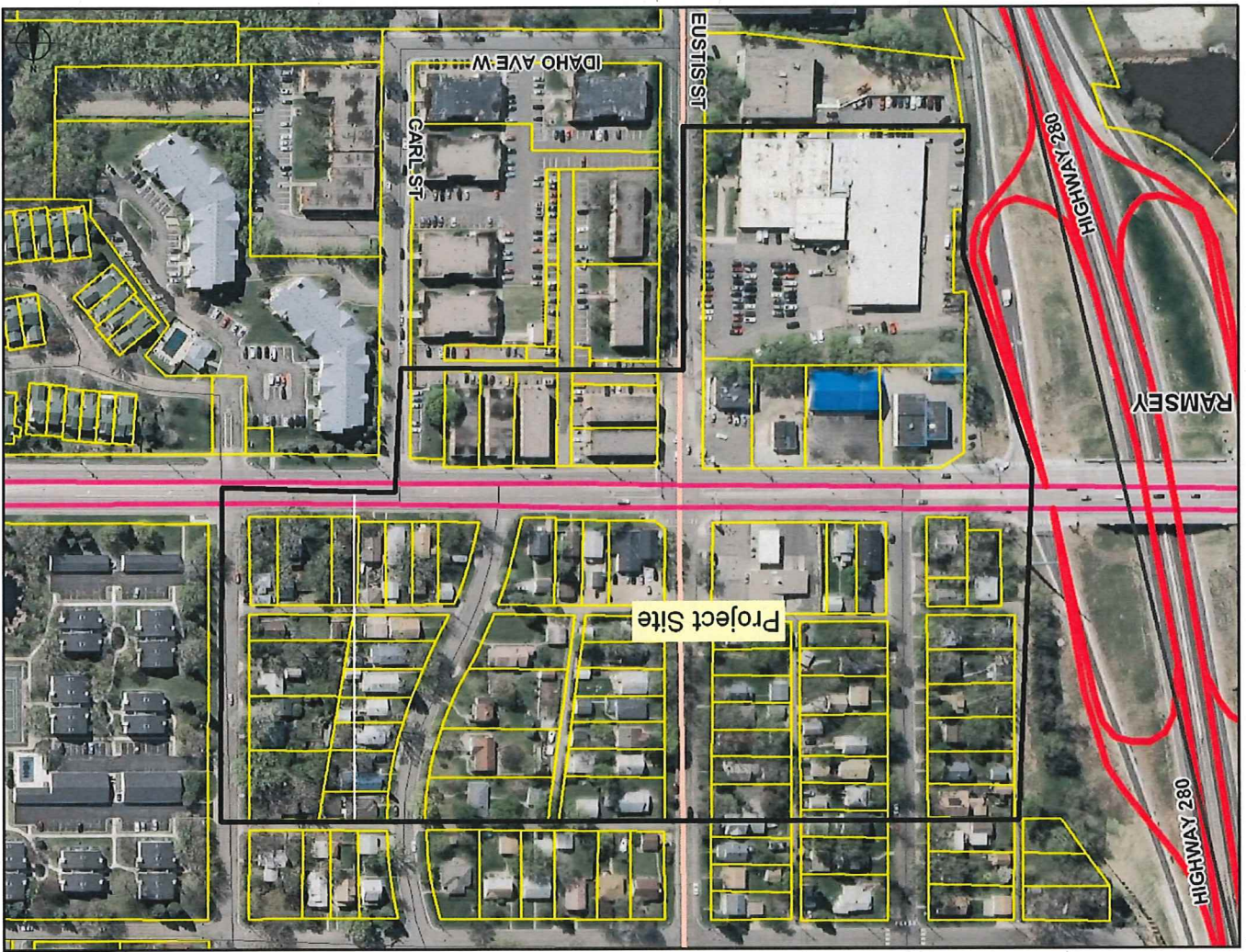
Uses for the requested LCDA-eligible costs:		Project name:				
Uses	Description	LCDA \$	Other public \$	Private \$	Total	Estimate methodology
Preparing detailed redevelopment, corridor or station area plans	Land use alternatives, land acquisition strategies and redevelopment phasing	\$ 18,000	\$ 2,500		\$ 20,500	Contractors' estimates
Developing zoning and land use implementation tools		\$ 2,000	\$ 2,500			
Development staging plans					\$ -	Click to select
Click to select					\$ -	Click to select
Click to select					\$ -	Click to select
Click to select					\$ -	Click to select
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<b>Total LCDA Request</b>		<b>\$ 20,000</b>	<b>\$ 5,000</b>	<b>\$ -</b>	<b>\$ 25,000</b>	



**City of Lauderdale**

2010 Aerial Photos

Grant Application Type: Livable Communities Demonstration Account



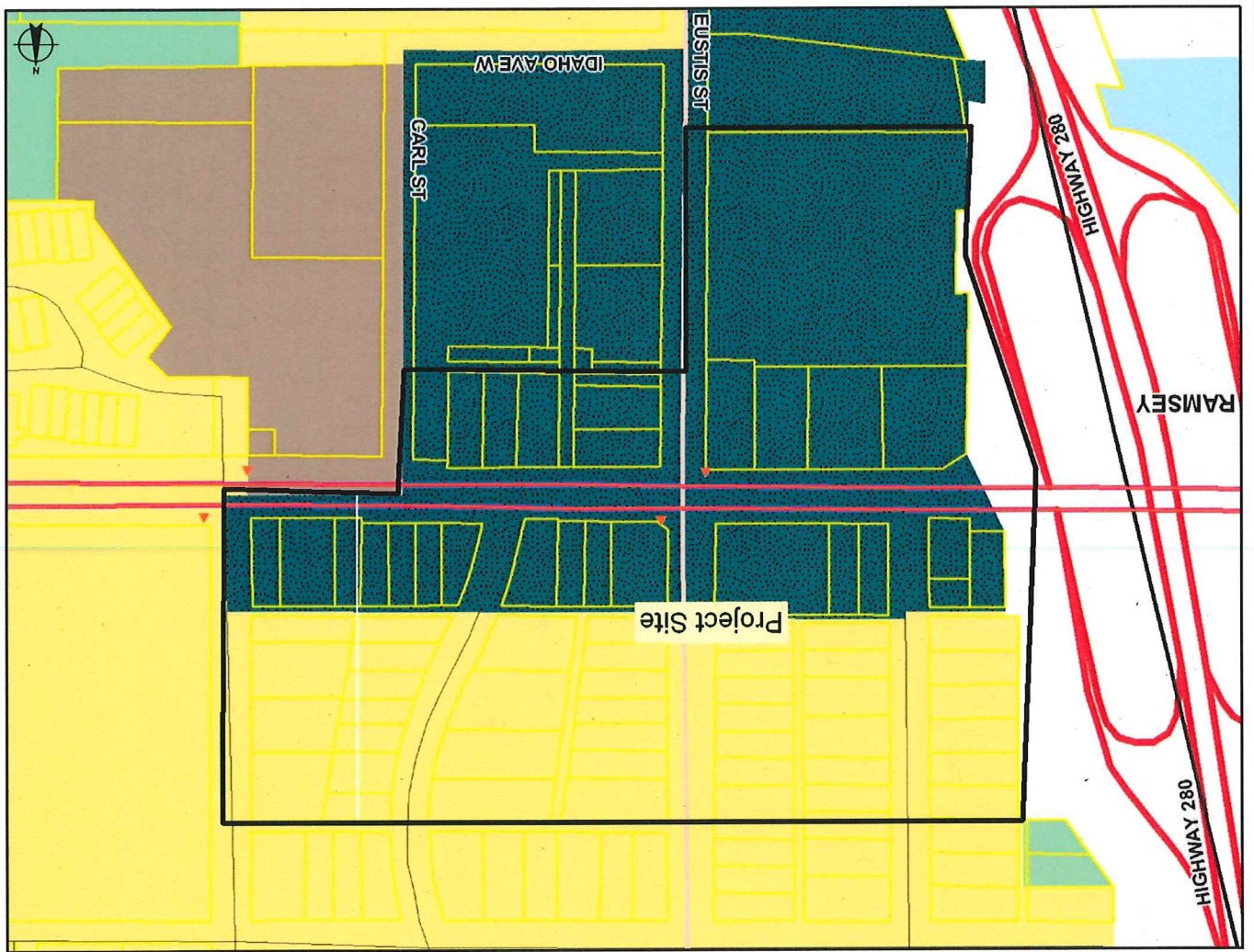
Created: Jun 30, 2011

Session URL: <http://gis.metc.state.mn.us/imf/imf.jsp?session=48212>



**City of Lauderdale**

Planned Land Use  
Grant Application Type: Livable Communities Demonstration Account



**Roads, Railroads, Transit**

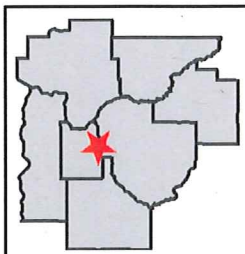
- Bus Stops
- Bus Routes
- Principal Arterial
- A Minor Augmentor
- A Minor Reliever
- A Minor Expander
- A Minor Connector
- B Minor
- Major Collector
- Minor Collector
- Railroads

**Regional Trails**

- Lift Station
- Gravily
- Forcemain
- Siphon
- Existing
- Planned
- Proposed

**Planned Land Use**


- Agricultural
- Rural or Large-Lot Residential
- Single Family Residential
- Multifamily Residential
- Commercial
- Industrial
- Institutional
- Mixed Use
- Multi-Optional Development
- Park and Recreation
- Open Space or Restrictive Use
- Rights-of-Way (i.e., Roads)
- Railway (inc. LRT)
- Airport
- Vacant or Unknown
- Open Water



2010 Aerial Photos © AerialMedia Inc.; Local Roads © The Lawrence Group, 2007; DISCLAIMER OF ACCURACY: The Metropolitan Council does not warrant or represent that the GIS data [ or the images derived from GIS data ] are error-free, complete, current or accurate. See complete disclaimer: <http://gis.metc.state.mn.us/mf/mf.jsp?session=48217>

# LAUDERDALE COUNCIL ACTION FORM

<b>Action Requested</b>	
Consent	_____
Public Hearing	_____
Discussion	X _____
Action	X _____
Resolution	_____
Work Session	_____

Meeting Date	July 12, 2011		
ITEM NUMBER	Dan Olson Temp Employment	STAFF INITIAL	
APPROVED BY ADMINISTRATOR			

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

Former Lauderdale employee, Dan Olson, inquired as to whether the city had any temporary employment options as he is between jobs. He has extensive city planning and zoning experience which we can put to use as we finalize the zoning ordinance update. Bonestroo suggested finalizing the ordinance with the exception of changes to the Larpentour Avenue Corridor. Ideally, we will be able to use Livable Communities grant money to finalize a plan for that.

The attachments show he is willing to work up to 25 hours per week (but more likely about 20) for \$20/hour with no benefits. He would start after council approval and his final day would be August 31.

If the government shutdown continues through August 31, I request authority to extend Dan's employment through September 30 (if he is interested).

- OPTIONS:**
1. Hire Dan Olson for the temporary zoning assistant position.
  2. Do not hire Dan Olson.

**STAFF RECOMMENDATION:**

Motion to hire Dan Olson for the temporary zoning assistant position as presented.

**COUNCIL ACTION:**

- Working knowledge of standard office computer programs (e-mail, web browsers, word processing, spreadsheets, etc.) and modern office practices and procedures.
- Some knowledge of accounting principles and practices.
- Ability to perform mathematical computations and maintain accurate records.
- Ability to communicate effectively verbally and in writing.
- Working knowledge of Council procedures and requirements.

**KNOWLEDGE, SKILLS AND ABILITIES**

- Primary contact for the public whether by phone or in person. Determines nature of business, provides information, answers questions, and refers as appropriate.
- Maintains property files.
- Assists in preparing and delivering Council agenda and packet.
- Helps coordinate social room and park reservations.
- Codes payments, prints checks, and creates claims list for the council packets.
- Processes building and other permit applications.

**2. Task: Customer Service and General Office Support  
Percent of Time: 30%**

- Work with the City's consultant to complete the zoning ordinance update.
- Assist the assistant to the city administrator in completing zoning related issues.
- Assist in the organization of upcoming community meetings and events.

**1. Task: Zoning Ordinance Revision  
Percent of Time: 70%**

**ESSENTIAL DUTIES AND RESPONSIBILITIES**

This temporary position is created primarily to assist in the completion of the zoning ordinance revisions required by changes to the City's Comprehensive Plan. The zoning assistant will work with the City's consultant to complete the ordinance. This will include proofing and revising drafts and research. Additionally, the zoning assistant will perform skilled paraprofessional work and assist the City Administrator in the general operation of the City. The zoning assistant may be assigned duties in addition to those listed below.

**POSITION SUMMARY**

**Position Title: TEMPORARY ZONING ASSISTANT**  
**Reports to: CITY ADMINISTRATOR**  
**Compensation: \$20/HOUR**  
**Duration: THROUGH AUGUST 31, 2011**

**CITY OF LAUDERDALE  
 POSITION DESCRIPTION**

- Working knowledge of city operations, practices, and procedures.
- Ability to prioritize work and work independently.

## PHYSICAL DEMANDS

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.

While performing the duties of this job, the employee is frequently required to sit and talk or hear. The employee is occasionally required to walk; use hands to finger, handle, or feel objects, tools, or controls; and reach with hands and arms.

The employee must occasionally lift and/or move up to 25 pounds. Specific vision abilities required by this job include close vision and the ability to adjust focus.

## MINIMUM QUALIFICATIONS

Education and Experience:

- (A) Bachelor's degree and
- (B) City planning and zoning experience.

**City of Lauderdale**  
*The Island in the Metro*

CITY OF LAUDERDALE  
LAUDERDALE CITY HALL  
1891 WALNUT STREET  
LAUDERDALE, MN 55113  
651-792-7650  
651-631-2066 FAX

July 12, 2011

Dan Olson  
1800 Fourth Ave. South  
Unit A  
Minneapolis, MN 55404

Dear Dan,

Based upon your qualifications, I am recommending that the City Council appoint you as a temporary zoning assistant from July 13, 2011 to August 31, 2011 to assist with the zoning ordinance update and other duties as assigned. The City Council will make the decision regarding this appointment at their July 12, 2011 city council meeting. As with all City employees, the employment relationship is "at-will." At-will means you are free to end your employment at any time, with or without reason, and the City retains the same right.

I am recommending the rate of pay be \$20.00 per hour for up to 25 hours per week. As a temporary employee, you are not covered by the city's labor agreement. You are also not entitled to health, vacation, holiday, or sick leave benefits or a PERA contribution. The City will, however, take out necessary payroll taxes and pay the City's portion.

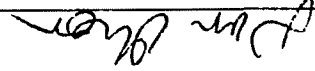
If you have any questions, please do not hesitate to contact me at 651.792.7657.

Sincerely,

Heather Burkowski  
City Administrator

I have read and understand the offer of employment from the City of Lauderdale for the temporary zoning assistant position. I accept the offer as presented and will be available starting July 13, 2011.

Signature



Date

7/5/11

**LAUDERDALE COUNCIL  
ACTION FORM**

**Action Requested**

Consent \_\_\_\_\_

Public Hearing \_\_\_\_\_

Discussion   X  

Action \_\_\_\_\_

Resolution \_\_\_\_\_

Work Session \_\_\_\_\_

Meeting Date July 12, 2011

ITEM NUMBER \_\_\_\_\_

City Attorney - Muni Liquor \_\_\_\_\_

STAFF INITIAL   RR  

APPROVED BY ADMINISTRATOR \_\_\_\_\_

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

To prepare for the community meeting, I asked city attorney Ron Batty to draft a brief memo outlining the City's authority to establish and operate a municipal liquor store. There are a number of laws regulating liquor in Minnesota but he highlighted those most pertinent to municipal liquor establishments.

After reading the memo, let me know if you have any questions that you would like Ron to elaborate on.

**OPTIONS:**

**STAFF RECOMMENDATION:**

**COUNCIL ACTION:**

Profits from a municipal liquor store may be used for any lawful public purpose and may be transferred to the city's general fund. If a municipal liquor store shows a net loss prior to interfund transfer in any two of three consecutive years, the city council must hold a public hearing on whether the city should continue to operate the store. Following the hearing, the council may on its own initiative or upon receipt of a qualifying petition, submit to the voters the question of whether to continue or discontinue the municipal liquor store.

Every municipal liquor store must demonstrate financial responsibility by maintaining statutory insurance or similar coverage. The Minnesota commissioner of public safety may suspend the operation of any municipal liquor store which fails to demonstrate proof of financial responsibility or if a municipal official or employee is convicted of a violation of certain laws regarding the sale of alcoholic beverages. Additional liability insurance is advisable because the common limits on liability enjoyed by cities do not apply in dram shop actions.

Although establishing a municipal liquor store generally means the city will be in the business of selling liquor at retail on-sale, off-sale or both to the exclusion of private parties, it is possible for a city to issue liquor licenses to hotels, clubs and restaurants as well if authorized by the voters at a special election. Approved and existing licenses should be allowed to expire without renewal.

A municipal liquor store must be authorized by ordinance adopted by the city council. It is subject to the same hours of operation and other statutory limitations as apply to private establishments. If there are no private liquor licenses in force, the city may establish a municipal liquor store immediately. If there are current private licenses, the city must give notice of its intent to establish a municipal liquor store at least one year prior to the proposed date. During such period, no new private licenses should be approved and existing licenses should be allowed to expire without renewal.

A city with a population of 10,000 or less may establish, own and operate a municipal liquor store which may sell alcoholic beverages on-sale, off-sale or both. Lauderdale's population is less than 10,000.

Re: Establishment of Municipal Liquor Store

Date: June 30, 2011

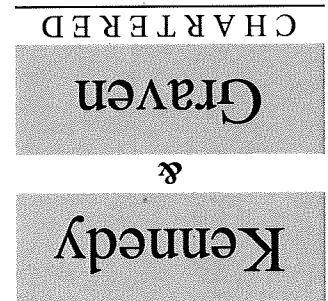
From: Ron Batty, city attorney

To: Mayor and Members of the City Council

**MEMORANDUM**


(612) 337-9262 telephone  
(612) 337-9310 fax  
rbatty@kennedy-graven.com  
<http://www.kennedy-graven.com>

Ronald H. Batty  
470 US Bank Plaza  
200 South Sixth Street  
Minneapolis MN 55402



**LAUDERDALE COUNCIL  
ACTION FORM**

<b>Action Requested</b>	
Consent	_____
Public Hearing	_____
Discussion	<input checked="" type="checkbox"/>
Action	<input checked="" type="checkbox"/>
Resolution	_____
Work Session	_____

Meeting Date	July 12, 2011
ITEM NUMBER	Insurance Renewal
STAFF INITIAL	
APPROVED BY ADMINISTRATOR	_____

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

The City's insurance policy runs from August to August. Annually, the city council must determine whether or not to waive the municipal tort liability limits established by statute. The city has not waived them in the past as it opens the city to greater financial liability and would require the purchase of additional insurance. I attached a League memo that offers more guidance.

Also attached is the quote for workers compensation insurance for the upcoming year. For many years, the City has selected a \$2,500 deductible.

Unless the Council would like to make any changes, I suggest the following motions be made separately.

**OPTIONS:**

**STAFF RECOMMENDATION:**

1. A motion not to waive the monetary limits on municipal tort liability established by MS 466.04.

2. A motion to purchase workers' compensation insurance from the League of MN Cities Insurance Trust per the attached quote based on a \_\_\_\_\_ deductible.

**COUNCIL ACTION:**



SECTION I: LIABILITY COVERAGE WAIVER FORM

Cities obtaining liability coverage from the League of Minnesota Cities Insurance Trust must decide whether or not to waive the statutory tort liability limits to the extent of the coverage purchased. The decision to waive or not to waive the statutory limits has the following effects:

• If the city does not waive the statutory tort limits, an individual claimant would be able to recover no more than \$500,000 on any claim to which the statutory tort limits apply. The total which all claimants would be able to recover for a single occurrence to which the statutory tort limits apply would be limited to \$1,500,000. These statutory tort limits would apply regardless of whether or not the city purchases the optional excess liability coverage.

• If the city waives the statutory tort limits and does not purchase excess liability coverage, a single claimant could potentially recover up to \$1,500,000 on a single occurrence. The total which all claimants would be able to recover for a single occurrence to which the statutory tort limits apply would also be limited to \$1,500,000, regardless of the number of claimants.

• If the city waives the statutory tort limits and purchases excess liability coverage, a single claimant could potentially recover an amount up to the limit of the coverage purchased. The total which all claimants would be able to recover for a single occurrence to which the statutory tort limits apply would also be limited to the amount of coverage purchased, regardless of the number of claimants.

Claims to which the statutory municipal tort limits do not apply are not affected by this decision.

This decision must be made by the city council. Cities purchasing coverage must complete and return this form to LMCT before the effective date of the coverage. For further information, contact LMCT. You may also wish to discuss these issues with your city attorney.

Minnesota Cities Insurance Trust (LMCT).  
*How do you accept liability coverage limits of \$1,500,000 from the League of*

Check one:  The city DOES NOT WAIVE the monetary limits on municipal tort liability established by Minnesota Statutes 466.04.

The city WAIVES the monetary limits on tort liability established by Minnesota Statutes 466.04, to the extent of the limits of the liability coverage obtained from LMCT.

Date of city council meeting 7-12-11

Signature Matthew Burtchick Position City Administrator

Return this completed form to LMCT, 145 University Ave. W., St. Paul, MN. 55103-2044

League of Minnesota Cities Insurance Trust  
 Group Self-Insured Workers' Compensation Plan  
 145 University Avenue West St. Paul, MN 55103-2044 Phone (651)215-4173

**Notice of Premium Options for Standard Premiums up to \$25,000**

Agreement No.: 0200047426  
 Agreement Period: From: 8/01/2011 To: 8/01/2012

LAUDERDALE, CITY OF  
 1891 WALNUT STREET  
 LAUDERDALE MN 55113-5137

Enclosed is a quotation for workers' compensation deposit premium.

PAYROLL DESCRIPTION	CODE	RATE	ESTIMATED PAYROLL	DEPOSIT PREMIUM
---------------------	------	------	-------------------	-----------------

SEE ATTACHED SCHEDULE FOR DETAILS

Manual Premium			7923.	
Experience Modification	.91			
Standard Premium			7210.	
Deductible Credit	0%			
Premium Discount			210.	
Net Deposit Premium				7000.

OPTIONS

Please indicate below the premium option you wish to select. You may choose only one option and you cannot change options during the agreement period.

1. Regular Premium Option

NET DEPOSIT PREMIUM 7000.

**League of Minnesota Cities Insurance Trust**  
 Group Self-Insured Workers' Compensation Plan  
 145 University Avenue West  
 St. Paul, MN 55103-2044  
 (651)215-4173

Agreement No.: 0200047426  
 Agreement Period From: 8/01/2011  
 To: 8/01/2012

The "City"  
 LAUDERDALE, CITY OF  
 1891 WALNUT STREET  
 LAUDERDALE  
 MN 55113-5137

CONTINUATION SCHEDULE FOR QUOTATION PAGE

EST. PREM	DESCRIPTION	CODE	RATE	REMUNERATION
2048.	SEWAGE DISPOSAL PLANT	7580	3.38	60596.
1307.	CLERICAL OFFICE EMPLOYEES NOC	8810	.79	165463.
1063.	PARKS	9102	3.58	29681.
44.	ELECTED OR APPOINTED OFFICIALS	9411	.24	18200.
3461.	GENERAL MAINTENANCE	5506	7.74	44714.
7923.	Manual Premium			

Agent: 411938086  
 00790: NCI-BIB  
 ESM INSURANCE AGENCY INC  
 8200 HIGHWOOD DR  
 PO BOX 9396  
 MINNEAPOLIS  
 MN 55440-9396

7/05/2011

LM4680 (8/99)

Signature \_\_\_\_\_  
 Title \_\_\_\_\_  
 Date \_\_\_\_\_

This quotation is for a deposit premium based on your estimate of payroll and selected options. Your final actual premium will be computed after an audit of payroll subsequent to the close of your agreement year and will be subject to revisions in rates, payrolls and experience modification. While you are a member of the LMCT workers' Compensation Plan, you will be eligible to participate in dividend distributions from the Trust based upon claims experience and earnings of the Trust.

If you desire the coverage offered above, please return this signed document for the option you have selected.

This quotation should be signed by an authorized representative of the city requesting coverage.

2.      Deductible Premium Option

Deductible options are available in return for a premium credit applied to your estimated standard premium of \$ 7210. The deductible will apply per occurrence to paid medical costs only. There is no aggregate limit.

Deductible per Occurrence	Premium Credit	Credit Amount	Net Deposit Premium
\$250	1.50%	108.	6892.
\$500	2.50%	180.	6820.
\$1,000	4.50%	324.	6676.
\$2,500	7.50%	541.	6459.
\$5,000	11.00%	793.	6207.
\$10,000	15.00%	1082.	5918.



**LAUDERDALE COUNCIL  
ACTION FORM**

**Action Requested**

Consent \_\_\_\_\_

Public Hearing \_\_\_\_\_

Discussion \_\_\_\_\_

Action \_\_\_\_\_

Resolution \_\_\_\_\_

Work Session  \_\_\_\_\_

Meeting Date July 12, 2011

ITEM NUMBER Vikings Stadium

STAFF INITIAL AS

APPROVED BY ADMINISTRATOR \_\_\_\_\_

**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

The Council received emails from St. Paul Mayor Chris Coleman and Ramsey County Commissioner Tony Bennett regarding the proposed Vikings Stadium in Arden Hills. I think the materials they sent lay out their sides well so I won't say much more.

I inserted "Lauderdale" as needed on their suggested resolutions. The Council has the option to support a side or do nothing on the topic.

**OPTIONS:**

**STAFF RECOMMENDATION:**

**COUNCIL ACTION:**

Heather Butkowski

From: Chris Coleman [Chris.Coleman@ci.stpaul.mn.us]  
Sent: Thursday, June 30, 2011 3:03 PM

To: wjwe@aol.com; David Grant; Jim Bownik; Will Rossbach@ci.maplewood.mn.us; Joe Flaherty; Mike Kuehn; Dan Roe; John Schaat; Sue Banovetz; mayorlindstrom@gmail.com; Robert Uzen; sandymartin44@gmail.com; Bill Blesener; dave.jacobsen@newbrightonm.n.gov; wmaple@yahoo.com  
Cc: pat.klaers@ci.arden-hills.mn.us; Heather Butkowski; Joel Hanson; jim.antonen@ci.maplewood.mn.us; Jim Ericson; Wally Wysopal; Bill Malinen; kim.moore-sykes@ci.saint-anthony.; Richard Carlborn; Bill Short; Melinda Coleman; Gerald Urban; Justin Miller; dean.lotter@newbrightonm.n.gov; tschwerm@shoreviewm.n.gov; tsimonson@shoreviewm.n.gov; msather@whitebearlake.org  
Subject: Request from the City of Saint Paul - Call to Action Regarding Half-Cent Sales Tax  
Letter to Governor Dayton from Cities re Vikings sales tax.doc; Sample Resolution opposing imposition of half cent sales tax in Ramsey Co.doc

Dear fellow Ramsey County Mayors,

As you know, the Governor, along with legislative leaders, are working diligently to reach a budget deal; at the same time, a deal to build a new Vikings stadium is imminent. The stadium deal is expected to include a half-cent sales tax levied solely in Ramsey County.

The proposed Ramsey County tax to fund a statewide asset is not fair or equitable to our residents and businesses. All counties and cities across Minnesota will benefit from a stadium and should all share the burden of funding it.

The Governor and the Legislature need to develop a fair solution for everyone in Minnesota.

Those about to strike this deal must hear from you before they finalize negotiations. To ensure they get the message that a fair solution is essential, please consider the following:

1. Contact Governor Dayton: 651-296-3391 or [mark.dayton@state.mn.us](mailto:mark.dayton@state.mn.us)

2. Call or write your State House and Senate Members and Ramsey County Commissioner (sample letter attached)

Minnesota Senate Legislator Information: <http://www.senate.mn/members/index.php?ls=#header>  
Minnesota House Legislator Information: <http://www.house.leg.state.mn.us/members/hmem.asp>  
Ramsey County Commissioner Information: <http://www.co.ramsey.mn.us/cb/index.htm>

3. Ask your City Council to consider the attached resolution

4. Make sure your neighbors and local businesses are engaged

We would appreciate hearing back from you. Please email or call Richard Carlborn from my staff at [richard.carlborn@ci.stpaul.mn.us](mailto:richard.carlborn@ci.stpaul.mn.us) or 651-261-1306 to let us know your city's status in this process or to answer any questions.

Please join me in voicing your opposition to this unfair proposal. Thank you for your time and consideration.

Sincerely,

Chris Coleman, Mayor  
City of Saint Paul

**RESOLUTION 071211B**

**CITY OF LAUDERDALE  
COUNTY OF RAMSEY  
STATE OF MINNESOTA**

**RESOLUTION OPPOSING THE IMPOSITION OF A ½ CENT SALES TAX  
IN RAMSEY COUNTY FOR THE CONSTRUCTION OF A  
VIKINGS STADIUM IN ARDEN HILLS**

WHEREAS, the Lauderdale City Council recognizes the social and economic value of the Minnesota Vikings Football team to the State of Minnesota; and,

WHEREAS, to preserve the Minnesota Vikings as a valuable State amenity, the Lauderdale City Council understands the desire to find a solution to the Vikings' stated interest in developing a new stadium; and,

WHEREAS, a proposal has been put forth by the Minnesota Vikings and the Ramsey County Board of Commissioners to construct a new stadium in Arden Hills on the site of the former Twin Cities Army Ammunitions Plant (TCAAP); and,

WHEREAS, to finance the construction of this facility, the Ramsey County Board has proposed the imposition of a ½ cent sales tax collected in Ramsey County in an amount sufficient to generate \$350 million; and,

WHEREAS, at a time when our city is facing significant cuts to essential services due to proposed reductions in Local Government Aid (LGA), the City Council asserts that our number one policy priority is the funding of basic municipal functions including police, fire, parks, and public works which should be provided at a reasonable cost to all taxpayers; and,

WHEREAS, it is unfair and inequitable for the residents and businesses of Lauderdale to be asked to bear a disproportionate financial burden for the construction of a State and regional amenity, particularly when the benefit to Lauderdale taxpayers is tangential at best;

NOW THEREFORE, BE IT RESOLVED, that the Lauderdale City Council opposes the imposition of a ½ cent sales tax in Ramsey County to support the construction of a Vikings stadium in Arden Hills; and,

BE IT FURTHER RESOLVED, that the Lauderdale City Council encourages the Governor, the Legislature, the Ramsey County Board, the Minnesota Vikings and other interested parties to consider options for constructing a stadium that minimize risk to the taxpayers, limit the level of public subsidy (particularly for the host community), and promote a fair, multi-jurisdictional participation for a State-wide amenity.



CITY OF LAUDERDALE )  
COUNTY OF RAMSEY )  
STATE OF MINNESOTA )

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I, Heather Burkowski, being duly qualified and City Administrator for the City of Lauderdale, Ramsey County, Minnesota, do hereby certify that the attached and foregoing is a true and correct copy of a Resolution duly adopted by the City Council of the City of Lauderdale on Tuesday, July 12, 2011, as the same appears in the minutes of said meeting on file and of record in City Offices.

**ADOPTED** by the City Council of Lauderdale this 12<sup>th</sup> day of July, 2011.

Jeff Dains, Mayor

ATTEST:

Heather Burkowski, City Administrator

Heather Butkowski

From:

[Tony.bennett@CO.RAMSEY.MN.US]

Sent:

Friday, July 08, 2011 1:08 PM

To:

David Grant; pat.klaers@ci.arden-hills.mn.us; Brenda Holden; Fran Holmes; Ed Werner; Nick Tumble; plindstrom@mhta.org; Justin Miller; keith@pfswellness.com; pmharris@martinsquires.com; charleselong@comcast.net; mercer-taylor@comcast.net; Robert Uzpen; grethenas@comcast.net; odrestorations@aol.com; lindner1858@yahoo.com; nrbosak@visi.com; Jim Bownik; Heather Butkowski; Lara Mac Lean; Denise Hawkins; Mary Gaasch; Roxanne Grove; wrblestr@hotmail.com; joelhanison@ci.little-canada.mn.us; Shelly Boss; John Keis; Michael McGraw; Rick Montour; Rossbach Will; Antonen Jim; john.nephew@ci.maplewood.mn.us; james.illanas@ci.maplewood.mn.us; Jueneemann Kathleen; marvin.koppen@ci.maplewood.mn.us; Joe Flaherty; Jim Ericson; Roger Stigney; Carol Mueller; Al Hull; Sherry Gunn; dave.jacobsen@newbrighton.mn.gov; Lotter, Dean; david.phillips@newbrighton.mn.gov; mary.burg@newbrighton.mn.gov; gina.bauman@newbrighton.mn.gov; char.samuels@newbrighton.mn.gov; John Schaaft; Melinda Coleman; Bruce Ackerman; Tim Dunleavy; Marty Long; Gregg Nelson; kuenncouncil06@msn.com; Wally Wysopal; Candy Petersen; snowmantown@msn.com; Terry Furlong; bob@brutons.org; Dan Roe; Bill Malinen; Robert Willmus; Tammy McGehee; Tammy Pust; Jeff Johnson; Jerry Faust; mike.monson@ci.saint-anthony.mn.us; Hal Gray; Jan Jensen; Jim Róth; Randy Stille; Coleman Chris; Williams, Paul; Stark, Russ; dan.bostrom@ci.stpaul.mn.us; Ward3, St. Paul; Helgen, Lee; Lantry, Kathy; Thune, Dave; Sandra Martin; tschwerm@shoreviewwv.mn.gov; tsimonson@shoreviewwv.mn.gov; blakehuffman@comcast.net; tquligley@q.com; ady@adwywicksstrom.com; benwithhart@yahoo.com; Sue Banovetz; Gerald Urban; Marc Johansen; Joe Murphy; Jerry Auge; Lynn Kapoun; wjwe@aol.com; msather@whitebearlake.org; Belisle, Bryan; wlbkblehn@hotmail.com; kedberg@aol.com; daniel-jones@q.com; ressiervbicc@live.com; bill.short@ci-white-bear-township.mn.us; wmaple@yahoo.com; Kermes, Bob; Bennett, Tony; Murphy, Joe

Cc:  
Subject:  
Attachments:

Ramsey County/Vikings Stadium Project  
Draft Resolution in Support of Vikings Stadium.docx; V2 Ramsey County Vikings Stadium - Myth vs Reality.docx

From Ramsey County Commissioner Tony Bennett:

I'm forwarding you a fact sheet v myth regarding the proposed construction of a new Vikings stadium located in Arden Hills at the TCAP site. I have also included a draft resolution of support for this project if your community chooses to support it. If you have any questions regarding this project please call my office 651-266-8362 or cell phone 651-485-1700.

Thank you.

Ramsey County Commissioner  
Tony Bennett  
District 1

**RESOLUTION 071211B**

**CITY OF LAUDERDALE  
COUNTY OF RAMSEY  
STATE OF MINNESOTA**

**RESOLUTION SUPPORTING A VIKINGS STADIUM AND RELATED  
DEVELOPMENT IN RAMSEY COUNTY**

WHEREAS, the Lauderdale City Council recognizes the social and economic value of the Minnesota Vikings Football Team to the State of Minnesota; and,

WHEREAS, to preserve the Minnesota Vikings as a valuable State amenity, the Lauderdale City Council understands the desire to find a solution to the Vikings' stated interest in developing a new stadium; and,

WHEREAS, a proposal has been put forth by the Minnesota Vikings and the Ramsey County Board of Commissioners to construct a new stadium in Arden Hills on the site of the former Twin Cities Army Ammunitions Plant (TCAAP); and,

WHEREAS, stadium construction will provide 7,500 construction jobs and the project will support a total of 13,000 full and part-time jobs; and

WHEREAS, private development of nearby properties, both on the TCAAP site and across the northern suburbs, will generate new jobs and ongoing positive economic impacts for the region; and,

WHEREAS, much needed transportation infrastructure improvements will be part of the project; and,

WHEREAS, the public is protected by the agreement between Ramsey County and the Vikings, including provisions that the Vikings cover all cost overruns on stadium construction and will pay for all municipal services including police, traffic, fire, and trash removal; and,

WHEREAS, even with the proposed 0.5% sales tax increase, purchases like a hamburger and cup of coffee would still be less expensive in St. Paul (8.125% with proposed 0.5% tax) and suburban Ramsey County (7.625% with proposed 0.5% tax) than in Minneapolis (10.775% with current food and beverage tax).

WHEREAS, a study shows the stadium project will lead to \$145 million in direct annual spending by fans, the Vikings, the team's employees and players, visiting teams and the NFL; and,

WHEREAS, the redevelopment of the TCAAP site has been an important priority for northern metro communities for decades;

NOW THEREFORE, BE IT RESOLVED, that the Lauderdale City Council supports the work of the Ramsey County Board of Commissioners to build a Vikings stadium in Arden Hills; and,

BE IT FURTHER RESOLVED, that the Lauderdale City Council encourages the Governor, the Legislature, and other interested parties to support this project.

) CITY OF LAUDERDALE  
) COUNTY OF RAMSEY  
) STATE OF MINNESOTA

ss

I, Heather Butkowski, being duly qualified and City Administrator for the City of Lauderdale, Ramsey County, Minnesota, do hereby certify that the attached and foregoing is a true and correct copy of a Resolution duly adopted by the City Council of the City of Lauderdale on Tuesday, July 12, 2011, as the same appears in the minutes of said meeting on file and of record in City Offices.

**ADOPTED** by the City Council of Lauderdale this 12<sup>th</sup> day of July, 2011.

Jeff Dains, Mayor

ATTEST:

Heather Butkowski, City Administrator

The Minnesota Vikings have been engaged in seeking a new stadium for nearly a decade. During that time, Minnesotans have expressed a desire to keep the team here, but a stadium solution has been elusive.

In May, the Vikings announced a partnership with Ramsey County that would build a new state-of-the-art stadium on land once used by the military for the Twin Cities Army Ammunition Plant (TCAAP). This is a 430-acre site located near two of the Twin Cities major freeways – Interstates 35W and 694.

**MYTH #1:** The development and economic growth opportunities related to the stadium project will be short-lived.

**REALITY:**

- Stadium construction will take approximately three years and will provide 7,500 construction jobs.
- The project will support a total of 13,000 full- and part-time jobs.
- One of the advantages to the Arden Hills site is available space and opportunity for related development. The vision for the area includes a convention center/hotel complex and a corporate campus, in addition to the stadium. This additional development will provide construction jobs for many years.

**MYTH #2:** Infrastructure costs are too high at the Arden Hills site.

**REALITY:**

- The Minnesota Department of Transportation has estimated road and highway infrastructure improvements would cost \$131 million – but that figure includes a 30% “contingency” amount, meaning actual costs could be closer to \$100-110 million.
- These infrastructure improvements would be similar to the improvements in the I-494 and Hwy. 77 area related to the Mall of America development.
- Many of these improvements would need to take place regardless of the type of development that occurs at the TCAAP site.
- These infrastructure improvements will benefit everyone who currently travels through the area, including cabin owners in Northern Minnesota, residents in the immediate area, and employers in the Northern Ramsey County communities.

**MYTH #3:** Taxpayers will be required to pay for cost overruns at the site and the owners will benefit from selling after the stadium is built.

**REALITY:**

- The public is well-protected by this agreement. The Vikings will cover all cost overruns on stadium construction and a portion of any cost overruns on land acquisition and remediation.
- There is a profit-sharing agreement if the team is sold within 10 years.
- The Vikings will operate and maintain the facility under the direction of a public stadium authority and pay approximately 90 percent of operating and maintenance expenses.
- The Vikings will commit to a 30-year lease and pay for all municipal services, including police, traffic, fire, trash removal, etc. The lease will have no early termination provisions and will not allow the Vikings to relocate.

**MYTH #4:** The proposed 0.5 percent sales tax increase in Ramsey County will make it difficult for businesses in the county to compete.

**REALITY:**

- Even with a half-cent sales tax to fund stadium development, it will still be cheaper to buy a hamburger and cup of coffee in St. Paul than it already is in Minneapolis. The sales tax increase is equivalent to a nickel on a \$10 purchase. The rate comparison:
  - Minneapolis: 10.775% (with food and beverage tax, current)
  - St. Paul: 8.125% (with proposed ½ cent stadium tax)
  - Suburban Ramsey County: 7.625% (with proposed ½ cent stadium tax)
  - Suburban Hennepin County: 7.275% (current)

**MYTH #5:** There is no evidence that building a new stadium will help the economy.

**REALITY:**

- This project will support 13,000 full- and part-time jobs, including 7,500 construction jobs, over a three-year construction period.
- The stadium will require 4.2 million work hours, including 900,000 in the first 12 months and generate more than \$286 million in construction wages and \$10 million in income taxes.
- Off-site improvements will create a substantial number of additional jobs. Once the stadium is completed in 2015, it will support 3,400 ongoing full- and part-time jobs with more than \$100 million in personal earnings, according to Conventions, Sports & Leisure International.
- Private development of nearby properties, both on the TCAAP site and across the northern suburbs, will generate new jobs and ongoing positive economic impacts for the region.

**MYTH #6:** Money spent by fans attending a football game would be spent in the community in another way if there wasn't a football team and stadium in the Twin Cities.

- REALITY:**
- The economic impact of a new Vikings stadium will be significant. A 2010 study completed by the University of Minnesota on the January 2010 Vikings-Cowboys playoff game showed visiting game-day attendees (non-metro residents) spent \$5.8 million in restaurants, hotels and retail stores and on transportation.
  - Overall sales in the Twin Cities economy expanded by \$9.1 million for the playoff game weekend.
  - A study shows the stadium project will lead to \$145 million in direct annual spending by fans, the Vikings, the team's employees and players, visiting teams and the NFL in connection with games and the operation of the facility.

**MYTH #7:** The site is too contaminated to build on – it's not possible to clean up a Superfund site for this type of development.

- REALITY:**
- The U.S. Army is required to retain responsibility for groundwater cleanup and for soil remediation to commercial/industrial standards.
  - The nature and extent of the required remediation are obstacles that can be overcome and will not prevent the development of the property.
  - Other examples of Superfund site cleanups are numerous. One such example in our region is the Upper Landing in St. Paul. Once a scrap metal yard and grain elevator, the Upper Landing is now a 22-acre, \$175 million Mississippi riverfront residential neighborhood with 1,000 residents.
  - The Vikings stadium development envisions a stadium, convention center/hotel complex, and corporate campus, and does not include residential property.

**MYTH #8:** Ramsey County will have too much control over the new stadium when it should reflect the statewide nature of the project.

- REALITY:**
- The proposal envisions creation of a new public stadium authority.
  - Members would be appointed by the Governor, the Ramsey County Board and the City of Arden Hills.

**MYTH #9:** The stadium would only be used a limited number of times each year.

- REALITY:**
- The facility would have a retractable roof and would be available for use year-round.

- It would be publicly owned and would be available for high school/amateur sports and other community events.
- The stadium parking lot could provide additional uses year-round, including park and ride facilities and recreation.
- The stadium would allow the Twin Cities to host major events, such as the Super Bowl, in future years.

**MYTH #10:** The Vikings have not committed to paying their fair share of the project.

**REALITY:**

- In partnership with Ramsey County, the Vikings have committed to providing \$407 million as part of this development. This is the only site the Vikings are invested in.
- The Vikings share of financing – at approximately 40 percent of the project cost, is larger than the private financing share for stadiums built in Cleveland (1999, 25 percent), Indianapolis (2008, 14 percent), Arizona (2007, 32 percent), and Houston (2002, 27 percent), as examples.
- The Vikings have agreed to cover all cost overruns on stadium construction
- The Vikings will pay for all municipal services, including police, fire, trash removal, etc.





**DESCRIPTION OF ISSUE AND PAST COUNCIL ACTION:**

There are a number of issues surrounding Eustis Street. This memo highlights them and lays out questions that need to be answered before meeting with the county engineer again. Sewer System: While Eustis Street is a county road, the City owns and maintains the sanitary sewer system under the road. The line was built 60+ years ago. The anticipated life-span of a sewer system is 50-100 years. The City has experienced few problems with the sewer line but that doesn't mean it isn't in need of repairs.

Road Condition: The County offered the City road improvement funds in the event of a turn back. This money would be a drop in the bucket relative to on-going maintenance and rehabilitation costs. If the road is left in the County's hands, it will receive periodic mills and overlays but it will never be reconstructed like the other city streets with curb, gutter, and stormwater improvements.

On-Street Parking and Walkability: Over the years, the City has received a number of complaints about parking on Eustis Street:

- The road is not wide enough for cars to fit within the striped parking lanes.
- In winter, cars extend further into the driving lanes.
- Parking is difficult near Chinese Christian Church on the weekends.
- Rental properties have too many cars parked on the street.
- Walkers must walk in the lanes of traffic to get around cars.


Before Meeting with the County:

1. The sanitary sewer line should be televised to determine its condition. The condition of the line could impact whether to take back the road and plan for a full reconstruction of the road.
2. Decide what road condition is acceptable to the Council. Is the Council comfortable with the road not being improved to the condition of the city streets?
3. Determine what parking and pedestrian improvements need to be addressed.

Once the Council addresses these questions, staff will better be able to identify the next steps to take.

Meeting Date July 12, 2011

ITEM NUMBER Eustis Street Discussion

STAFF INITIAL 

APPROVED BY ADMINISTRATOR \_\_\_\_\_

**Action Requested**

Consent \_\_\_\_\_

Public Hearing \_\_\_\_\_

Discussion \_\_\_\_\_

Action \_\_\_\_\_

Resolution \_\_\_\_\_

Work Session

**LAUDERDALE COUNCIL  
ACTION FORM**