



City Council Agenda

Monday, April 20, 2009

6:00 p.m.

Executive Session

6:30 p.m.

Regular Meeting

City Council Chambers

(Times are Approximate)

- 6:00 p.m. **1. Roll Call**
- Voting & Seating Order for April: Ihlan, Roe, Pust, Johnson, Klausing
- 6:02 p.m. **Closed Executive Session** Attorney-Client Privilege
Discussion regarding Hagen Ventures, LLC
- 6:30 p.m. **2. Approve Agenda**
- 6:35 p.m. **3. Public Comment**
- 6:40 p.m. **4. Council Communications, Reports, Announcements and Housing and Redevelopment Authority Report**
- 6:45 p.m. **5. Recognitions, Donations, Communications**
- 6:55 p.m. **6. Approve Minutes**
- a. Approve April 13, 2009 Minutes
- 7:00 p.m. **7. Approve Consent Agenda**
- a. Approve Payments
- b. Approve Business Licenses
- c. Approve General Purchases or Sale of Surplus Items Exceeding \$5,000
- d. Adopt a Resolution vacating a Storm Water Easement for Ehlers & Assoc. at 3060 Centre Pointe Drive (PF09-009)
- 7:10 p.m. **8. Consider Items Removed from Consent**
- 9. General Ordinances for Adoption**

10. Presentations

11. Public Hearings

12. Business Items (Action Items)

- 7:20 p.m. a. Adopt a Resolution Setting a Public Hearing Date of June 15, 2009 regarding Aeon's request for Tax Increment Financing for Har Mar Apartments
- 7:40 p.m. b. Approve Eagle Crest Senior Housing LLC PUD amendment and T-Mobile request to allow installation of telecommunication devices and equipment facility at 2925 Lincoln Drive (PF 09-005)
- 7:50 p.m. c. Award Bid for 2009 Contract B
- 8:00 p.m. d. Authorize hiring additional IT Support Staff to provide services for other Cities
- 8:20 p.m. e. Approve Joint Powers Agreement with the City of Vadnais Heights for IT Services
- 8:25 p.m. f. Adopt a Resolution Authorizing City Manager to Execute Grant Applications

13. Business Items – Presentations/Discussions

- 8:35 p.m. a. Discuss Request by Wellington Management for collaboration in the Preliminary Design of a proposed office property at 2167 Lexington (PF09-003)
- 9:20 p.m. b. Discuss Park Master Plan
- 9:35 p.m. c. Twin Lakes Budget Appropriation

9:45 p.m. **14. City Manager Future Agenda Review**

9:55 p.m. **15. Councilmember Initiated Items for Future Meetings**

16. Adjourn

Some Upcoming Public Meetings.....

Tuesday	Apr 21	6:00 p.m.	Housing & Redevelopment Authority
Monday	Apr 27	6:00 p.m.	City Council Meeting
Tuesday	Apr 28	6:30 p.m.	Public Works, Environment & Transportation Commission
Tuesday	May 5	6:30 p.m.	Parks & Recreation Commission
Wednesday	May 6	6:30 p.m.	Planning Commission
Monday	May 11	6:00 p.m.	City Council Meeting
Tuesday	May 12	7:00 p.m.	Human Rights Commission
Wednesday	May 13	6:30 p.m.	Ethics Commission
Monday	May 18	6:00 p.m.	City Council Meeting

All meetings at Roseville City Hall, 2660 Civic Center Drive, Roseville, MN unless otherwise noted.



April 9, 2009

Mr. William Malinen
City Manager
City of Roseville
2660 Civic Center Drive
Roseville, MN 55113

RE: Hagen Ventures, LLC

Dear Mr. Malinen:

Fredrikson & Byron represents Hagen Ventures, LLC, the fee owner of the real estate located at 2785 Fairview Avenue North, in Roseville (the "Hagen property"). I am writing this letter to make a claim for the damage to the Hagen property caused by the conduct of the City of Roseville, and to suggest a resolution to this matter that may benefit both parties.

BACKGROUND

The Hagen family, through Hagen Ventures, has leased the real estate to various tenants as a truck terminal, a truck maintenance facility, and a distribution facility since 1988. Given its central location and its access to the interstate system, the Hagen property is an ideal site for a truck terminal, a truck maintenance facility, and a distribution facility. Unfortunately, the Hagen property is also located in the heart of the area that was proposed for the ill-fated Twin Lakes Redevelopment project. For over 20 years, the Hagen property has had to live in the shadow of the various iterations of plans for the Twin Lakes Redevelopment Area.

In 2006, however, the City replaced the shadow hanging over the Hagen property with a hammer. On April 12, 2006, in connection with the Twin Lakes project, the City of Roseville served Hagen Ventures and its tenants with a condemnation petition, and with notice of intent to acquire the Hagen property pursuant to Minn. Stat. § 117.042. In simple terms, the City informed Hagen's tenants that the Hagen property was being acquired through the power of eminent domain, and notified Hagen's tenants that they would need to vacate the premises and relocate their operations to other locations. Not surprisingly, several of Hagen's tenants took the City at its word. Faced with a property that was going to be acquired, both Mayfield Transfer and Twin Cities Carriers left the Hagen property.

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APR 10 2009

The Hagens may have been able to weather the loss of their tenants if the City of Roseville had followed through with their condemnation proceeding. Under that scenario, the Hagens would have received just compensation for the taking of their real estate. But the City did not follow through. Instead, the City decided not to use the quick-take process to obtain title and possession to the Hagen property. To make matters worse, the City refused to participate in a commissioners hearing for the matter, and the Hagens were left in limbo for all of 2006. Finally, in January of 2007, the City dismissed its condemnation proceeding.

In essence, the City pulled the rug out from the Hagen family. First, the City caused several of the Hagens' tenants to leave. Next, the City refused to pay just compensation for the taking. Finally, the City changed its mind regarding the condemnation and left the Hagens with a partially vacant truck terminal, truck maintenance and distribution facility. The City's conduct, specifically its decision to file a condemnation action, and its subsequent decision to abandon that proceeding, has substantially damaged the Hagen property. Under Minnesota law, we believe that the City is liable for the damage it caused.

THE HAGENS' CLAIM FOR DAMAGE

There are several possible methods that could be used to quantify the damage caused to the Hagen property. The simplest method is to simply quantify the rent that has been lost as a result of the City's conduct. In 2005, the year before the City instructed the tenants to leave, Hagen received \$401,992 in gross rent. But for the City's conduct, the Hagens expect that they would have been able to receive that amount, or more, in 2006, 2007, 2008, and 2009.

They have not received those amounts. Instead, they received \$303,595 in 2006, \$292,393 in 2007 and \$301,000 in 2008. The Hagens anticipate that they will receive less than \$300,000 in rent in 2009. As a direct result of the City's conduct, the Hagens have lost over \$410,000 in rent. In addition, the Hagen family was forced to incur additional consulting expenses, not all of which have been reimbursed. If this matter proceeds to litigation, the Hagens will seek to recover at least the \$410,000 that they lost in rent, plus the additional expenses that they were forced to incur as a result of the City's conduct.

But that amount is not likely to fairly compensate the Hagens for their loss. They did not only lose rent in 2006 through 2009, rather, the ability of the property to generate rent has been substantially harmed. The cloud of uncertainty caused by the City's conduct continues to hang over the property. As a result the Hagens are not able to obtain market rent for their property, and they are having great difficulty finding tenants for their property.

A more appropriate manner to calculate the damage to the Hagen property may be to conduct an income approach, both before the City forced the tenants to leave, and one that considers the Hagen property's current ability to generate rent. In short, because the Hagen

property's ability to generate rent has been substantially affected by the City's conduct, the value of the Hagen property has been dramatically reduced. I am confident that a basic income approach applied to the before and after condition will justify a claim of damage in excess of \$1 million. If we are forced to bring a suit to recover the damage, I believe that the Hagens' claim for compensation will approach, or even exceed, \$1 million.

THE HAGENS' PROPOSAL TO RESOLVE THIS CASE

As I understand it, City staff and the Hagens have been discussing the possibility of the City acquiring the entire Hagen property, or a portion of the Hagen property, since September of 2008. In connection with these discussions, the City hired Dan Dwyer to appraise the Hagen property.

In late March of this year, staff indicated that the City was no longer interested in purchasing the entire Hagen property. Rather, the City is only interested in purchasing the right-of-way necessary for Twin Lakes Boulevard, and that the City was willing to pay the Hagens \$1 million for that property.

The City's tentative proposal is unacceptable. Not only does the proposal fail to provide the Hagens with any compensation for the damage to the property caused by the City's conduct in 2006 and 2007, Mr. Dwyer's appraisal underestimates the value of the land and the impact of the loss of the right-of-way on the value of the remaining property.

As I see it, there are three ways to resolve this matter. First, the City could do the right thing. In 2006, the City represented to the Court, the Hagens, and the Hagens' tenants that it needed to acquire the Hagen property. The property remains at an ideal location, both for Twin Lakes Boulevard, and for future development. By paying the Hagens fair market value for the entire property (excluding the impact of the Twin Lakes project on the value of the Hagen property) the City would make the Hagens whole. In prior negotiations, the Hagens indicated that they would accept \$3.3 million for the property (the property was appraised at \$3.1 million in 2003.) The Hagens will – against my recommendation – stand by this proposal until April 30, 2009.

Through this arrangement, the City will obtain the right-of-way necessary to construct Twin Lakes Boulevard. In addition, the City will gain control over land that ultimately will be redeveloped. If and when redevelopment occurs, the City will be in a better position. Finally, by purchasing the entire property, the City will avoid the Hagen's claim for damages resulting from the City's conduct in 2006 and 2007.

Second, the City could acquire the right-of-way necessary to construct Twin Lakes Boulevard. In order for this option to work, however, the City must pay the Hagens a fair price for the right-of-way, and provide fair compensation caused by the City's conduct in 2006 and

2007. I would recommend, given the circumstances, that my client accept \$1.5 million as compensation for the acquisition of the right-of-way and as full and final settlement of their damage claim.

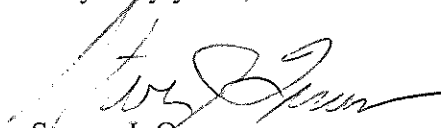
Under this option, the City will get the right-of-way that it needs. The City will also avoid the expense and risk associated with the Hagens' claim for damage. The Hagens will receive compensation for the land that is being sold, and they will also receive compensation for the damage that was caused by City's conduct. Although this option is not perfect, it will permit the parties to move forward.

Third, there is a fundamental dispute regarding the amount that the City should pay for the Twin Lakes Boulevard right-of-way. To resolve that dispute, the City could simply commence a condemnation proceeding to acquire the right-of-way. The condemnation petition would be, in a sense, friendly, as the Hagen family will stipulate to public purpose and necessity. Through the condemnation process, the system will establish the amount of just compensation that should be paid for the taking.

The Hagen family has suffered enough. Not only has the City's conduct with respect to the Twin Lakes project diminished the value of the Hagen property, the Hagen family has also been subjected to a great deal of stress as this matter has unfolded.

The Hagen family would like nothing more than to put this matter behind them, and hopes the City is willing to help them make that happen. After you have had an opportunity to review this letter, please give me a call. If we do not hear from you regarding this matter by April 30, 2009, I will have no choice but to commence an action on behalf of the Hagen family to recover the damages caused by the City's actions.

Very truly yours,



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SJQ:jlb:4541073

cc: Bob and Janet Hagen
Terry Foster
Patrick Trudgeon
Jay Squires

APR 10 2009

Date: 4/20/09

Item: 6.a

Minutes of 4/13/09

No Attachment

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 4/20/2009
Item No.: 7.a

Department Approval

City Manager Approval

Christopher K. Miller

W. J. Mahinen

Item Description: Approval of Payments

BACKGROUND

State Statute requires the City Council to approve all payment of claims. The following summary of claims has been submitted to the City for payment.

Check Series #	Amount
ACH Payments	\$590,684.90
54850-54921	\$96,597.13
Total	\$687,282.03

A detailed report of the claims is attached. City Staff has reviewed the claims and considers them to be appropriate for the goods and services received.

POLICY OBJECTIVE

Under Mn State Statute, all claims are required to be paid within 35 days of receipt.

FINANCIAL IMPACTS

All expenditures listed above have been funded by the current budget, from donated monies, or from cash reserves.

STAFF RECOMMENDATION

Staff recommends approval of all payment of claims.

REQUESTED COUNCIL ACTION

Motion to approve the payment of claims as submitted

Prepared by: Chris Miller, Finance Director

Attachments: A: n/a

Accounts Payable

Checks for Approval

User: mjenson

Printed: 04/15/2009 - 11:59 AM

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/09/2009	General Fund	Operating Supplies	Fed Ex Kinko's-ACH	Shipping	72.06
0	04/09/2009	General Fund	Operating Supplies	Sirchie Finger Print-ACH	Evidence Boxes, Integrity Bags	142.61
0	04/09/2009	General Fund	Use Tax Payable	Sirchie Finger Print-ACH	Sales/Use Tax	-8.70
0	04/09/2009	Recreation Fund	Operating Supplies	Michaels-ACH	Open House Supplies, HANC Supplies	24.22
0	04/09/2009	Recreation Fund	Advertising	Pioneer Press-ACH	No Receipt	44.00
0	04/09/2009	Information Technology	Contract Maintenance	Local Link, Inc.-ACH	Hosting, Domain Names	12.50
0	04/09/2009	Water Fund	Water Meters	McMaster-Carr-ACH	Saddle Style Valve	57.77
0	04/09/2009	Water Fund	Use Tax Payable	McMaster-Carr-ACH	Sales/Use Tax	-3.52
0	04/09/2009	General Fund	Training	McGraw Hill-ACH	Police Chiefs Desk Reference-CD ROM	27.93
0	04/09/2009	General Fund	Operating Supplies	Peavey corporation - ACH	QCT Bloodstain Green	23.90
0	04/09/2009	General Fund	Use Tax Payable	Peavey corporation - ACH	Sales/Use Tax	-1.45
0	04/09/2009	Information Technology	Operating Supplies	Stillworks-ACH	CPQ 72.8 GB	189.57
0	04/09/2009	Information Technology	Use Tax Payable	Stillworks-ACH	CPQ 72.8 GB	-11.57
0	04/09/2009	General Fund	Training	Jones & Barlett Publis-ACH	Training Materials	27.63
0	04/09/2009	General Fund	Use Tax Payable	Jones & Barlett Publis-ACH	Sales/Use Tax	-1.68
0	04/09/2009	General Fund	Worksession Expenses	Byerly's- ACH	Worksession Food	18.48
0	04/09/2009	Storm Drainage	Operating Supplies	North Hgts Hardware Hank-ACH	Chipper Clamps	6.79
0	04/09/2009	Water Fund	Water Meters	Batteries Plus-ACH	Batteries	53.36
0	04/09/2009	Recreation Fund	Professional Services	Pioneer Press-ACH	Summer Camp Advertising	44.00
0	04/09/2009	Recreation Fund	Professional Services	Pioneer Press-ACH	Summer Camp Advertising	44.00
0	04/09/2009	Recreation Fund	Professional Services	Pioneer Press-ACH	Summer Camp Advertising	44.00
0	04/09/2009	Recreation Fund	Professional Services	Pioneer Press-ACH	Summer Camp Advertising	44.00
0	04/09/2009	Boulevard Landscaping	Operating Supplies	Home Depot- ACH	Posts	40.21
0	04/09/2009	Recreation Fund	Operating Supplies	Home Depot- ACH	Metal Handles	42.04
0	04/09/2009	General Fund	Worksession Expenses	Panera Bread-ACH	Worksession Food	26.46
0	04/09/2009	Water Fund	Water Meters	Suburban Ace Hardware-ACH	Bushing, Street Elbow	19.73
0	04/09/2009	Sanitary Sewer	Operating Supplies	Suburban Ace Hardware-ACH	Bushing	2.66
0	04/09/2009	Water Fund	Water Meters	Suburban Ace Hardware-ACH	Hex Bushing	4.58
0	04/09/2009	Recreation Fund	Operating Supplies	Target- ACH	Preschool Program Materials	33.56
0	04/09/2009	Community Development	Conferences	APA-ACH	APA Conference-Radel	695.00
0	04/09/2009	Community Development	Conferences	APA-ACH	APA Conference-Lloyd	695.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/09/2009	Community Development	Conferences	APA-ACH	APA Conference-Trudgeon	695.00
0	04/09/2009	General Fund	Worksession Expenses	Jimmy John's Sandwiches- ACH	Worksession Food	50.71
0	04/09/2009	Recreation Fund	Operating Supplies	Rainbow Foods-ACH	HANC Supplies	4.27
0	04/09/2009	General Fund	Worksession Expenses	Boston Market-ACH	Worksession Food	33.57
0	04/09/2009	General Fund	Training	MN Fire Svc Cert Board-ACH	Firefighter Trainer Cert. Renewals	330.00
0	04/09/2009	Golf Course	Training	MNLA-ACH	Low Voltage Irrigation Class	149.00
0	04/09/2009	Community Development	Operating Supplies	Crucial.Com-ACH	HP Upgrade	57.63
0	04/09/2009	Storm Drainage	Operating Supplies	General Industrial Supply-ACH	Crow Bar	61.09
0	04/09/2009	Recreation Fund	Operating Supplies	Medco Supply-ACH	Instant Cold Packs	106.50
0	04/09/2009	Recreation Fund	Use Tax Payable	Medco Supply-ACH	Sales/Use Tax	-6.50
0	04/09/2009	Recreation Fund	Operating Supplies	Medco Supply-ACH	Instant Cold Packs	223.99
0	04/09/2009	Recreation Fund	Use Tax Payable	Medco Supply-ACH	Sales/Use Tax	-13.67
0	04/09/2009	General Fund	Operating Supplies	Target- ACH	Wash Bay	10.68
0	04/09/2009	Information Technology	Operating Supplies	Newegg Computers-ACH	Computer Equipment	696.05
0	04/09/2009	Information Technology	Use Tax Payable	Newegg Computers-ACH	Sales/Use Tax	-42.48
0	04/09/2009	General Fund	Operating Supplies	Grainger-ACH	Fire Station Supplies	39.10
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	North Hgts Hardware Hank-ACH	Salt for Nature Center	23.95
0	04/09/2009	General Fund	Training	NWA Air-ACH	Airfare for Emerg. Mgmt Training	744.40
0	04/09/2009	Telecommunications	Operating Supplies	Yesbuy.com-ACH	DVD-RW Disc	136.55
0	04/09/2009	Telecommunications	Use Tax Payable	Yesbuy.com-ACH	Sales/Use Tax	-8.33
0	04/09/2009	Recreation Fund	Operating Supplies	BKST B&N-ACH	Job Fair Supplies	7.35
0	04/09/2009	Recreation Fund	Operating Supplies	MSU Morris-ACH	Job Fair Supplies	11.70
0	04/09/2009	Sanitary Sewer	Operating Supplies	Harolds Shoe Repair-ACH	Jacket Repair	40.57
0	04/09/2009	Telecommunications	Operating Supplies	RadioShack-ACH	Adapter, Battery Tester	20.67
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	Menards-ACH	Gooseneck Rippin	25.58
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	North Hgts Hardware Hank-ACH	Goof Off	14.46
0	04/09/2009	General Fund	Operating Supplies	Target- ACH	Alexandria Job Fair Supplies	38.37
0	04/09/2009	General Fund	Contract Maintenance	Mister Car Wash- ACH	Wash for 910 Take Home Vehicle	14.93
0	04/09/2009	Community Development	Office Supplies	Staples-ACH	Office Supplies	15.47
0	04/09/2009	Recreation Improvements	CP Amphitheater	Buberl Recycling-ACH	Lumber From Ampitheater-Recycle	455.00
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	Forest Products Supply-ACH	Barrels of Cutoffs	26.69
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	Menards-ACH	Blades	24.53
0	04/09/2009	Police - DWI Enforcement	Professional Services	North Hgts Hardware Hank-ACH	Materials to Hang LCD	23.73
0	04/09/2009	General Fund	Training	Calibre Press, LLC-ACH	Street Survival Training-Riley	215.00
0	04/09/2009	General Fund	Operating Supplies	Sundial Time Systems-ACH	Payroll System for Shift Tracking	1,774.00
0	04/09/2009	Water Fund	Contract Maintenance	PayPal-ACH	UB Verisign Renewal	18.03
0	04/09/2009	Storm Drainage	Contract Maintenance	PayPal-ACH	UB Verisign Renewal	18.03
0	04/09/2009	Sanitary Sewer	Contract Maintenance	PayPal-ACH	UB Verisign Renewal	18.04
0	04/09/2009	General Fund	Operating Supplies	Buy.com- ACH	DVD Burner	43.53
0	04/09/2009	General Fund	Use Tax Payable	Buy.com- ACH	Sales/Use Tax	-2.65
0	04/09/2009	General Fund	Operating Supplies	Best Buy- ACH	Jump Drive for Investigations	26.68
0	04/09/2009	Recreation Fund	Operating Supplies	Wild Mountain-ACH	Ski Trip Admissions	303.06
0	04/09/2009	Recreation Fund	Operating Supplies	Office Depot- ACH	Boiler Inspection Planner	8.53
0	04/09/2009	Telecommunications	Operating Supplies	Office Depot- ACH	DVD's	41.60

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/09/2009	Sanitary Sewer	Operating Supplies	Home Depot- ACH	NM Kit	13.71
0	04/09/2009	Golf Course	Operating Supplies	GolfSoftwar.com-ACH	League Manager 2009	85.14
0	04/09/2009	Golf Course	Use Tax Payable	GolfSoftwar.com-ACH	Sales/Use Tax	-5.19
0	04/09/2009	Recreation Fund	Operating Supplies	Filmsource-ACH	Letters, Menus	111.40
0	04/09/2009	Recreation Fund	Use Tax Payable	Filmsource-ACH	Sales/Use Tax	-6.79
0	04/09/2009	General Fund	Operating Supplies	Menards-ACH	Fire Station Supplies	194.11
0	04/09/2009	General Fund	Operating Supplies	Buy.com- ACH	Computer Speaker	15.67
0	04/09/2009	General Fund	Use Tax Payable	Buy.com- ACH	Sales/Use Tax	-0.95
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	North Hgts Hardware Hank-ACH	Log Splitter	31.95
0	04/09/2009	Recreation Fund	Operating Supplies	Target- ACH	Dance and Office Supplies	44.03
0	04/09/2009	Recreation Fund	Operating Supplies	Rainbow Foods-ACH	HANC Supplies, Preschool Supplies	47.89
0	04/09/2009	General Fund	Training	U of M CCE Online-ACH	Shade Tree Class-Zins	165.00
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	Toll Company-ACH	Helium Balloon Inflator	73.34
0	04/09/2009	Recreation Fund	Operating Supplies	PetSmart-ACH	Animal Care Supplies	9.52
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	North Hgts Hardware Hank-ACH	Duct Tape	18.18
0	04/09/2009	General Fund	Operating Supplies	Target- ACH	Home and Garden Show Supplies	14.71
Check Total:						9,695.27
0	04/08/2009	Police - DWI Enforcement	Operating Supplies	Roseville License Center-ACH	Vehicle Licensing	60.00
0	04/08/2009	Internal Service - Interest	Investment Income	RVA- ACH	February 2009 Interest	3,673.31
0	04/08/2009	General Fund	210300 - State Income Tax W/H	MN Dept of Revenue-ACH	State Tax Deposit for 3/10 Payroll	18,112.02
0	04/08/2009	General Fund	210300 - State Income Tax W/H	MN Dept of Revenue-ACH	State Tax Deposit for 3/24 Payroll	17,691.60
0	04/08/2009	General Fund	211000 - Deferered Comp.	Great West- ACH	Payroll Deduction for 3/10/09 Payroll	8,113.13
0	04/08/2009	Recreation Fund	Credit Card Fees	US Bank-ACH	February Card Terminal Charges	90.70
0	04/08/2009	Sanitary Sewer	Credit Card Service Fees	US Bank-ACH	February Card Terminal Charges	265.95
0	04/08/2009	Golf Course	Credit Card Fees	US Bank-ACH	February Card Terminal Charges	48.75
0	04/08/2009	Sanitary Sewer	Credit Card Service Fees	US Bank-ACH	February Card Terminal Charges	187.13
0	04/08/2009	General Fund	Motor Fuel	MN Dept of Revenue-ACH	Fuel Tax Feb 09	248.63
0	04/08/2009	General Fund	210400 - PERA Employee Ded.	PERA-ACH	Payroll Deduction for 3/10 Payroll	29,462.71
0	04/08/2009	General Fund	211600 - PERA Employers Share	PERA-ACH	Payroll Deduction for 3/10 Payroll	38,355.87
0	04/08/2009	General Fund	210200 - Federal Income Tax	IRS EFTPS- ACH	Federal Tax Deposit for 3/10 Payroll	46,218.30
0	04/08/2009	General Fund	210800 - FICA Employee Ded.	IRS EFTPS- ACH	Federal Tax Deposit for 3/10 Payroll	23,799.83
0	04/08/2009	General Fund	211700 - FICA Employers Share	IRS EFTPS- ACH	Federal Tax Deposit for 3/10 Payroll	23,799.83
0	04/08/2009	Water Fund	Water - Roseville	City of Roseville- ACH	March 2009 Water	682.03
0	04/08/2009	General Fund	210400 - PERA Employee Ded.	PERA-ACH	Payroll Deduction for Koontz	39.78
0	04/08/2009	General Fund	211600 - PERA Employers Share	PERA-ACH	Payroll Deduction for Koontz	44.76
0	04/08/2009	General Fund	209000 - Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	37.34
0	04/08/2009	General Fund	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-209.88
0	04/08/2009	Information Technology	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-40.47
0	04/08/2009	Recreation Fund	Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-1,951.26
0	04/08/2009	Recreation Fund	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-167.69
0	04/08/2009	P & R Contract Maintenance	Sales Tax	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	13.81
0	04/08/2009	P & R Contract Maintenance	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-4.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/08/2009	Community Development	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-6.00
0	04/08/2009	License Center	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-136.00
0	04/08/2009	Police Forfeiture Fund	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-78.02
0	04/08/2009	Recreation Improvements	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	192.36
0	04/08/2009	Sanitary Sewer	Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-90.98
0	04/08/2009	Water Fund	State Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	3,433.30
0	04/08/2009	Water Fund	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	185.00
0	04/08/2009	Golf Course	State Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	65.35
0	04/08/2009	Storm Drainage	Sales Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	9.51
0	04/08/2009	Solid Waste Recycle	Sales Tax	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	185.32
0	04/08/2009	Housing & Redevelopment	Use Tax Payable	MN Dept of Revenue-ACH	Sales/Use Tax Feb 09	-12.91
0	04/08/2009	General Fund	210300 - State Income Tax W/H	Wisconsin Dept of Rev-ACH	Payroll Deduction-3/10 & 3/24 Payroll	978.29
0	04/08/2009	General Fund	211000 - Deferered Comp.	Great West- ACH	Payroll Deduction for 3/24/09 Payroll	8,138.13
0	04/08/2009	General Fund	210200 - Federal Income Tax	IRS EFTPS- ACH	Federal Tax Deposit for 3/24 Payroll	39,919.54
0	04/08/2009	General Fund	210800 - FICA Employee Ded.	IRS EFTPS- ACH	Federal Tax Deposit for 3/24 Payroll	23,429.24
0	04/08/2009	General Fund	211700 - FICA Employers Share	IRS EFTPS- ACH	Federal Tax Deposit for 3/24 Payroll	23,429.24
0	04/08/2009	General Fund	Miscellaneous Expense	Wisconsin Dept of Rev-ACH	Two Charges Due ACH Rejected	40.00
0	04/08/2009	General Fund	210400 - PERA Employee Ded.	PERA-ACH	Payroll Deduction for 3/24 Payroll	28,689.89
0	04/08/2009	General Fund	211600 - PERA Employers Share	PERA-ACH	Payroll Deduction for 3/24 Payroll	37,393.49
0	04/08/2009	Workers Compensation	Parks & Recreation Claims	SFM-ACH	Work Comp Claims-March 2009	2,370.29
0	04/08/2009	Workers Compensation	Police Patrol Claims	SFM-ACH	Work Comp Claims-March 2009	125,718.85
0	04/08/2009	Workers Compensation	Motor Vehicle Claims	SFM-ACH	Work Comp Claims-March 2009	210.76
0	04/08/2009	Workers Compensation	Street Department Claims	SFM-ACH	Work Comp Claims-March 2009	4,038.46
0	04/08/2009	General Fund	Salaries - Regular	SFM-ACH	Work Comp Claims-March 2009	821.60
0	04/08/2009	General Fund	Salaries - Regular	SFM-ACH	Work Comp Claims-March 2009	2,040.00
0	04/08/2009	General Fund	Postage	Pitney Bowes - Monthly ACH	March 2009 Postage	3,000.00
Check Total:						512,536.89
0	04/09/2009	Telephone	Telephone	FSH Communications-LLC	Payphone Advantage	63.90
0	04/09/2009	Recreation Fund	Rental	Roseville Area Schools	Storage Space Rental-Fairview Com Center	3,820.00
0	04/09/2009	Recreation Fund	Transportation	Jill Anfang	Mileage Reimbursement	231.55
0	04/09/2009	Recreation Fund	Transportation	Jeff Evenson	Mileage Reimbursement	128.15
0	04/09/2009	Recreation Fund	Professional Services	Star Tribune	Advertising	234.00
0	04/09/2009	Recreation Fund	Professional Services	Caitlin Bean	Uncashed Check #47025-Dance Instructor	32.00
0	04/09/2009	Recreation Fund	Transportation	Connor Klausing	Uncashed Check #43621-Mileage Reimb.	11.62
0	04/09/2009	P & R Contract Maintenance	Training	Ken Hoxmeier	Uncashed Check #50059-Parking Reimb.	10.00
0	04/09/2009	General Fund	211402 - HCMA - Medical Exp.		Flexible Benefit Reimbursement	134.94
0	04/09/2009	General Fund	211000 - Deferered Comp.	ICMA Retirement Trust 457-3002	Payroll Deduction for 4/7 Payroll	5,529.18
0	04/09/2009	General Fund	210600 - Union Dues Deduction	Local Teamsters #320	Payroll Deduction for 4/7/09 Payroll	578.24

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/09/2009	Community Development	Electrical Inspections	Tokle Inspections, Inc.	Electrical Inspection-March 2009	6,067.60
0	04/09/2009	General Fund	211402 - HCMA - Medical Exp.		Flexible Benefit Reimbursement	915.00
0	04/09/2009	General Fund	211403 - Day Care Expense Ded.		Dependent Care Reimbursement	351.50
0	04/09/2009	Information Technology	Transportation	Shaun Shaver	Mileage Reimbursement	114.40
0	04/09/2009	General Fund	211403 - Day Care Expense Ded.		Dependent Care Reimbursement	166.15
0	04/09/2009	General Fund	211402 - HCMA - Medical Exp.		Flexible Benefit Reimbursement	959.87
0	04/09/2009	General Fund	Vehicle Supplies	Factory Motor Parts	2009 Blanket PO for Vehicle Repairs	424.64
0	04/09/2009	General Fund	Vehicle Supplies	Catco Parts & Service Inc	2009 Blanket PO for Vehicle Repairs	328.54
0	04/09/2009	General Fund	Vehicle Supplies	Catco Parts & Service Inc	2009 Blanket PO for Vehicle Repairs	30.46
0	04/09/2009	Workers Compensation	Professional Services	SFM Risk Solutions	Work Comp	1,005.00
0	04/09/2009	Golf Course	Vehicle Supplies	Cushman Motor Co Inc	Fuel	112.60
0	04/09/2009	Recreation Fund	Contract Maintenance	Kone Inc	Elevator Repair	218.25
0	04/09/2009	Recreation Fund	Operating Supplies	North Heights Hardware Hank	Valve	18.09
0	04/09/2009	P & R Contract Maintenance	Operating Supplies	North Heights Hardware Hank	Fasteners, Anchors	3.15
0	04/09/2009	General Fund	Vehicle Supplies	MacQueen Equipment	2009 Blanket PO for Vehicle Repairs	66.88
0	04/09/2009	General Fund	Vehicle Supplies	MacQueen Equipment	2009 Blanket PO for Vehicle Repairs	244.02
0	04/09/2009	General Fund	Vehicle Supplies	MacQueen Equipment	2009 Blanket PO for Vehicle Repairs	244.02
0	04/09/2009	General Fund	Vehicle Supplies	Kath Fuel Oil Service, Inc.	Oil	68.11
0	04/09/2009	Recreation Fund	Professional Services	Metro Volleyball Officials	Volleyball Officiating	980.50
0	04/09/2009	Recreation Fund	Professional Services	Metro Volleyball Officials	Volleyball Officiating	1,007.00
0	04/09/2009	General Fund	Vehicle Supplies	Factory Motor Parts	2009 Blanket PO for Vehicle Repairs	40.30
0	04/09/2009	General Fund	Vehicle Supplies	Factory Motor Parts	2009 Blanket PO for Vehicle Repairs	160.13
0	04/09/2009	General Fund	Vehicle Supplies	Factory Motor Parts	2009 Blanket PO for Vehicle Repairs	7.18
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	Information Technology	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	62.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	61.67
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	682.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	62.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	93.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	Recreation Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	62.00
0	04/09/2009	P & R Contract Maintenance	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	93.00
0	04/09/2009	General Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	Community Development	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	Community Development	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	31.00
0	04/09/2009	License Center	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	154.67
0	04/09/2009	Sanitary Sewer	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	62.00
0	04/09/2009	Water Fund	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	93.00
0	04/09/2009	Storm Drainage	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	61.67
0	04/09/2009	Risk Management	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	-1,735.01
0	04/09/2009	Risk Management	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium-March 2009	4,577.26

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	04/09/2009	License Center	Office Supplies	Unisource Worldwide-No Central	Copy Paper at License Center	335.02
0	04/09/2009	General Fund	Office Supplies	Unisource Worldwide-No Central	Copy Paper	446.70
0	04/09/2009	General Fund	Office Supplies	Unisource Worldwide-No Central	Copy Paper	59.65
0	04/09/2009	Recreation Fund	Contract Maintenance	Kaiser Manufacturing, Inc.	Vinyl Cement	59.64
0	04/09/2009	Water Fund	Operating Supplies	Metal Supermarkets	HSST Square	6.39
0	04/09/2009	Recreation Fund	Printing	Greenhaven Printing	Performance in the Park Poster	154.42
0	04/09/2009	Recreation Fund	Use Tax Payable	Greenhaven Printing	Sales/Use Tax	-9.42
0	04/09/2009	Recreation Fund	Operating Supplies	Grainger Inc	Lamp	72.08
0	04/09/2009	Sanitary Sewer	Operating Supplies	Grainger Inc	Sanitizer Wipes	17.32
0	04/09/2009	Recreation Fund	Operating Supplies	Eagle Clan Enterprises, Inc	Toilet Tissue, White Rolls	313.11
0	04/09/2009	General Fund	Op Supplies - City Hall	Eagle Clan Enterprises, Inc	White Rolls, Toilet Tissue	239.62
0	04/09/2009	General Fund	Vehicle Supplies	Larson Companies Peterbilt North	Filter	3.43
0	04/09/2009	General Fund	Vehicle Supplies	Larson Companies Peterbilt North	Oil Filter	13.41
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Computer Equipment	900.99
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Computer Equipment	4,577.37
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Computer Equipment	230.04
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Microsoft Software Assurance through Feb	10,266.61
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Microsoft Software Assurance through Feb	15,970.80
0	04/09/2009	Recreation Fund	Contract Maintenance	Green View Inc.	Ice Arena Cleaning	2,584.75
0	04/09/2009	Recreation Fund	Use Tax Payable	Green View Inc.	Sales/Use Tax	-157.75
0	04/09/2009	Information Technology	Other Improvements	Software House Int'l Inc	Microsoft Licenses	1,019.21
0	04/09/2009	Information Technology	Computer Equipment	Software House Int'l Inc	Computer Equipment	2,316.38
0	04/09/2009	Recreation Fund	Vehicle Supplies	Gopher Bearing. Corp.	Oil Seal, Roller Bearing	92.67
0	04/09/2009	Water Fund	Operating Supplies	Fastenal Company Inc.	5/8" S/S	56.07
Check Total:						68,452.74
54850	04/09/2009	Recreation Fund	Professional Services	AARP	AARP Drivers Course	180.00
Check Total:						180.00
54851	04/09/2009	Telecommunications	Operating Supplies	AE Sign Systems, Inc.	Name Plates	51.12
Check Total:						51.12
54852	04/09/2009	Water Fund	Operating Supplies	Batteries Plus, Inc.	Custom Battery Pack	63.86
54852	04/09/2009	Water Fund	Operating Supplies	Batteries Plus, Inc.	7.4 Li Ion Trimble	52.17
54852	04/09/2009	Sanitary Sewer	Operating Supplies	Batteries Plus, Inc.	12V Battery	21.28
54852	04/09/2009	Recreation Fund	Operating Supplies	Batteries Plus, Inc.	12V 5AH	21.28

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	158.59
54853	04/09/2009	Recreation Fund	Operating Supplies	Camco Lubricants	Oil Sample Kit	79.87
					Check Total:	79.87
54854	04/09/2009	Water Fund	Accounts Payable	CHARLOTTE CIRESI TRUST	Refund check	16.99
					Check Total:	16.99
54855	04/09/2009	General Fund	211402 - HCMA - Medical Exp.		Flexible Benefit Reimbursement	520.94
					Check Total:	520.94
54856	04/09/2009	General Fund	Clothing	Cintas Corporation #470	Uniform Cleaning	33.20
54856	04/09/2009	P & R Contract Maintenance	Clothing	Cintas Corporation #470	Uniform Cleaning	2.66
					Check Total:	35.86
54857	04/09/2009	General Fund	Non Business Licenses - Pawn	City of Minneapolis	Jan Transactions	1,543.00
					Check Total:	1,543.00
54858	04/09/2009	Golf Course	Merchandise For Sale	Coca Cola Bottling Company	Beverages for Resale	307.50
					Check Total:	307.50
54859	04/09/2009	General Fund	Operating Supplies	Coffee Mill, Inc.	Coffee, Coffee Supplies	338.25
					Check Total:	338.25
54860	04/09/2009	Recreation Donations	Professional Services	Concrete Arts	Ampitheatre Art Installation-1/2	6,167.41
54860	04/09/2009	Recreation Donations	Sales Tax Payable	Concrete Arts	Payment Sales/Use Tax	-376.41
					Check Total:	5,791.00
54861	04/09/2009	Charitable Gambling	Professional Services - Bingo	Cornell Kahler Shidell & Mair	Midway Speedskating Bingo-March 09	1,838.00
54861	04/09/2009	Charitable Gambling	Professional Services - Bingo	Cornell Kahler Shidell & Mair	Roseville Youth Hockey Bingo-March 09	2,212.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						4,050.00
54862	04/09/2009	Recreation Fund	Operating Supplies	Costume Gallery	Dance Costume	50.99
Check Total:						50.99
54863	04/09/2009	General Fund	Memberships & Subscriptions	Crime Stoppers of Minnesota	Crime Stopper Support-Annual Fee	150.00
Check Total:						150.00
54864	04/09/2009	General Fund	Contract Maintenance Vehicles	Dueco, Inc.	Repair to Ranger Truck	373.42
Check Total:						373.42
54865	04/09/2009	Water Fund	Accounts Payable	D. Hal Edwards	Uncashed Check Reimburs-Water Bill	164.77
Check Total:						164.77
54866	04/09/2009	Sanitary Sewer	Other Improvements	General Repair Service	Gorman Rupp Submersible Pump Model JSVG6	4,154.48
Check Total:						4,154.48
54867	04/09/2009	Singles Program	Operating Supplies	Jean Hoffman	Single Supplies Reimbursement	10.00
Check Total:						10.00
54868	04/09/2009	General Fund	211600 - PERA Employers Share	ICMA Retirement Trust 401-1099	Employer Portion	309.50
Check Total:						309.50
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	620.00
54869	04/09/2009	Information Technology	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	725.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	200.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	4,325.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	333.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	200.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	600.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	400.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	265.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	125.00
54869	04/09/2009	Telecommunications	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	253.00
54869	04/09/2009	Recreation Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	495.00
54869	04/09/2009	Recreation Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	200.00
54869	04/09/2009	P & R Contract Maintenance	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	415.00
54869	04/09/2009	Recreation Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	491.00
54869	04/09/2009	General Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	90.00
54869	04/09/2009	Community Development	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	370.00
54869	04/09/2009	Community Development	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	200.00
54869	04/09/2009	License Center	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	990.00
54869	04/09/2009	Sanitary Sewer	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	170.00
54869	04/09/2009	Water Fund	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	370.00
54869	04/09/2009	Golf Course	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	70.00
54869	04/09/2009	Storm Drainage	Employer Insurance	ING ReliaStar	High Deductable Savings-April 2009	200.00
Check Total:						12,107.00
54870	04/09/2009	General Fund	Memberships & Subscriptions	Intl Public Management Assn	2009 Membership-Bacon	105.00
Check Total:						105.00
54871	04/09/2009	Building Improvements	MN Grant Professional Svcs	Karges-Faulkonbridge, Inc.	City Wide Feasibility Study for RSC Chil	2,493.13
Check Total:						2,493.13
54872	04/09/2009	Recreation Donations	Professional Services	Barbara Keith	Ampitheatre Art Design	1,000.00
Check Total:						1,000.00
54873	04/09/2009	Recreation Fund	Contract Maintenance	Killmer Electric Co., Inc.	Repair Rusted Pipes	257.07
54873	04/09/2009	Recreation Fund	Use Tax Payable	Killmer Electric Co., Inc.	Sales/Use Tax	-1.95
Check Total:						255.12
54874	04/09/2009	General Fund	210600 - Union Dues Deduction	LELS	Payroll Deduction for April Union Dues	1,554.00
Check Total:						1,554.00
54875	04/09/2009	Community Development	Advertising	Lillie Suburban Newspaper Inc	Notices	16.50
54875	04/09/2009	General Fund	Advertising	Lillie Suburban Newspaper Inc	Notices	51.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						67.50
54876	04/09/2009	General Fund	210600 - Union Dues Deduction	Local Union 49	Payroll Deduction for 4/7/09 Payroll	732.00
Check Total:						732.00
54877	04/09/2009	Water Fund	Accounts Payable	MCGOVERN SADUSKY INVESTME	Refund check	20.60
Check Total:						20.60
54878	04/09/2009	Recreation Fund	Professional Services	Michael Miller/ISN	Basketball Officiating	1,950.00
Check Total:						1,950.00
54879	04/09/2009	Community Development	Professional Services	Mn American Planning Associati	RFQ Notice	25.00
Check Total:						25.00
54880	04/09/2009	General Fund	211200 - Financial Support	MN Child Support Payment Cntr	Payroll Deduction for 4/7 Payroll	587.50
Check Total:						587.50
54881	04/09/2009	Recreation Fund	Memberships & Subscriptions	MN Dept of Labor and Industry	Annual Elevator Operation Permit	100.00
54881	04/09/2009	Community Development	Training	MN Dept of Labor and Industry	Energy Code Seminar	150.00
Check Total:						250.00
54882	04/09/2009	General Fund	MN State Retirement	MN State Retirement System	Payroll Deduction for 4/7 Payroll	4,038.39
Check Total:						4,038.39
54883	04/09/2009	Storm Drainage	Operating Supplies	Motorola	Emergency Radio System-Public Works	2,619.72
54883	04/09/2009	Sanitary Sewer	Operating Supplies	Motorola	Emergency Radio System-Public Works	2,619.72
54883	04/09/2009	Water Fund	Operating Supplies	Motorola	Emergency Radio System-Public Works	2,619.73
Check Total:						7,859.17

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
54884	04/09/2009	General Fund	Contract Maint. - City Hall	Nitti Sanitation Inc.	Regular Service	153.00
54884	04/09/2009	General Fund	Contract Maintenance	Nitti Sanitation Inc.	Regular Service	88.40
54884	04/09/2009	General Fund	Contract Maint. - City Garage	Nitti Sanitation Inc.	Regular Service	275.40
54884	04/09/2009	General Fund	Contract Maintenance	Nitti Sanitation Inc.	Regular Service	54.40
54884	04/09/2009	Golf Course	Contract Maintenance	Nitti Sanitation Inc.	Regular Service	108.80
54884	04/09/2009	Recreation Fund	Contract Maintenance	Nitti Sanitation Inc.	Regular Service	224.40
54884	04/09/2009	P & R Contract Maintenance	Contract Maintenance	Nitti Sanitation Inc.	Regular Service	516.80
Check Total:						1,421.20
54885	04/09/2009	Recreation Fund	Operating Supplies	Northern Power Products Inc.	Rear Crank Seal	29.47
Check Total:						29.47
54886	04/09/2009	General Fund	Operating Supplies City Garage	Overhead Door Co of the Northl	Repair Garage Door	289.20
Check Total:						289.20
54887	04/09/2009	Street Construction	City Rd C Streetscape	Park Construction Company, Inc	County Rd C Streetscape	18,386.34
Check Total:						18,386.34
54888	04/09/2009	Recreation Donations	Operating Supplies	Patio Town	Fountain, Statuary	1,200.00
54888	04/09/2009	P & R Contract Maintenance	Operating Supplies	Patio Town	Fountain, Statuary	1,118.37
Check Total:						2,318.37
54889	04/09/2009	General Fund	211403 - Day Care Expense Ded.		Dependent Care Reimbursement	184.62
Check Total:						184.62
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	905.23
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	297.16
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	284.17
54890	04/09/2009	P & R Contract Maintenance	Employer Insurance	Premier Bank	HSA April 7 Payroll	240.63
54890	04/09/2009	License Center	Employer Insurance	Premier Bank	HSA April 7 Payroll	226.88
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	169.59
54890	04/09/2009	Recreation Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	135.21
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	91.67
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	91.67
54890	04/09/2009	Community Development	Employer Insurance	Premier Bank	HSA April 7 Payroll	91.67
54890	04/09/2009	Water Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	91.67

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
54890	04/09/2009	Information Technology	Employer Insurance	Premier Bank	HSA April 7 Payroll	77.92
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	77.92
54890	04/09/2009	Community Development	Employer Insurance	Premier Bank	HSA April 7 Payroll	77.92
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	57.29
54890	04/09/2009	General Fund	Employer Insurance	Premier Bank	HSA April 7 Payroll	57.29
54890	04/09/2009	Community Development	Employer Insurance	Premier Bank	HSA April 7 Payroll	57.29
54890	04/09/2009	General Fund	211402 - HCMA - Medical Exp.	Premier Bank	EE Cont	1,093.34
Check Total:						4,124.52
54891	04/09/2009	Storm Drainage	Other Improvements	Prince of Peace Lutheran Church	Cost Share-Rain Garden Construction	3,000.00
Check Total:						3,000.00
54892	04/09/2009	Community Development	Sign Permits	Quality Design Industries	Contractor License Fee Refund	84.00
Check Total:						84.00
54893	04/09/2009	Water Fund	Professional Services	Quality Restoration Services,	Detour Signs	131.46
54893	04/09/2009	Water Fund	Professional Services	Quality Restoration Services,	Barrells, Drums, Signs	182.01
Check Total:						313.47
54894	04/09/2009	Telephone	St. Anthony Telephone	Qwest	Telephone Service	145.34
54894	04/09/2009	Telephone	Telephone	Qwest	Telephone Service	424.61
54894	04/09/2009	Telephone	NSCC Telephone	Qwest	Telephone Service	227.36
Check Total:						797.31
54895	04/09/2009	General Fund	Contract Maintenance	Ramsey County	Fleet Support Fee Feb 1 - March 31, 2009	609.28
Check Total:						609.28
54896	04/09/2009	General Fund	Professional Services	Deborah Rankin-Moore	Reissue Uncashed Check-Election Judge	82.50
Check Total:						82.50
54897	04/09/2009	General Fund	211200 - Financial Support	Rausch Sturm Israel & Hornik	Case # CV074555	368.03

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	368.03
54898	04/09/2009	Water Fund	Operating Supplies	RDO Equipment	Chisel	483.70
					Check Total:	483.70
54899	04/09/2009	Street Construction	Project 09-02	Reed Business Information	Construction Ads	282.90
					Check Total:	282.90
54900	04/09/2009	Singles Program	Operating Supplies	Ron Rieschl	Singles Supplies Reimbursement	20.00
					Check Total:	20.00
54901	04/09/2009	General Fund	Miscellaneous	Rock Mills Enterprise, Inc.	Magnetic Manhole Cover Lifter	4,012.11
54901	04/09/2009	General Fund	Use Tax Payable	Rock Mills Enterprise, Inc.	Sales/Use Tax	-244.87
					Check Total:	3,767.24
54902	04/09/2009	Recreation Fund	Professional Services	Norm Rolando	Self Defense Instructor	2,211.30
					Check Total:	2,211.30
54903	04/09/2009	General Fund	Vehicle Supplies	Rosedale Chevrolet	Cover	9.07
					Check Total:	9.07
54904	04/09/2009	Singles Program	Professional Services	Jake Sommers	Singles Entertainment	100.00
					Check Total:	100.00
54905	04/09/2009	General Fund	Vehicle Supplies	St. Joseph Equipment	Adapter	116.71
					Check Total:	116.71
54906	04/09/2009	License Center	Memberships & Subscriptions	STEPHENS-PECK INC	Title Book Revision Service	65.00
					Check Total:	65.00
54907	04/09/2009	Risk Management	Professional Services	Stericycle	Steri-Safe	1,110.48

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						1,110.48
54908	04/09/2009	Community Development	Professional Services	Sheila Stowell	Variance Board/Planning Comm Minutes	120.75
54908	04/09/2009	Community Development	Professional Services	Sheila Stowell	Mileage Reimbursement	4.79
Check Total:						125.54
54909	04/09/2009	Recreation Fund	Operating Supplies	Suburban Ace Hardware	Plumbing Supplies	18.94
54909	04/09/2009	Recreation Fund	Operating Supplies	Suburban Ace Hardware	Cap Mall, Plug	11.03
54909	04/09/2009	Recreation Fund	Operating Supplies	Suburban Ace Hardware	Painting Supplies	16.09
54909	04/09/2009	P & R Contract Maintenance	Operating Supplies	Suburban Ace Hardware	Conduit, Washer	13.00
54909	04/09/2009	Recreation Fund	Operating Supplies	Suburban Ace Hardware	Fasteners	4.86
54909	04/09/2009	General Fund	Vehicle Supplies	Suburban Ace Hardware	Painting Supplies	38.93
54909	04/09/2009	P & R Contract Maintenance	Operating Supplies	Suburban Ace Hardware	Supplies	32.42
Check Total:						135.27
54910	04/09/2009	General Fund	Operating Supplies	Taser International	Black/Silver DPM	479.25
54910	04/09/2009	General Fund	Use Tax Payable	Taser International	Sales/Use Tax	-29.25
Check Total:						450.00
54911	04/09/2009	General Fund	Vehicle Supplies	Toll Gas & Welding Supply	Fastip	8.31
54911	04/09/2009	General Fund	Vehicle Supplies	Toll Gas & Welding Supply	Fastips	19.97
54911	04/09/2009	General Fund	Vehicle Supplies	Toll Gas & Welding Supply	Industrial Cyls	20.40
Check Total:						48.68
54912	04/09/2009	General Fund	Vehicle Supplies	Tousley Ford Inc	2009 Blanket PO for Vehicle Repairs	42.96
54912	04/09/2009	General Fund	Vehicle Supplies	Tousley Ford Inc	2009 Blanket PO for Vehicle Repairs	339.26
Check Total:						382.22
54913	04/09/2009	Water Fund	Professional Services	Twin City Water Clinic, Inc.	Water Analysis-March 2009	400.00
Check Total:						400.00
54914	04/09/2009	Water Fund	Operating Supplies	United Rentals Northwest, Inc.	Measure Tape	25.76

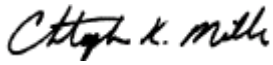
Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	25.76
54915	04/09/2009	Recreation Fund	Operating Supplies	Univar USA Inc	Calcium Chloride	345.59
					Check Total:	345.59
54916	04/09/2009	Recreation Fund	Contract Maintenance	US Environmental Resources	Consulting Service	350.00
					Check Total:	350.00
54917	04/09/2009	Water Fund	Water - Roseville	Lou Kou Vang	Double Payment Refund	114.28
					Check Total:	114.28
54918	04/09/2009	General Fund	Op Supplies - City Hall	Viking Electric Supply, Inc.	Electrical Supplies	206.56
54918	04/09/2009	General Fund	Op Supplies - City Hall	Viking Electric Supply, Inc.	Electrical Supplies	441.85
					Check Total:	648.41
54919	04/09/2009	Water Fund	Professional Services	Water Conservation Service, In	Watermain Service	326.10
					Check Total:	326.10
54920	04/09/2009	Recreation Fund	Other Improvements	Wheeler Hardware Company	Weather Stripping, Sweeps	1,677.75
					Check Total:	1,677.75
54921	04/09/2009	Water Fund	Accounts Payable	AARON YOUNG	Refund check	62.13
					Check Total:	62.13
					Report Total:	687,282.03

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 04-20-09
Item No.: 7.b

Department Approval

City Manager Approval



Item Description: Approval of 2009 Business Licenses

BACKGROUND

Chapter 301 of the City Code requires all applications for business licenses to be submitted to the City Council for approval. The following application(s) is (are) submitted for consideration

Massage Therapist License
Vanessa Stokes
@ Rocco Altobelli
1655 West County Road B2
Roseville MN 55113

POLICY OBJECTIVE

Required by City Code

FINANCIAL IMPACTS

The correct fees were paid to the City at the time the application(s) were made.

STAFF RECOMMENDATION

Staff has reviewed the application(s) and has determined that the applicant(s) meet all City requirements.

REQUESTED COUNCIL ACTION

Motion to approve the business license application(s) as submitted.

Prepared by: Chris Miller, Finance Director
Attachments: A: Applications



Finance Department, License Division
2660 Civic Center Drive, Roseville, MN 55113
(651) 792-7034

Massage Therapist License

New License 2008290 Renewal ☒

For License year ending June 30 2008

1. Legal Name Vanessa Stokes

2. Home Address _____

3. Home Telephone _____

4. Date of Birth _____

5. Drivers License Number _____

6. Email Address _____

7. Have you ever used or been known by any name other than the legal name given in number 1 above?
Yes _____ No ☒ If yes, list each name along with dates and places where used.

8. Name and address of the licensed Massage Therapy Establishment that you expect to be employed by.

Rolla Attobelli - 1655 County Rd B2 Roseville, MN 55113

9. Attach a certified copy of a diploma or certificate of graduation from a school of massage therapy including a minimum of 600 hours in successfully completed course work as described in Roseville Ordinance 116, massage Therapy Establishments.

10. Have you had any previous massage therapist license that was revoked, suspended, or not renewed?
Yes _____ No ☒ If yes explain in detail.

License fee is 75.00

Make checks payable to City of Roseville

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 4/20/09
Item No.: 7.c

Department Approval

City Manager Approval

Christopher K. Miller

W. J. Mahinen

Item Description: Request for Approval of General Purchases or Sale of Surplus Items
Exceeding \$5,000

BACKGROUND

City Code section 103.05 establishes the requirement that all general purchases and/or contracts in excess of \$5,000 be approved by the Council. In addition, State Statutes require that the Council authorize the sale of surplus vehicles and equipment.

General Purchases or Contracts

City Staff have submitted the following items for Council review and approval:

Department	Vendor	Item / Description	Amount
Police	St. Boni Motor Sports	Park patrol vehicle (a)	\$ 12,210.91

(a) Cost will be offset by a \$5,000 donation from the Granite Foundation

Sale of Surplus Vehicles or Equipment

City Staff have identified surplus vehicles and equipment that have been replaced and/or are no longer needed to deliver City programs and services. These surplus items will either be traded in on replacement items or will be sold in a public auction or bid process. The items include the following:

Department	Item / Description
n/a	n/a

POLICY OBJECTIVE

Required under City Code 103.05.

FINANCIAL IMPACTS

Funding for all items is provided for in the current operating or capital budget.

19 **STAFF RECOMMENDATION**

20 Staff recommends the City Council approve the submitted purchases or contracts for service and, if
21 applicable, authorize the trade-in/sale of surplus items.

22 **REQUESTED COUNCIL ACTION**

23 Motion to approve the submitted list of general purchases, contracts for services, and if applicable the
24 trade-in/sale of surplus equipment.

25

26

Prepared by: Chris Miller, Finance Director

Attachments: A: None

27

REQUEST FOR COUNCIL ACTION

DATE: 4/20/2009

ITEM NO: 7.d

Department Approval:



City Manager Approval:



Item Description: Ehlers and Associates, 3060 Centre Pointe Drive, seeks a **VACATION** of a **UTILITY** and **DRAINAGE** (pond) **EASEMENT (PF09-009)**.

1.0 REQUESTED ACTION

Ehlers and Associates is requesting the vacation of a utility and drainage easement for the storm water management pond in the southeast corner of their property at 3060 Centre Pointe Drive.

Project Review History

- Application submitted: March 6, 2009; Determined complete: March 12, 2009
- Sixty-day review deadline: May 5, 2009
- Planning Commission recommendation (6-0 to approve): April 1, 2009
- Project report recommendation: April 20, 2009
- Anticipated City Council action: April 20, 2009

2.0 SUMMARY OF RECOMMENDATION

The Planning Division concurs with the recommendation of the Planning Commission to approve the requested **UTILITY** and **DRAINAGE** **EASEMENT VACATION**, subject to certain conditions; see Section 7 of this report for details.

3.0 SUMMARY OF SUGGESTED ACTION

Adopt a resolution approving the requested **UTILITY** and **DRAINAGE** **EASEMENT VACATION**, subject to conditions; see Section 8 of this report for details.

18 **4.0 BACKGROUND**

19 4.1 The Ehlers property lies at 3060 Centre Pointe Drive, within the Centre Pointe Business
20 Park. The property has a Comprehensive Plan designation of Business Park (BP) and a
21 zoning classification of Planned Unit Development (PUD).

22 4.2 Minnesota State Statutes, Chapter 462.358, subdivision 7, provides municipalities
23 guidance for vacating publicly owned easements. Specifically, this subdivision reads:
24 ***Vacation.*** *The governing body of a municipality may vacate any publicly owned utility*
25 *easement or boulevard reserve or any portion thereof, which are not being used for*
26 *sewer, drainage, electric, telegraph, telephone, gas and steam purposes or for boulevard*
27 *reserve purposes, in the same manner as vacation proceedings are conducted for streets,*
28 *alleys and other public ways under a home rule charter or other provisions of law.*

29 4.3 In 1997 the City Council approved the Centre Pointe PUD and, along with it, specific
30 development plans and/or terms and conditions under which development would be
31 allowed. The utility and drainage plans identified/created storm water management ponds
32 designed to accommodate adjacent development drainage. One such pond and subsequent
33 public drainage easement, lies in the southeast corner of the Ehlers property.

34 4.4 Ehlers' desire to expand their office building in compliance with the PUD will require the
35 storm water management pond to be redesigned, the existing easement to be vacated, and
36 the a new easement to be created for the new pond configuration.

37 **5.0 STAFF COMMENTS**

38 5.1 When reviewing requests for VACATING PUBLIC EASEMENTS (in this instance a pond
39 easement), the Public Works/Engineering Department determines whether the request
40 will immediately or in the future, have an adverse impact the general health, welfare, or
41 safety of the citizens of the City of Roseville. The Department also determines whether it
42 is in the best interest of the City to retain an easement protecting the public interest.

43 5.2 The Public Works/Engineering Department has reviewed the request by Ehlers and has
44 determined that the subject storm water easement can be vacated and replaced by a new
45 easement that covers the redesigned and approved (by Rice Creek and City Engineer)
46 storm water pond.

47 **6.0 PUBLIC HEARING**

48 6.1 The duly-noticed public hearing for this application was held by the Planning
49 Commission on April 1, 2009. No one from the public spoke on this issue.

50 6.2 After closing the public hearing, the Planning Commission had further discussion about
51 the adequacy of parking on or near the property before voting unanimously (6-0) to
52 recommend approval of the proposed VACATION with the conditions identified in Section
53 7 of this staff report. Draft minutes of the public hearing are included with this report as
54 Attachment E.

55 **7.0 RECOMMENDATION**

56 Based on the comments and findings outlined in Sections 4-6 of this report, the Planning
57 Division recommends approval off the requested EASEMENT VACATION at 3060 Centre
58 Pointe Drive, subject to the following conditions:

- 59 **a.** The vacated easement must be consistent with the legal description and survey
60 dated March 4, 2009, and reviewed as part of this application; and
- 61 **b.** A new utility and drainage easement that is approved by the Public Works
62 Department shall be dedicated prior to the easement vacation is recorded.

63 **8.0 SUGGESTED ACTION**

64 **Adopt a resolution vacating the drainage easement** for Ehlers and Associates, 3060
65 Centre Pointe Drive, based on the comments and findings of Sections 4-6 and subject to
66 the conditions of Section 7 of the project report dated April 20, 2009.

Prepared by: City Planner Thomas Paschke

Attachments:

A: Area map

B: Aerial photo

C: Vacation/Easement Exhibits

D: Planning Commission Minutes

E: Draft Resolution

Attachment A: Location Map for Planning File 09-009



Prepared by:
Community Development Department
Printed: March 13, 2009



Site Location

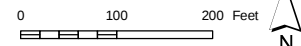
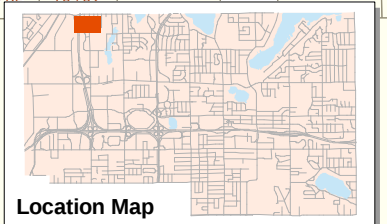
LR / R1 Comp Plan / Zoning
Designations

Data Sources

* Ramsey County GIS Base Map (3/2/2009)
For further information regarding the contents of this map contact:
City of Roseville, Community Development Department,
2660 Civic Center Drive, Roseville MN

Disclaimer

This map is neither a legally recorded map nor a survey and is not intended to be used as one. This map is a compilation of records, information and data located in various city, county, state and federal offices and other sources regarding the area shown, and is to be used for reference purposes only. The City does not warrant that the Geographic Information System (GIS) Data used to prepare this map are error free, and the City does not represent that the GIS Data can be used for navigational, tracking or any other purpose requiring exacting measurement of distance or direction or precision in the depiction of geographic features. If errors or discrepancies are found please contact 651-792-7085. The preceding disclaimer is provided pursuant to Minnesota Statutes §466.03, Subd. 21 (2000), and the user of this map acknowledges that the City shall not be liable for any damages, and expressly waives all claims, and agrees to defend, indemnify, and hold harmless the City from any and all claims brought by User, its employees or agents, or third parties which arise out of the user's access or use of data provided.



mapdoc: planning_commission_location.mxd

Attachment B: Aerial Map of Planning File 09-009



Prepared by:
Community Development Department
Printed: March 23, 2009



Site Location

Data Sources

* Ramsey County GIS Base Map (3/2/2009)

* Aerial Data: Pictometry (4/2008)

For further information regarding the contents of this map contact:
City of Roseville, Community Development Department,
2660 Civic Center Drive, Roseville MN

Disclaimer

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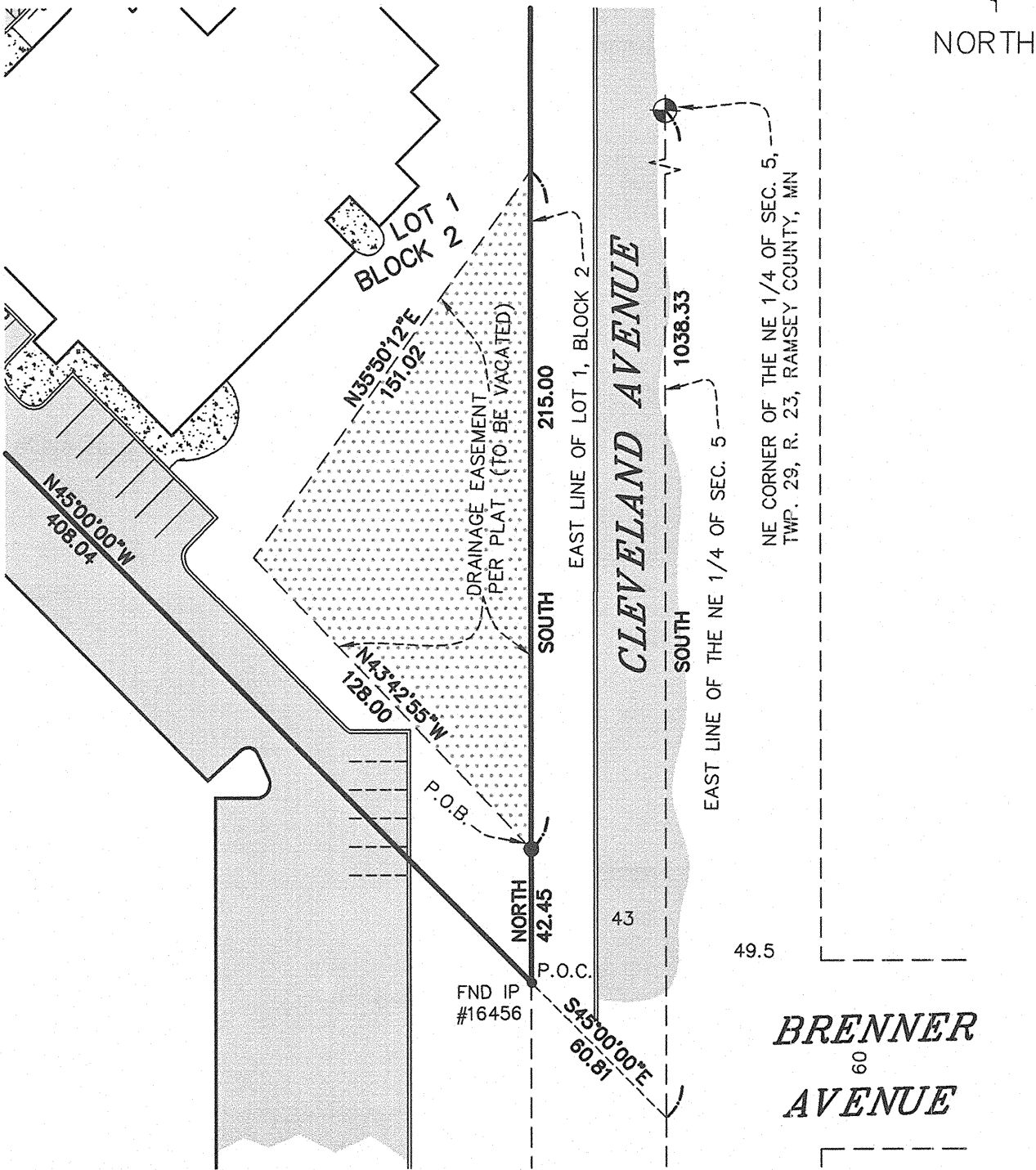
0 50 100 Feet



EASEMENT VACATION EXHIBIT

EXISTING LEGAL DESCRIPTION:

Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota.



LEGAL DESCRIPTION
FOR DRAINAGE EASEMENT VACATION

That part of the drainage easement dedicated to the public over, under and across Lot 1, Block 2, in the recorded plat of CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota described as follows:

Commencing at the most southerly corner of Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota; thence NORTH, assumed bearing, along the east line of said Lot 1 a distance of 42.45 feet to the southerly corner of said drainage easement dedicated in said plat of CENTRE POINTE BUSINESS PARK and the point of beginning; thence North 43 degrees 42 minutes 55 seconds West along said drainage easement a distance of 128.00 feet; thence continuing along said drainage easement North 35 degrees 50 minutes 12 seconds East a distance of 151.02 feet to said east line of Lot 1; thence SOUTH along said east line a distance of 215.00 feet to the point of beginning.

Location: ROSEVILLE, MN

Scale 1"= 50' ● Denotes Iron Monument Bearing Datum: Assumed Job No. 08525HS Drwg By MMD

I hereby certify that this plan, survey or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

E. G. RUD & SONS, INC.

By:

[Signature]

Dated this 26th day of March 2009. Minnesota License No. 25341



E. G. RUD & SONS, INC.

PROFESSIONAL LAND SURVEYORS
6776 LAKE DRIVE NE, SUITE 110
LINO LAKES, MINNESOTA 55014
TEL. (651) 361-8200
FAX (651) 361-8701
www.egrud.com

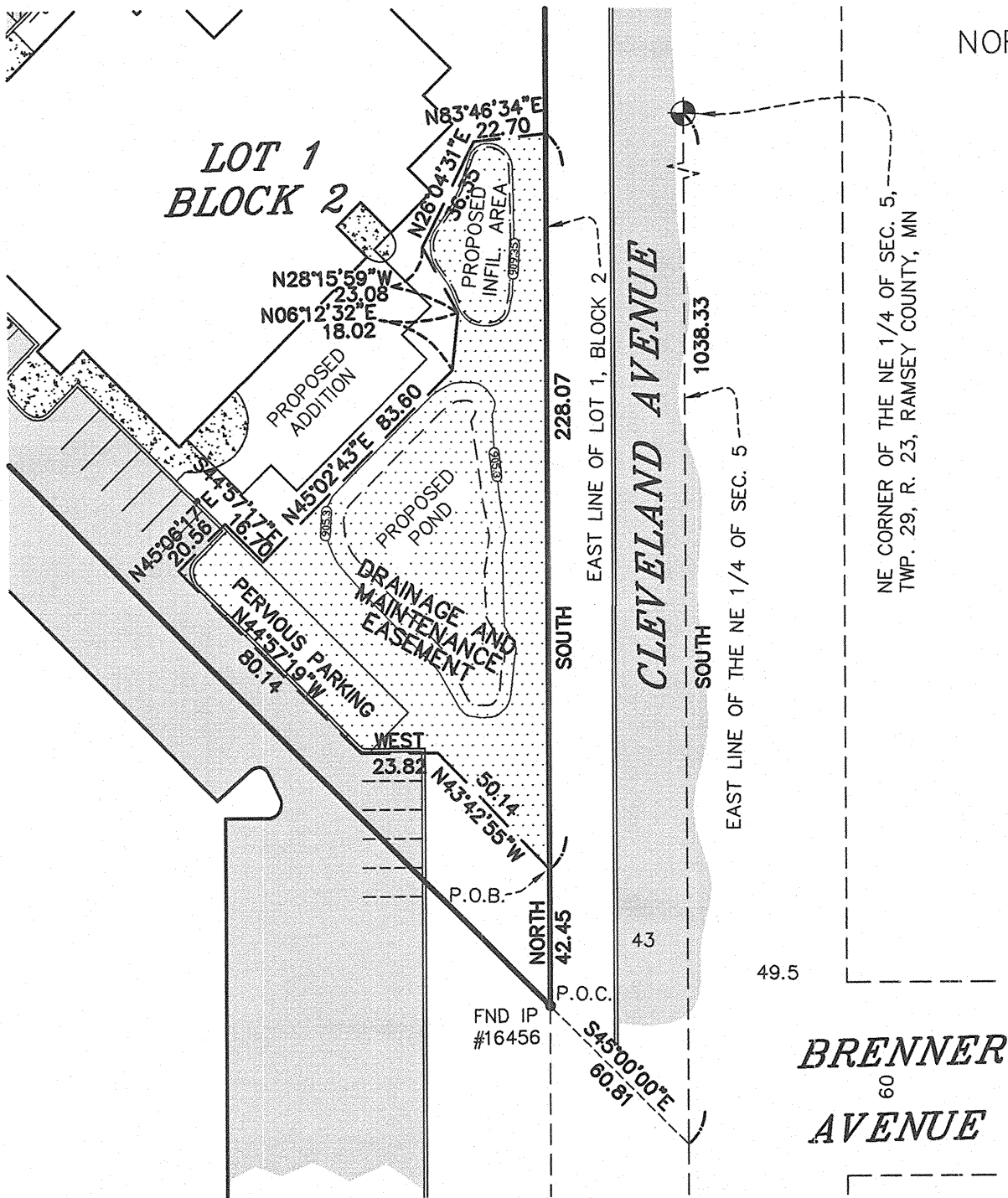
DRAINAGE AND MAINTENANCE EASEMENT EXHIBIT

EXISTING LEGAL DESCRIPTION:

Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota.



NORTH



LEGAL DESCRIPTION

For DRAINAGE EASEMENT and STORM WATER MAINTENANCE EASEMENT

That part of Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota described as follows:

Commencing at the most southerly corner of Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota; thence NORTH, assumed bearing, along the east line of said Lot 1 a distance of 42.45 feet to the point of beginning; thence North 43 degrees 42 minutes 55 seconds West 50.14 feet; thence WEST 23.82 feet; thence North 44 degrees 57 minutes 19 seconds West 80.14 feet; thence North 45 degrees 06 minutes 17 seconds East 20.56 feet; thence South 44 degrees 57 minutes 17 seconds East 16.70 feet; thence North 45 degrees 02 minutes 43 seconds East 83.60 feet; thence North 06 degrees 12 minutes 32 seconds East 18.02 feet; thence North 28 degrees 15 minutes 59 seconds West 23.08 feet; thence North 26 degrees 04 minutes 31 seconds East 36.35 feet; thence North 83 degrees 46 minutes 34 seconds East 22.70 feet to said East line of said Lot 1; thence SOUTH along said east line 228.07 feet to the point of beginning.

Easement area described is 11,700sf

Location: ROSEVILLE, MN S:\rud\CAD\08proj\08525AB\08525ease.dwg 3/26/2009 3:11:20 PM CST

Scale 1"= 50' ● Denotes Iron Monument Bearing Datum: Assumed Job No. 08525HS Drwg By MMD

I hereby certify that this plan, survey or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

E. G. RUD & SONS, INC.

By: *[Signature]*

Dated this 26th day of March 2009. Minnesota License No. 25341

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EXTRACT OF THE DRAFT MINUTES OF THE APRIL 1, 2009 PLANNING COMMISSION MEETING

a. **PLANNING FILE 09-009**

Request by Ehlers & Associates, Inc. for approval of an easement vacation at 3060 Centre Pointe Drive to allow an office expansion that necessitates a redesigned storm water management system and a newly-dedicated drainage easement.

Chair Doherty opened the Public Hearing for Planning File 09-009 (6:40 p.m.).

Associate Planner Bryan Lloyd reviewed staff's analysis of the request by Ehlers and Associates for vacation of a utility and drainage easement for the storm water management pond in the southeast corner of their property at 3060 Centre Pointe Drive.

Mr. Lloyd advised that Ehlers desired to expand their office building in compliance with the PUD that would require the storm water management pond to be redesigned, the existing easement to be vacated, and a new easement created for the new pond configuration. Mr. Lloyd noted that the Public Works/Engineering Department had reviewed the request by Ehlers and had determined that the subject storm water easement could be vacated and replaced by a new easement that covered the redesigned and approved (by Rice Creek and City Engineer) storm water pond.

Staff recommended approval of the request by Ehlers and Associates for vacation of a utility and drainage easement for the storm water management pond in the southeast corner of their property at 3060 Centre Pointe Drive; based on the comments and findings of Sections 4 and 5 and the conditions of Section 6 of the project report dated April 01, 2009.

Discussion included clarification of square footage of the existing building and proposed expansion; consistency of the vacated easement and legal description and survey dated March 4, 2009 as part of this application; dedication of a new utility and drainage easement covering the newly designed and approved storm water management pond prior to vacation of the existing easement; proposed design techniques for the new easement; the applicant's intent to provide pervious parking in some spaces to further mitigate storm water management (not shown in the packet materials); and any safety concerns related to the pathway along Cleveland Avenue.

City Engineer Deb Bloom concurred that the safety concerns of the adjacent pathway were valid, however, she opined that the new pond would not affect the existing pathway; that staff would investigate location of the trees; and that the incline would be no steeper than the current grade, and would just provide for a different conveyance system

for the water, based on best management practices and similar to existing storage.

Applicant Representative Derik Lash, Project Engineer with Rehbein, 9651 Naples Street, Blaine, MN

Mr. Lash addressed questions of Commissioners, including the current building square footage of 14,000 and the proposed addition between 3,000 – 3,500 square feet, with plans having been submitted to the Building Inspection Department for approval.

Mr. Lash further addressed the proposed stormwater system, and conditional approval by the Rice Creek Watershed District (RCWD) for the infiltration-based system based on soil conditions, with the intent for a bio-filtration system similar to a rain garden and similar to that already existing and with similar slopes to those existing along Cleveland Avenue. Mr. Lash advised that they were not planning on removal of any existing trees, other than several (5-6) Oak trees that were dead, but would be replaced with plantings of similar size, and anticipated at 9-10 replacement trees. Mr. Lash advised that the pervious parking was part of the site plan and conditional approval had been given by the RCWD.

Discussion included defining pervious paving for new Commissioners; examples of other sites to observe pervious pavers; declarations and maintenance of the entire drainage easement as per standard operations for approval by the RCWD and the City; and confirmation for new Commissioners that no commercial development could exceed existing runoff and mitigation options to avoid such additional runoff; advantages and disadvantages of fencing infiltration ponds, at the discretion of the property owner based on nuisance, maintenance and hazard concerns with both options; and noting that fences also kept out emergency personnel as well as those violating the fenced-in area.

Public Comment

No one appeared to speak for or against.

Chair Doherty closed the Public Hearing at this time (6:57 p.m.).

MOTION

Member Wozniak moved, seconded by Member Gottfried to RECOMMEND APPROVAL of a UTILITY AND DRAINAGE EASEMENT VACATION for Ehlers and Associates, 3060 Centre Pointe Drive; based on the comments and findings of Sections 4 and 5 and the conditions of Section 6 of the project report dated April 01, 2009.

Ayes: 6

Nays: 0

Motion carried.

**EXTRACT OF MINUTES OF MEETING OF THE
CITY COUNCIL OF THE CITY OF ROSEVILLE**

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Roseville, County of Ramsey, Minnesota, was held on the 20th April, 2009, at 6:00 p.m.

The following members were present:
and the following Members absent;

Council Member _____ introduced the following resolution and moved its adoption:

**RESOLUTION NO. _____
A RESOLUTION VACATING A STORM WATER EASEMENT AT 3060 CENTRE
POINTE DRIVE, EHLERS ASSOCIATES (PF09-009)**

WHEREAS, Ehlers Associates has requested the vacation of a storm water pond easement lying generally in the southeast corner of the parcel at 3060 Centre Pointe Drive, legally described as:

That part of the drainage easement dedicated to the public over, under, and across Lot 1, Block 2, in the recorded plat of CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota described as follows: Commencing at the most southerly corner of Lot 1, Block 2, CENTRE POINTE BUSINESS PARK, Ramsey County, Minnesota; thence NORTH, assumed bearing, along the east line of said Lot 1 a distance of 42.45 feet to the southerly corner of said drainage easement dedicated in said plat of CENTRE POINTE BUSINESS PARK and the point of beginning; thence North 43 degrees 42 minutes 55 seconds West along said drainage easement a distance of 128.00 feet; thence continuing along said drainage easement North 35 degrees 50 minutes 12 seconds East a distance of 151.02 feet to said east line of Lot 1; thence SOUTH along said east line a distance of 215.00 feet to the point of beginning.

WHEREAS, the public Works Director has determined that approving the requested vacation would not have adverse impacts on the public; and

WHEREAS, the Roseville Planning Commission held a public hearing regarding the easement vacation on April 1, 2009, voting (7-0) to recommend approval, based on the findings of the Planning Commission project report dated March 26, 2009;

NOW THEREFORE BE IT RESOLVED, by the Roseville City Council, to vacate the drainage easement described above, based on the information contained in the project report dated April 20, 2009.

The motion for the adoption of the foregoing resolution was duly seconded by Council Member _____ and upon vote being taken thereon, the following voted in favor:
and none voted against;

WHEREUPON said resolution was declared duly passed and adopted.

Resolution – Ehlers Associates Easement Vacation – PF09-009

STATE OF MINNESOTA)
) ss
COUNTY OF RAMSEY)

I, the undersigned, being the duly qualified City Manager of the City of Roseville, County of Ramsey, State of Minnesota, do hereby certify that I have carefully compared the attached and foregoing extract of minutes of a regular meeting of said Roseville City Council held on the 20th day of April 2009 with the original thereof on file in my office.

WITNESS MY HAND officially as such Manager this 20th day of April 2009.

William J, Malinen, City Manager

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: April 20, 2009
Item No.: 12.a

Department Approval



City Manager Approval



Item Description: Set Public Hearing Date for Potential Establishment of Har Mar Apartments Tax Increment Financing District (TIF District 18)

1.0 BACKGROUND

1.1 On March 11, 2009, Aeon, the owners of the Har Mar Apartments, submitted a formal request to the City for the consideration to establish a housing tax increment financing (TIF) district on their parcel. The purpose of this request is to create a funding source to fill the projected financial gap in the second phase of their initiative to revitalize this aging apartment complex. As proposed, Aeon would construct a new 48-unit apartment building consisting of a combination of affordable two- and three-bedroom units.

1.2 Aeon is seeking a wide variety of funding sources to assist them with their revitalization effort. In late-June 2009, they will be applying to Minnesota Housing for housing tax credits to finance a significant portion of this project. In order to bolster their application, Aeon would like to demonstrate that other sources of funding are available to this project, such as TIF.

1.3 In order to create a TIF district, the City must follow the process that is prescribed in Minnesota Statute 569.175. For a housing TIF district, cities must notify the applicable county commissioner of its intention to hold a public hearing 30 days prior to publication of the hearing (§569.175, Subd. 2a) and provide the county and school district a copy of the proposed tax increment financing plan 30 days prior to the public hearing. To accomplish these required tasks and have the district created prior to the submission of Aeon's tax credit application, the City Council is being requested to set a public hearing date at this meeting. See Attachment A: Process Timeline to review the required tasks and milestones.

1.4 The setting of the public hearing date is the first step in this process and does not obligate the City Council to approving the creation of a TIF district.

2.0 POLICY OBJECTIVE

2.1 By setting a public hearing date to consider the creation of TIF District 18 prior to Aeon's tax credit application for their Phase 2 project, the City will potentially help the developer leverage additional resources to this project.

3.0 BUDGET IMPLICATIONS

3.1 The City has received the required TIF application fee from Aeon to pay for staff and consulting costs associated with the analysis and planning required to create a TIF

31 district. If costs exceed the initial fee, staff will request an additional deposit to complete
32 the work.

33 3.2 By setting a public hearing date for the establishment of TIF District 18, the City Council
34 is not obligating itself to either creating a TIF district for this project or agreeing to any
35 future financing for Aeon's Phase II project. As required by statute, the TIF plan will
36 provide a discussion on the economic and fiscal impacts of the proposed TIF district.

37 **4.0 STAFF RECOMMENDATION**

38 4.1 Staff recommends that the City Council set a public hearing date of June 15, 2009.
39 Setting this date does not obligate the Council to approve the district.

40 **5.0 REQUESTED COUNCIL ACTION**

41 5.1 By resolution, set June 15, 2009, as the public hearing date to consider establishing TIF
42 District 18.

Prepared by: Jamie Radel, Economic Development Associate

Attachments: A: Process Timeline
B: Draft Resolution

City of Roseville, Minnesota

**Timeline for
Creation of Proposed Tax Increment
Financing (Housing) District No. 18**

Proposed Time Schedule

March – May 2009	Review of project components	City/Atty/Springsted
Monday, April 20, 2009 @ 6:00 pm	Council calls for public hearing to be held June 15 (resolution provided by Briggs & Morgan)	City/Atty
Prior to Tuesday, April 28, 2009	County Commissioner <u>receives</u> notification letter 30 days prior to publication of public hearing notice (arrangements made by Springsted)	Springsted
On/Before Monday, May 11, 2009	County and School District <u>receive</u> impact letters & draft TIF plan 30 days prior to public hearing (arrangements made by Springsted)	Atty/Springsted
Tuesday, May 19, 2009 @ 6:00 pm	HRA Review of TIF Documents	HRA/Atty/Springsted
Monday, June 1, 2009 Deadline: Fri., May 22	Publication of Notice of Public Hearing in Roseville Review (arrangements made by Springsted) 10-30 days prior to public hearing	Springsted
Monday, June 15, 2009 @ 6:00 pm	City Council holds public hearing, and adopts resolution establishing TIF District and approving Development Agreement (TIF documents provided by Springsted) (Resolution and Development Agreement provided by Briggs & Morgan)	City/Atty/Springsted
After June 15, 2009	Request for District Certification and State Filing	Springsted

1 **EXTRACT OF MINUTES OF MEETING**
2 **OF THE**
3 **CITY COUNCIL OF THE CITY OF ROSEVILLE**

4
5 * * * * *

6
7 Pursuant to due call and notice thereof, a regular meeting of the City Council of the City
8 of Roseville, County of Ramsey, Minnesota was duly held on the 20 day of April, 2009,
9 at 6:00 p.m.

10
11 The following members were present:

12
13 and the following were absent: .

14
15 Member introduced the following resolution and moved its adoption:

16
17
18 **RESOLUTION No. XXXXX**
19

20 **RESOLUTION CALLING PUBLIC HEARING ON THE**
21 **PROPOSED ESTABLISHMENT OF TAX INCREMENT**
22 **FINANCING (HOUSING) DISTRICT NO. 18 WITHIN**
23 **DEVELOPMENT DISTRICT NO. 1 AND THE PROPOSED**
24 **ADOPTION OF A TAX INCREMENT FINANCING PLAN**
25 **RELATING THERETO**

26 BE IT RESOLVED by the City Council (the "Council") of the City of Roseville,
27 Minnesota (the "City"), as follows:

28 1. Public Hearing. This Council shall meet on June 15, 2009, at
29 approximately 6:00 p.m., to hold a public hearing on the following matters: (a) the
30 proposed establishment of Tax Increment Financing (Housing) District No. 18 within
31 Development District No. 1, and (b) the proposed adoption of a Tax Increment Financing
32 Plan relating thereto, all pursuant to and in accordance with Minnesota Statutes, Sections
33 469.124 through 469.134, both inclusive, as amended and Minnesota Statutes, Sections
34 469.174 through 469.1799, both inclusive, as amended (collectively, the "Act").

35 2. Notice of Hearing; Filing of Program and Plan. The City Manager is
36 hereby authorized to cause a notice of the hearing, substantially in the form attached
37 hereto as Exhibit A, to be published as required by the Act and to place a copy of the
38 proposed Tax Increment Financing Plan on file in the Managers's Office at City Hall and
39 to make such copies available for inspection by the public.

40 The motion for the adoption of the foregoing resolution was duly seconded by Member
41

1 , and upon a vote being taken thereon, the following voted in favor thereof:

2

3 and the following voted against the same: none.

4

5 WHEREUPON said resolution was declared duly passed and adopted.

6

Exhibit A

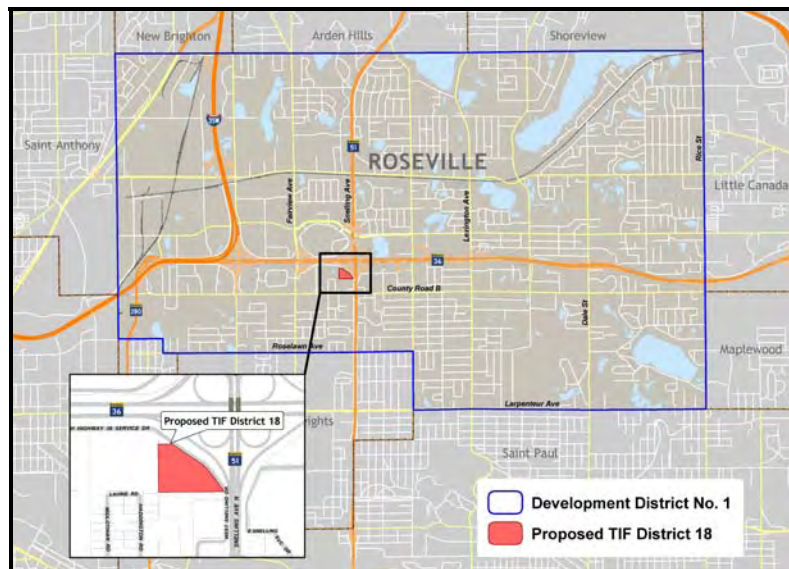
**CITY OF ROSEVILLE
COUNTY OF RAMSEY
STATE OF MINNESOTA**

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the City Council (the "Council") of the City of Roseville, Ramsey County, Minnesota, will hold a public hearing on Monday, June 15, 2009, at 6:00 p.m., at the City Hall, in the City of Roseville, Minnesota, relating to the proposed establishment of Tax Increment Financing (Housing) District No. 18 within Development District No. 1 and the proposed adoption of a Tax Increment Financing Plan therefore, pursuant to Minnesota Statutes, Section 469.174 through 469.1799, inclusive, as amended. Copies of the Tax Increment Financing Plan as proposed to be adopted will be on file and available for public inspection at the office of the City Administrator at City Hall.

Development District No. 1 is coterminous with the entire corporate boundaries of the City of Roseville. The property proposed to be included in Tax Increment Financing (Housing) District No. 18 is described in the Tax Increment Financing Plan on file in the office of the City Manager.

A map of Development District No. 1 and Tax Increment Financing (Housing) District No. 18 is set forth below:



All interested persons may appear at the hearing and present their views orally or in writing prior to the hearing.

REQUEST FOR COUNCIL ACTION

DATE: 4/20/2009

ITEM NO: 12.b

Department Approval:



City Manager Approval:



Item Description: Eagle Crest Senior Housing LLC seeks a **PLANNED UNIT DEVELOPMENT AMENDMENT** in conjunction with T-Mobile to allow the installation of telecommunication devices and equipment facility at 2925 Lincoln Drive (PF09-005).

1.0 REQUESTED ACTION

T-Mobile is requesting the Planned Unit Development Amendment in order allow the installation of three telecommunication antenna and an equipment platform on the roof of the Eagle Crest building at 2925 Lincoln Drive

Project Review History

- Application submitted: March 6, 2009; Determined complete: March 10, 2009
- Sixty-day review deadline: May 5, 2009
- Project report recommendation: March 26, 2009
- Planning Commission action: April 1, 2009
- Anticipated City Council action: April 20, 1009

2.0 SUMMARY OF RECOMMENDATION

2.1 Planning Division staff concurs with the unanimous recommendation of the Planning Commission (at the duly noticed public hearing of April 1, 2009) to support the requested **PLANNED UNIT DEVELOPMENT**, AT 2925 LINCOLN DRIVE, as discussed in Sections 4-6 and the recommendations of Section 7 of the project report dated April 20, 2009.

3.0 SUMMARY OF SUGGESTED ACTION

ADOPT a RESOLUTION approving the **PLANNED UNIT DEVELOPMENT AMENDMENT**, allowng the installation of three telecommunication antenna and an equipment platform on the roof of the Eagle Crest building at 2925 Lincoln Drive.

4.0 BACKGROUND

4.1 The College Properties Planned Unit Development (PUD) was approved in 1993 to allow the creation of the Eagle Crest Campus, which includes assisted living, independent senior apartments and a dementia residence. In 1998 the PUD was amended to allow for a larger dementia care facility than originally approved (see attached).

4.2 When reviewing the established PUD, the Planning Division needed to determine whether the original intent was to create a residential or business PUD. After reviewing the record, the Division determined that the subject College Properties PUD was a

residential based PUD and not a business based PUD, thus requiring the need for the amendment request.

4.3 Section 1012.10 of the City Code (or 1013.10 - updated version) regulates telecommunication towers/antenna. The Code reads as follows:

1012.10: TOWER AND OTHER STRUCTURE HEIGHT AND PLACEMENT LIMITATIONS:

A. Private and Commercial Antennas and Towers:

1. City-Owned Antennas and Towers: City-owned or controlled antennas and tower sites shall be a permitted use in B Business or I Industrial Districts and a conditional use in all other districts.

2. Private Antennas and Towers: Private (noncommercial) receiving or transmitting antennas and towers more than twenty (20) feet in height above the principal structure height in residential districts or more than fifty (50) feet in height above the principal structure height in business and industrial districts shall be a conditional use in all districts.

3. Commercial Antennas and Towers - City Sites: Commercial receiving or transmitting antennas and towers regardless of height or size with the exception of satellite dish antennas shall connect to and use the City tower sites if use of such facilities is technically feasible.

4. Commercial Antennas and Towers - Non-City Sites: Commercial receiving or transmitting antennas and towers not located on a City tower site shall be a conditional use. Commercial receiving or transmitting antennas and towers may only be located in B Business or I Industrial Districts. The City may establish permit review periods, tower termination, time limits or an amortization schedule specifying the year in which the tower shall be taken down by the applicant or assign. A performance bond or other surety may be required by the City in order to assure removal of the tower at a specific date.

5. Application: The applicant shall present documentation of the possession of any required license by any Federal, State or local agency.

6. Requirements: All antennas and towers and support structures including guy wires and foundations shall be subject to the appropriate requirements of subsection A8 of this Section and the setback requirements established for accessory structures in the applicable zoning district. Antennas, towers, guy wires and foundations, and support buildings shall be constructed on one lot or parcel and shall be set back a minimum of thirty (30) feet from any front property line.

7. Design: All antennas and towers shall be designed and screened as visually appropriate, shall utilize a City-approved gray or blue color, and shall contain no signage, including logos, except as may be required by any State or Federal regulations.

8. Existing Facilities: Existing transmitting and receiving facilities at the time of the adoption of this Section may remain in service. However, at such time as any material change is made in the facilities, full compliance with this Section shall be required. No transmitting or receiving antennas or towers may be added to existing nonconforming facilities. Towers and receiving facilities shall be dismantled and removed from the site within one year after abandonment of the use of the tower or facility for communication purposes.

9. Security Fencing: Security fencing for antennas and towers may include chainlink and barbed wire to a total height of eight (8) feet above grade.

74 10. Support Buildings: Support buildings to house switching and other communication
75 equipment shall have a brick exterior, be a maximum of two hundred (200) square feet in
76 size, twenty four (24) feet in height and have two (2) off-street, paved parking spaces.
77 11. Building Permit: A building permit shall be required for the construction of new
78 antennas and/or towers and shall include wind loading and strength and footing
79 calculations prepared by a Minnesota registered engineer. (Ord. 1166, 5-28-1996)
80 12. Exception: Antennas attached to, but not above, the exterior walls of buildings as an
81 integral part of the architecture shall be a permitted use in all B Business and I Industrial
82 Districts. Antennas attached to existing public utility structures or existing public utility
83 towers in any zoning district, including electrical transmission towers or other structures
84 deemed appropriate by the Director of Community Development, shall be a permitted use
85 in all zoning districts, provided the antenna(s) do not increase the height or bulk of said
86 structure or tower. (Ord. 1198, 1-26-1998)
87 B. Height Limitations: The height limitations stipulated elsewhere in this Code shall not
88 apply to:
89 1. Church spires.
90 2. Belfries.
91 3. Cupolas and domes which do not contain usable space.
92 4. Monuments.
93 5. Water towers.
94 6. Fire and hose towers.
95 7. Observation towers.
96 8. Flagpoles.
97 9. Electrical transmission towers.
98 10. Chimneys.
99 11. Smokestacks.
100 12. Parapet walls extending not more than three (3) feet above the limiting height of the
101 building.
102 13. Cooling towers.
103 14. Grain elevators.
104 15. Elevator penthouses.
105 C. Exception to Height Exemption: If, in the opinion of the Community Development
106 Director, such structure would adversely affect adjoining or adjacent property, such
107 greater height shall not be authorized except by the City Council upon recommendation
108 of the Planning Commission. (Ord. 1166, 5-28-1996)

109 **5.0 PROJECT OVERVIEW**

- 110 5.1 A cell site is typically located on an existing structure that will provide the necessary
111 height for adequate propagation of the signal to reach targeted needs areas. T-Mobile
112 Radio Frequency Engineers determine the location of these sites after analyzing customer
113 demand, area topography, signal propagation models, and relation to existing sites.
- 114 5.2 In their narrative, T-Mobile indicates that the Eagle Crest site was identified as being
115 vital to meet increasing customer demands in the vicinity of Snelling Avenue and the
116 surrounding neighborhood.
- 117 5.3 The proposal calls for three separate panel antenna units to be installed on the roof of the
118 independent senior building. Two of the antenna would be mounted to pipes and located

on the existing false façade or the building. The third antenna would be located on the proposed equipment platform and face west off the roof.

5.4 Equipment necessary for operation of the site includes a 10 foot by 20 foot raised platform on which equipment racks would be installed. The platform also includes screening from the west, north, and south via an attached screen wall.

5.5 The Planning Division has concluded that there are no City-owned or privately-owned towers that would support additional telecommunication devices in the area, therefore the applicants have sought a private site to meet growing customer demand in the area.

6.0 STAFF COMMENTS

6.1 The Planning Division has concluded that there are conflicting requirements within this section of the Code. On one hand, private telecommunication device are not permitted on residential zoned property, and on the other hand, such devices are supported on church spires, belfries, cupolas and water towers, which have traditionally been in residential zones.

6.2 The Planning Division's review of exempted structures concludes a number of these structures are located in non-business zones such as most churches and the water tower which are both zoned single-family residence and a number of apartment/housing complexes throughout Roseville have varying residential zones. Also, the City Hall Campus had, until recently, a zoning of single family residence, which site includes a 150 foot tall tower albeit approved through the Conditional Use process.

6.3 Further, although the Code allows for public towers, these are rare, can only be on public land, and tend to be more controversial than private sites. To say the least, it is difficult to match a telecommunication need with a potential public opportunity site. It also seems short sighted that a municipality be afforded the conditional use process, but the private market, who knows its needs much better, cannot.

6.4 The Planning Division has reviewed the approved PUD for College Properties to determine whether such devices were prohibited (they were not) or whether future allowance was granted for such device installation (it was not). As a result, the Division determined that the PUD could be amended to allow such devices with specific conditions.

6.5 Lastly, the Planning Division believes people's reliance on telecommunication technology will continue to increase, which will require careful consideration of options supporting telecommunication device installation and/or towers within our municipal boundaries.

6.6 When considering this request, the Planning Division discussed what type of impact such devices could pose if allowed to be installed as proposed. The Division concluded that prevailing scientific research has determined that antennas do not have harmful emissions. Cell towers and equipment have also not caused interference in other forms of receiving or transmitting devices. Therefore the Division's conclusion was that the only potential impact would be visual or aesthetic.

6.7 In review of the proposal, the two pole antenna arrays will be installed near the building wall, extending slightly above the false roof, while the third antenna will be attached to the equipment screening. This design has a blending effect (appearance that of a vent),

162 reducing the perceived visual/aesthetic impact when viewed by passersby or from the
163 surrounding neighborhood.

164 **7.0 PUBLIC HEARINGS**

165 7.1 A duly noticed public hearing for the T-Mobile application was held on April 1, 2008.
166 One nearby resident spoke in support of mounting such antennas on existing structures
167 instead of increasing the number of tower structures, but expressed concerns about the
168 potential for interference with other wireless services and for creating an unsightly
169 situation on the subject building by allowing an unlimited number of antennas for
170 different providers.

171 7.2 The applicant responded the each carrier/provider is on a different frequency, so there
172 would not be any interference to other carriers/providers. In regards to the citizens
173 second concern, Staff indicated that this PUD Amendment would be limited to the three
174 antennas and the equipment platform as proposed on the plans and that any modification
175 or other requests for similar forms of telecommunication devices would require the same
176 formal process (a neighborhood meeting, a public hearing before the Planning
177 Commission, and City Council action).

178 **8.0 RECOMMENDATION**

179 8.1 Based on the comments of Sections 4-7 of this report, the Planning Division recommends
180 approval of the request for an AMENDED PLANNED UNIT DEVELOPMENT to allow
181 a three antenna arrays and equipment platform on the roof of the 2925 Lincoln Drive
182 Eagle Crest facility, subject to the following conditions:

- 183 a. The equipmant platform screeing shall be comprised of an all-weather (opaque)
184 maintenance free product.
- 185 b. Telecommunication devices (antenna) shall be installed per the plans dated March
186 5, 2009.
- 187 c. Upon termination of T-Mobile's use of the subject facility, all equipment sahall
188 be removed within 30 days.

189 **9.0 SUGGESTED ACTION**

190 **Adopt a Resolution Approving the Planned Unit Development Amendment** for Eagle
191 Crest Senior Housing LLC and T-Mobile allowing the installation of three
192 telecommunication antenna on the roof of 2925 Lincoln Drive, based on the comments
193 Sections 6 and the condition of Section 7 of the project report dated March 27, 2009.

Prepared by: City Planner Thomas Paschke

Attachments: A: Area map

B: Aerial photo

C: T-Mobile narrative

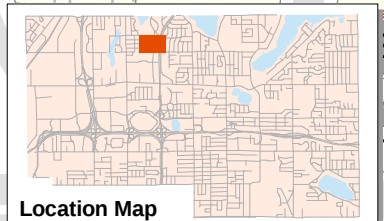
D: T-Mobile plans/elevations

E: 1993 PUD Approval

F: 4/1/09 Draft PC Minutes

G: Draft Resolution

Attachment A: Location Map for Planning File 09-005



Prepared by:
Community Development Department
Printed: March 13, 2009



Site Location

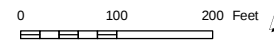
LR / R1 Comp Plan / Zoning
Designations

Data Sources

* Ramsey County GIS Base Map (3/2/2009)
For further information regarding the contents of this map contact:
City of Roseville, Community Development Department,
2660 Civic Center Drive, Roseville MN

Disclaimer

This map is neither a legally recorded map nor a survey and is not intended to be used as one. This map is a compilation of records, information and data located in various city, county, state and federal offices and other sources regarding the area shown, and is to be used for reference purposes only. The City does not warrant that the Geographic Information System (GIS) Data used to prepare this map are error free, and the City does not represent that the GIS Data can be used for navigational, tracking or any other purpose requiring exacting measurement of distance or direction or precision in the depiction of geographic features. If errors or discrepancies are found please contact 651-792-7085. The preceding disclaimer is provided pursuant to Minnesota Statutes §466.03, Subd. 21 (2000), and the user of this map acknowledges that the City shall not be liable for any damages, and expressly waives all claims, and agrees to defend, indemnify, and hold harmless the City from any and all claims brought by User, its employees or agents, or third parties which arise out of the user's access or use of data provided.



mapdoc: planning_commission_location.mxd

Attachment B: Aerial Map of Planning File 09-005



Prepared by:
Community Development Department
Printed: March 23, 2009



Site Location

Data Sources

* Ramsey County GIS Base Map (3/2/2009)

* Aerial Data: Pictometry (4/2008)

For further information regarding the contents of this map contact:
City of Roseville, Community Development Department,
2660 Civic Center Drive, Roseville MN

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0 50 100 Feet





March 5, 2009

City of Roseville
 Planning Commission
 c/o Community Development Department
 2660 Civic Center Drive
 Roseville, MN 55113

RE: PUD Amendment Application
 EagleCrest Terrace
 T-Mobile telecommunications facility

Dear Sir's and Madam's:

On behalf of T-Mobile, please accept this letter and the attached PUD Amendment Application to allow T-Mobile to utilize a portion of the rooftop area at EagleCrest Terrace for the purposes of mounting panel antennas to support the deployment of their wireless network.

EQUIPMENT NEEDS AND REQUIREMENTS

Deployment of the T-Mobile system is accomplished through the siting of "Cell Sites" located at strategic locations throughout any given market. T-Mobile Radio Frequency Engineers determine the location of these Cell Sites after analysis of customer demand, site topography, signal propagation models and relationship to existing Sites. The proposed EagleCrest Terrace facility was identified by T-Mobile as a vital Site necessary to meet the increasing customer demands in the vicinity of Snelling Avenue and the surrounding neighborhoods.

A Cell Site is typically located on an existing structure (in this case, a multiple story residential building) that will provide the necessary height for adequate propagation of the signal to reach the targeted needs areas. At EagleCrest, the following equipment will need to be placed in order to meet system requirements:

- Three (3) panel antennas mounted in a three (3) sector arrangement. As proposed, two (2) of the antennas would be mounted to pipes and located on the existing false façade of the building as depicted on the attached plan set and photo simulation. The third antenna would be located on the proposed equipment platform and face west off of the roof.
- Equipment necessary for the operation of the Site would be located on a 10' x 20' raised platform located on the back portion of the roof as depicted on the plan set. T-Mobile is proposing to incorporate a screenwall on the platform to provide screening of the equipment.

The proposed design of this installation would appear to have no effects on the existing PUD or operation of the EagleCrest Terrace facility.

The use requires no unusual power or telco facilities and would have no impact on any City facilities, utilities or services.

NEIGHBORHOOD MEETING

As required, T-Mobile held a Neighborhood Meeting at the site on February 26th from 6-7:30PM. Plans and photo simulations were made available. T-Mobile provided notice of the meeting to residents, City Staff and elected officials based on a list generated by the Community Development Department. A total of 72 notices were sent out. No one attended.

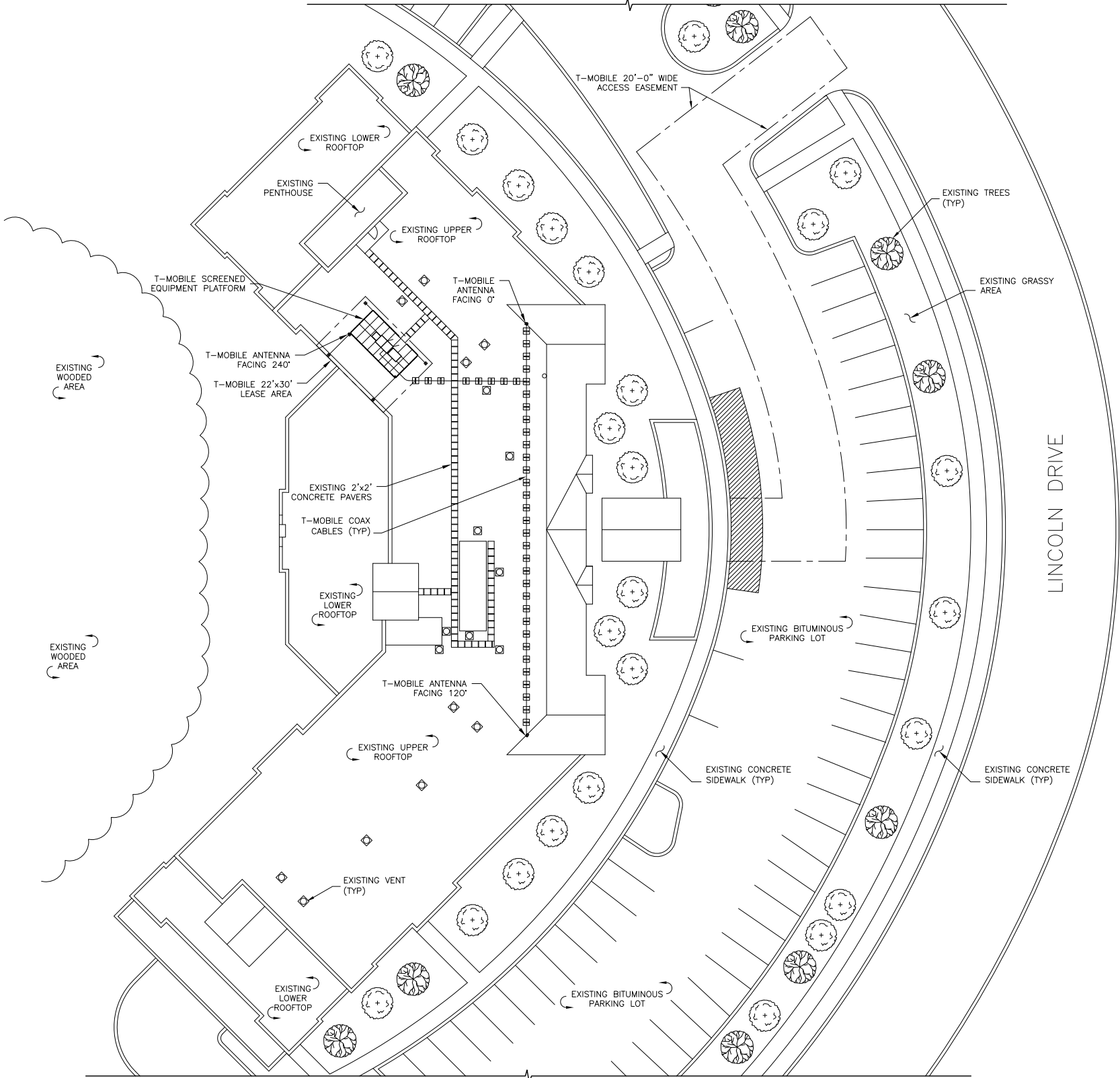
Thank you in advance for your time and consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read "P. Harrington", with a large, stylized initial "P" and a long, sweeping underline.

Paul A. Harrington
Carlson & Harrington, Inc.
Authorized Representative of T-Mobile

/attachments



SITE PLAN
SCALE: 1" = 20'-0" (⊙ 22"x34")

NOTE: T-MOBILE REQUIRED TO X-RAY POST TENSION CONCRETE SLAB ROOF PRIOR TO CONSTRUCTION

NOTES:
1. EXISTING TELEPHONE ROOM LOCATED IN BASEMENT LEVEL OF BUILDING TO NORTH - #2945 LINCOLN DRIVE.
2. EXISTING ELECTRICAL ROOM LOCATED IN GARAGE OF #2925 LINCOLN DRIVE - BELOW UTILITY ROOMS.

REV	DATE	REVISION DESCRIPTION	DSGN CHK JAG	APPROVED	RF	FN	OP	INSTALL	REFERENCE DRAWINGS
1	3/5/08	ISSUED FOR PROPOSAL							

T-Mobile
MINNEAPOLIS MARKET

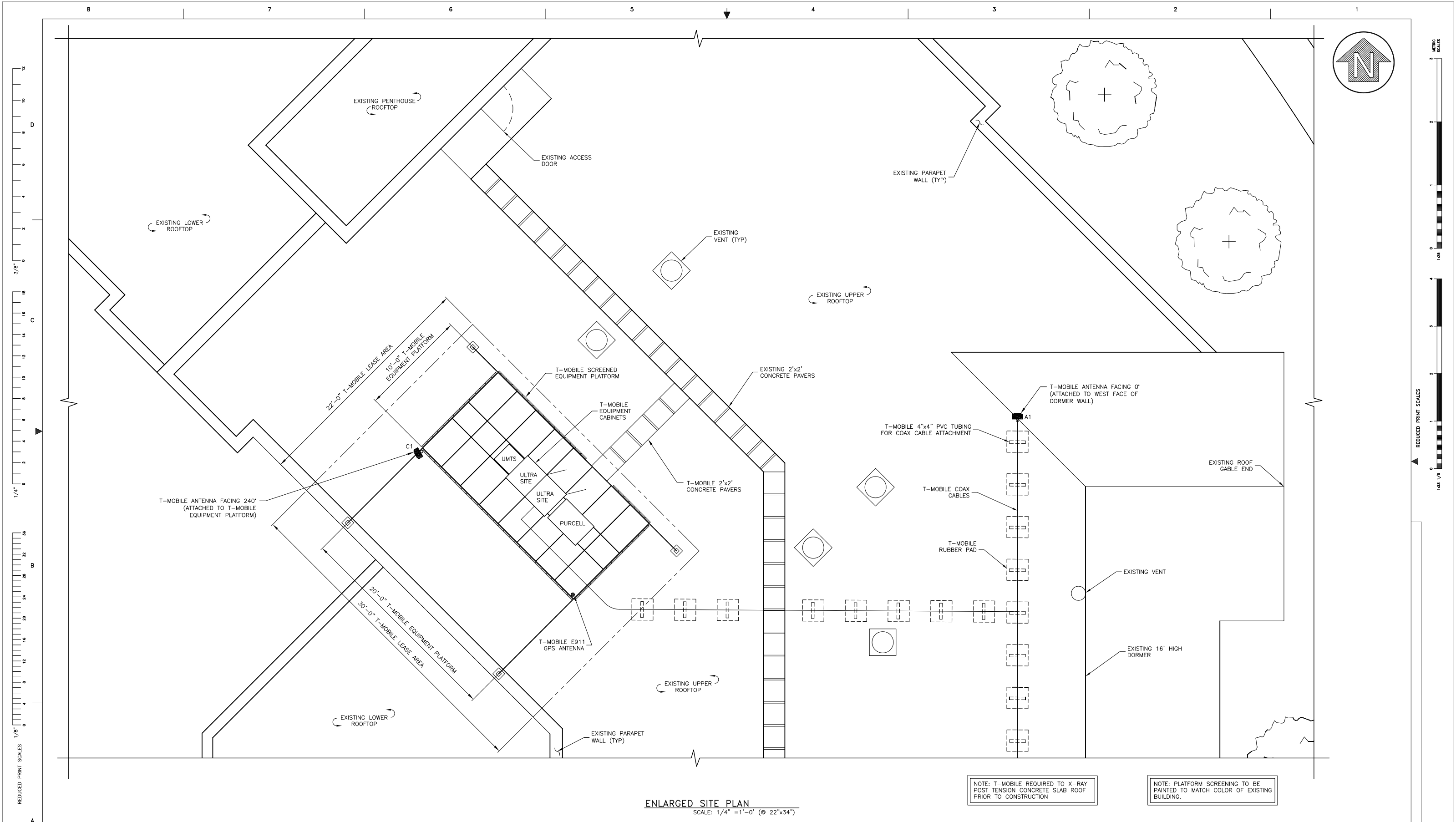
NOTICE: THIS DRAWING HAS NOT BEEN PUBLISHED AND IS THE SOLE PROPERTY OF T-MOBILE - MINNEAPOLIS MARKET AND IS LENT TO THE BORROWER FOR THEIR CONFIDENTIAL USE ONLY, AND IN CONSIDERATION OF THE LOAN OF THIS DRAWING, THE BORROWER PROMISES AND AGREES TO RETURN IT UPON REQUEST AND AGREES THAT IT WILL NOT BE REPRODUCED, COPIED, LENT OR OTHERWISE DISPOSED OF DIRECTLY OR INDIRECTLY, NOR USED FOR ANY PURPOSE OTHER THAN WHICH IT IS FURNISHED.

I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signature: _____
Date: _____
Typed or Printed Name: MICHAEL HACHEY
Reg. No.: 17852

PROJECT NO.	
DESIGNED BY J. GEISTFELD	DATE 3/5/08
CHECKED BY	DATE
APPROVED BY	DATE
CLIENT APPROVAL	DATE

EAGLECREST A1N604 SITE PLAN	
2925 LINCOLN DRIVE ROSEVILLE, MINNESOTA	
SCALE AS NOTED	DRAWING NUMBER A1N604-C1
REV 1	



ENLARGED SITE PLAN
SCALE: 1/4" = 1'-0" (@ 22"x34")

NOTE: T-MOBILE REQUIRED TO X-RAY
POST TENSION CONCRETE SLAB ROOF
PRIOR TO CONSTRUCTION

NOTE: PLATFORM SCREENING TO BE
PAINTED TO MATCH COLOR OF EXISTING
BUILDING.

REV	DATE	REVISION DESCRIPTION	DSGN CHK	APPROVED	RF	FN	OP	INSTALL	REFERENCE DRAWINGS
1	3/5/08	ISSUED FOR PROPOSAL	JAG						

T-Mobile
MINNEAPOLIS MARKET

NOTICE: THIS DRAWING HAS NOT BEEN PUBLISHED AND IS THE SOLE PROPERTY OF T-MOBILE - MINNEAPOLIS MARKET AND IS LENT TO THE BORROWER FOR THEIR CONFIDENTIAL USE ONLY, AND IN CONSIDERATION OF THE LOAN OF THIS DRAWING, THE BORROWER PROMISES AND AGREES TO RETURN IT UPON REQUEST AND AGREES THAT IT WILL NOT BE REPRODUCED, COPIED, LENT OR OTHERWISE DISPOSED OF DIRECTLY OR INDIRECTLY, NOR USED FOR ANY PURPOSE OTHER THAN WHICH IT IS FURNISHED.

I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

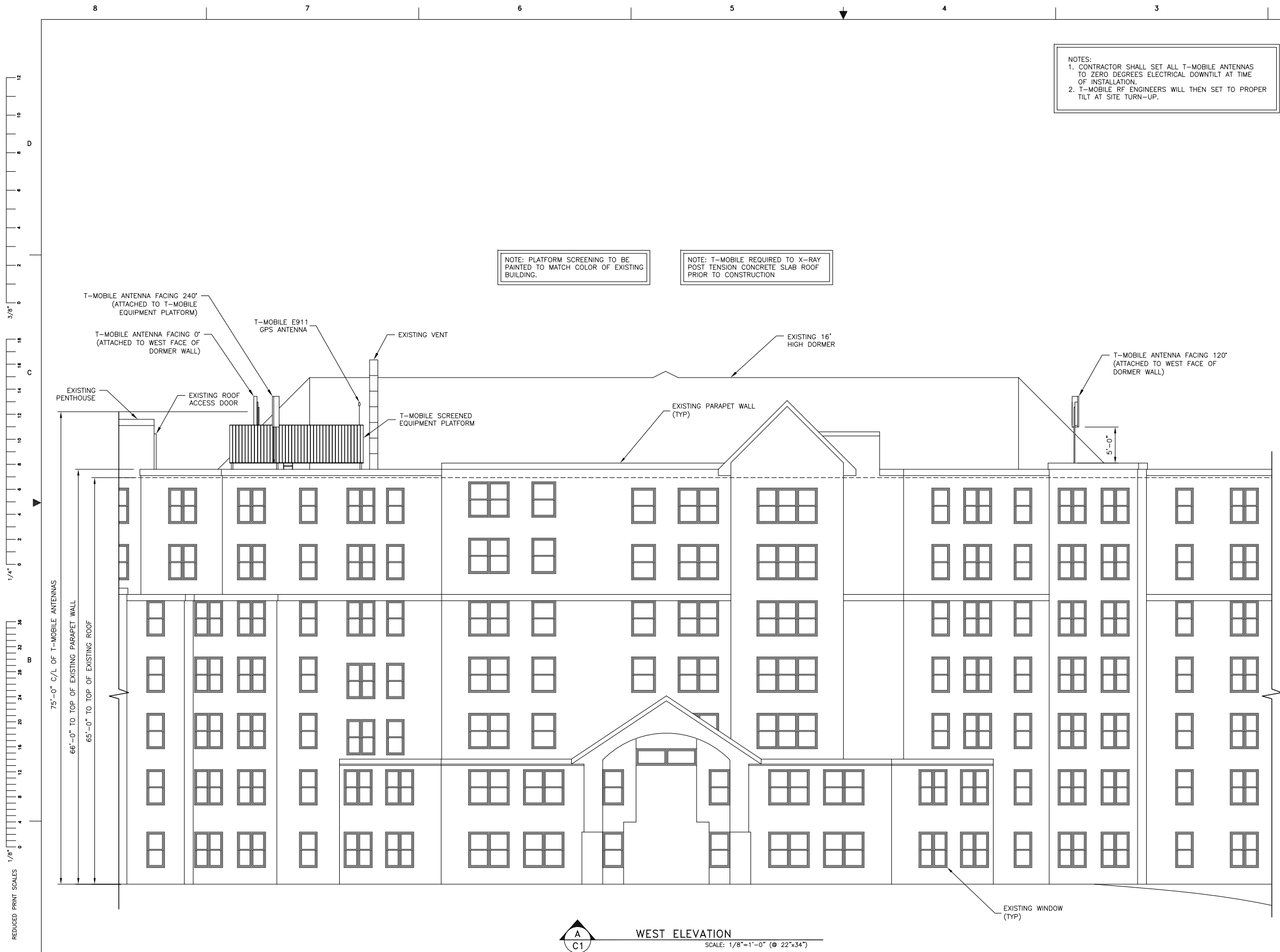
Signature: _____
Date: _____
Typed or Printed Name: MICHAEL HACHEY
Reg. No.: 17852

PROJECT NO.	
DESIGNED BY	DATE
J. GEISTFELD	3/5/08
CHECKED BY	DATE
APPROVED BY	DATE
CLIENT APPROVAL	DATE

**EAGLECREST
A1N604
ENLARGED SITE PLAN**

2925 LINCOLN DRIVE
ROSEVILLE, MINNESOTA

SCALE	DRAWING NUMBER	REV
AS NOTED	A1N604-C2	1



ANTENNA AND COAXIAL CABLE REQUIREMENTS							
NO.	ANTENNA			CONNECTION	COAXIAL CABLE		COLOR CODE
	TYPE	SECTOR (DEGREES)	DOWNTILT (DEGREES)		LENGTH*	DIA.	
A1	TMBXX-6516-R2M	0°	0°	R1	110'	7/8"	RED
				R3	110'	7/8"	TRIPLE RED
				R4	110'	7/8"	QUAD RED
				R2	110'	7/8"	DOUBLE RED
B1	TMBXX-6516-R2M	120°	0°	Y1	200'	7/8"	YELLOW
				Y3	200'	7/8"	TRIPLE YELLOW
				Y4	200'	7/8"	QUAD YELLOW
				Y2	200'	7/8"	DOUBLE YELLOW
C1	TMBXX-6516-R2M	240°	0°	B1	45'	7/8"	BLUE
				B3	45'	7/8"	TRIPLE BLUE
				B4	45'	7/8"	QUAD BLUE
				B2	45'	7/8"	DOUBLE BLUE

* FOR MORE INFORMATION REFER TO STANDARD DRAWING E5S.

NOTE: ALL T-MOBILE COAX CABLES SHALL BE AVA COAX CABLES.

NOTES:

1. ANTENNA CABLE LENGTHS HAVE BEEN DETERMINED BASED ON THESE PLANS. CABLE LENGTHS LISTED ARE APPROXIMATE AND ARE NOT INTENDED TO BE USED FOR FABRICATION. DUE TO FIELD CONDITIONS ACTUAL ANTENNA CABLE LENGTHS REQUIRED MAY VARY FROM LENGTHS TABULATED.
2. ALL ANTENNA/COAX CABLES TO BE COLOR CODED AT THREE (3) LOCATIONS USING 1/2" WIDE PVC ELECTRICAL TAPE.
 - A. TOP OF TOWER (ANTENNA LEVEL)
 - B. BASE OF TOWER
 - C. AT BTS CABINET CONNECTION POINT
3. ANTENNA/COAX CABLES SHALL UTILIZE GROUND KITS GROUNDED AT THREE (3) POINTS OF TOWER AS FOLLOWS:
 - A. TOP OF TOWER (ANTENNA LEVEL) ONE END MECHANICALLY CONNECTED TO TOWER.
 - B. BOTTOM OF TOWER, ONE END MECHANICALLY CONNECTED TO GROUND BAR.
 - C. AT BTS CABINET CONNECTION POINT.
4. ANTENNA SECTORS SHALL BE MEASURED WITH TRUE NORTH AS SHOWN ON THE SITE PLAN. MAGNETIC NORTH IS 2.5° EAST OF TRUE NORTH.

LNA REQUIREMENTS		
NO.	TYPE	SECTOR (DEGREES)
1	ETT19V2S12UB LNA/TMA PER SECTOR	0°
2	ETT19V2S12UB LNA/TMA PER SECTOR	0°
3	ETT19V2S12UB LNA/TMA PER SECTOR	120°
4	ETT19V2S12UB LNA/TMA PER SECTOR	120°
5	ETT19V2S12UB LNA/TMA PER SECTOR	240°
6	ETT19V2S12UB LNA/TMA PER SECTOR	240°

E911 ANTENNA REQUIREMENTS					
NO.	ANTENNA		COAXIAL CABLE		
	TYPE	SECTOR (DEGREES)	LENGTH*	DIA.	COLOR CODE
1	GPS L1 (58532A)	—	20'	1/4"	—

DOWNTILT CONTROL REQUIREMENTS					
NO.	COAXIAL CABLE				
	TYPE	SECTOR (DEGREES)	LENGTH* (FEET)	DIA.	COLOR CODE
1	ATCB-B01 SERIES	0°	45'	1/4"	—

[illegible]

WEST ELEVATION
SCALE: 1/8"=1'-0" (± 22"x34")

· T · Mobile ·
MINNEAPOLIS MARKET

NOTICE: THIS DRAWING HAS NOT BEEN PUBLISHED AND IS THE SOLE PROPERTY OF T-MOBILE - MINNEAPOLIS MARKET AND IS LENT TO THE BORROWER FOR THEIR CONFIDENTIAL USE ONLY, AND IN CONSIDERATION OF THE LOAN OF THIS DRAWING, THE BORROWER PROMISES AND AGREES TO RETURN IT UPON REQUEST AND AGREES THAT IT WILL NOT BE REPRODUCED, COPIED, LENT OR OTHERWISE DISPOSED OF DIRECTLY OR INDIRECTLY, NOR USED FOR ANY PURPOSE OTHER THAN WHICH IT IS FURNISHED.

I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signature: _____ Typed or Printed Name: MICHAEL HACHEY

Date: _____ Reg. No.: 17852

PROJECT NO.

DESIGNED BY	DATE
L. GEISTFELD	3/5/01

CHECKED BY	DATE
------------	------

APPROVED BY	DATE
-------------	------

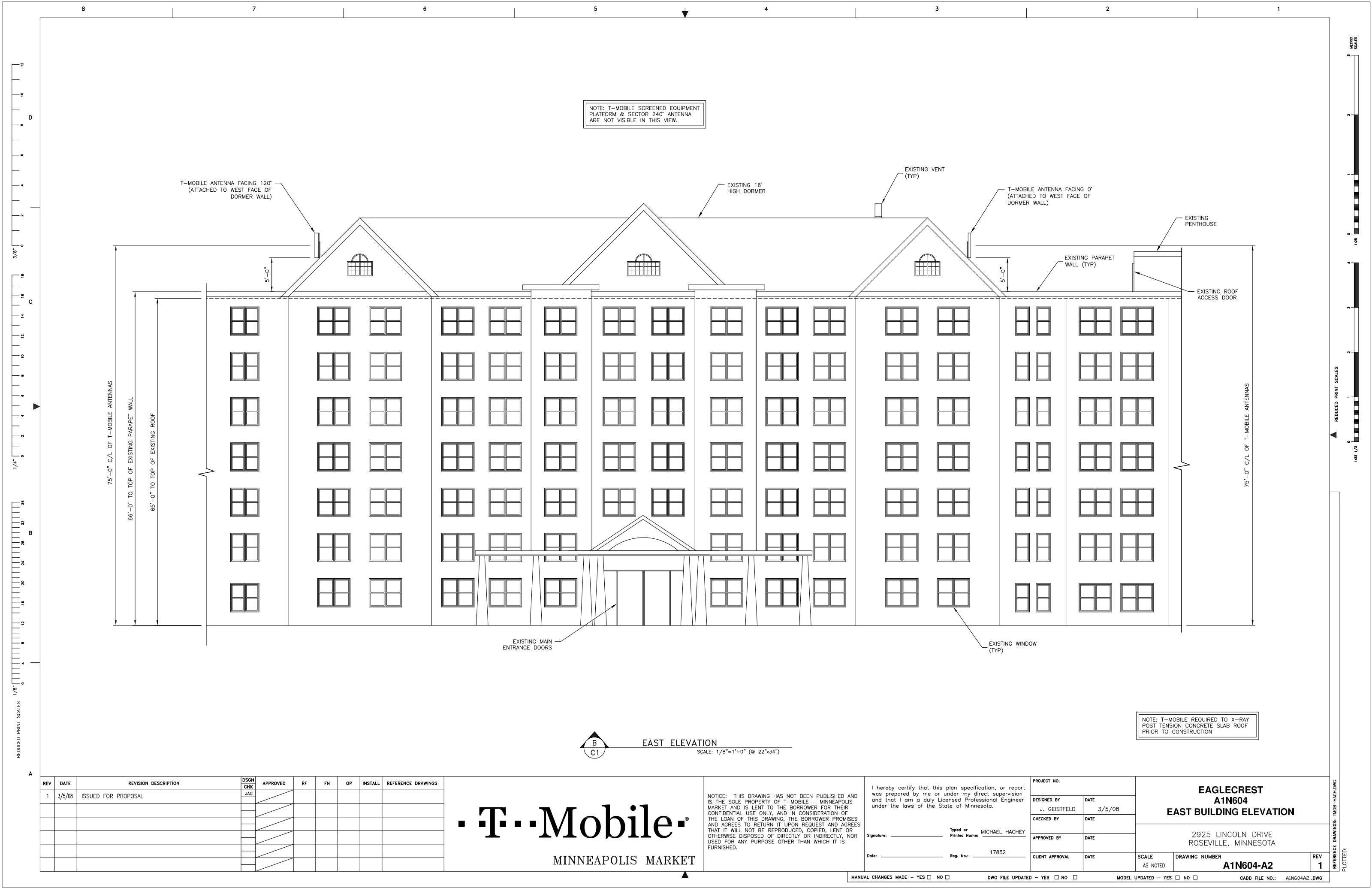
CLIENT APPROVAL	DATE
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**EAGLECREST
A1N604
WEST BUILDING ELEVATION
AND ANTENNA INFORMATION**

2925 LINCOLN DRIVE
ROSEVILLE, MINNESOTA

SCALE	DRAWING NUMBER
1:100	A1N001 A1

REV 1		REFERENCE DRAWINGS: TMOR-HACH DWG
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REV	DATE	REVISION DESCRIPTION	DSGN CHK	APPROVED	RF	FN	OP	INSTALL	REFERENCE DRAWINGS
1	3/5/08	ISSUED FOR PROPOSAL	JAG						

T-Mobile
MINNEAPOLIS MARKET

NOTICE: THIS DRAWING HAS NOT BEEN PUBLISHED AND IS THE SOLE PROPERTY OF T-MOBILE - MINNEAPOLIS MARKET AND IS LENT TO THE BORROWER FOR THEIR CONFIDENTIAL USE ONLY, AND IN CONSIDERATION OF THE LOAN OF THIS DRAWING, THE BORROWER PROMISES AND AGREES TO RETURN IT UPON REQUEST AND AGREES THAT IT WILL NOT BE REPRODUCED, COPIED, LENT OR OTHERWISE DISPOSED OF DIRECTLY OR INDIRECTLY, NOR USED FOR ANY PURPOSE OTHER THAN WHICH IT IS FURNISHED.

I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

Signature: _____
Date: _____
Typed or Printed Name: MICHAEL HACHEY
Reg. No.: 17852

PROJECT NO.	
DESIGNED BY	DATE
J. GEISTFELD	3/5/08
CHECKED BY	DATE
APPROVED BY	DATE
CLIENT APPROVAL	DATE

**EAGLECREST
A1N604
EAST BUILDING ELEVATION**

2925 LINCOLN DRIVE
ROSEVILLE, MINNESOTA

SCALE	DRAWING NUMBER	REV
AS NOTED	A1N604-A2	1



Disclaimer: This picture is an artist's rendition of the completed site layout prior to construction. The completed construction may vary in layout, dimension, and color from the above picture.

View Type: Simulated Photograph
Site Address: 2925 Lincoln Dr
City: Roseville, MN
Site Number: A1N604
Site Description: View looking West at the East Building elevation.



May 26, 1993

Paul Sentman
2045 Shorewood Lane
Mound, MN 55364

Dear Mr. Sentman:

The Roseville City Council, at its May 24, 1993 meeting, approved your request for Comprehensive Plan Amendment from Business and Medium Density Residential to Business, High Density Residential and Institutional, rezoning from B-3, B-2, and R-1 to PUD, approval of a Planned Unit Development General Concept Plan, approval of street vacation, and approval of preliminary plat with the following conditions:

1. That the right-of-way for the extension of Lincoln Drive through the site be dedicated in exchange for the City deeding the former Snelling Avenue frontage road right-of-way to the owners.
2. That a 20 foot light rail transit easement in favor of Ramsey County be reserved as shown on the plat adjacent to Snelling Avenue.
3. That the Public Works Department approve all final utility and grading plans.
4. That the landscape plan, including landscaping in adjacent neighbors' yards, be reviewed and approved by City staff after an analysis of utility conflicts.
5. That City staff review and approve lighting and signage plans.
6. That the new public street be named Lincoln Drive, not South Campus Drive.
7. That additional landscaping be provided at the rear of the Assisted Living building and on the north side of the loading dock area, to be reviewed and approved by City staff.
8. That the motel site plan be approved only if there is agreement in writing from the owners of Benjamin's on the common access driveway. Otherwise the plans must be modified to accommodate all access and required parking on the motel site with proper setbacks.

9. That a permit be obtained from Rice Creek Watershed District for the drainage plan.
10. That the final plans for the 36-unit future phase of senior housing in the northwest corner of the site be designed essentially as shown on the PUD site plan. This means that the use will be for senior housing with some assisted care provided, that there will be adequate parking in the location shown, that the building will be one story and essentially of the size and location shown, and that the design and architectural character of the building be compatible with the other two new buildings. Compliance with these issues shall be determined by the City Development Review Committee. If the Development Review Committee believes that the design does not fit within these guidelines, this portion of the project will be referred to the Planning Commission and City Council for an amendment to the PUD.
11. That the final plans for the future College Building in the northeast corner of the site be designed essentially as shown on the PUD site plan. This means that the use will be for college-related functions for Northwestern College, which might include classrooms, faculty and administrative offices, adult education, radio studio (but not a tower or antenna), student services, or similar uses. It means that there will be adequate parking for the uses on site above and beyond the parking needed for the adjacent student housing. If this parking is provided in a parking deck or ramp, the structure will meet all applicable setbacks and will be constructed of high quality materials compatible with the design of the other buildings in the PUD, and will be adequately landscaped on all sides, especially toward Snelling Avenue. Compliance with these issues shall be determined by the City Development Review Committee. If the Development Review Committee believes that the design does not fit within these guidelines, this portion of the project will be referred to the Planning Commission and City Council for an amendment to the PUD.
12. That ownership of the Simpson parcel be finalized before any final approvals are given for the PUD that might affect that property. A plan for interim use of the parcel should be developed and reviewed by staff.
13. That as much vegetation as possible along the creek be left intact.

14. That the possibility of installing stop signs on Lincoln Drive at the entrance to the independent living facility be studied.
15. That staff review traffic count methodology.
16. That the ponds be maintained by applicant and designed to meet Metropolitan Council recommended standards. Staff should review and recommend a maintenance schedule if appropriate.
17. That the applicant be encouraged to increase evergreen materials.
18. That there be strong architectural continuity for the entire project. Staff should review all future development to insure that continuity is maintained.
19. That the final exterior materials and colors be submitted for Council consideration as part of the final development plan.
20. That progress be demonstrated on correction to the soil erosion problems adjacent to the main campus as part of the final PUD plan approval.
21. That the approvals are contingent upon submittal of the comprehensive plan amendment to the Metropolitan Council.
22. That the final development plan be consistent with the plans submitted to the City Council which includes the revised independent living building with a total height of 69 feet and 132 dwelling units.

The City Council also authorized staff to negotiate a Development Agreement concerning the use of TIF funds which include the following:

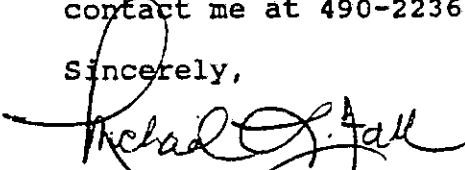
1. That there be a pay-as-you-go deal with no up front City funding.
2. That the developer will reimburse the City for any LGA and HACA penalties.
3. That the property will remain taxable for a minimum of forty (40) years.
4. That the length of tax increment assistance will not exceed fifteen (15) years.

5. That the annual amount of funds paid to the developer will not exceed \$500,615. Any amount of tax increment available over that amount will be retained by the City for use of other eligible tax increment projects as allowed by State statutes.
6. That the full taxable development will be complete by October 15, 1995 to have full taxable value on January 1, 1996 for taxes payable in 1997.
7. That the development be constructed in accordance with the approved final PUD plan.

The hearing for the final plat and final PUD plan has been scheduled for Tuesday, June 29, 1993.

If you should have any questions, please don't hesitate to contact me at 490-2236.

Sincerely,



Michael Falk
City Planner
City of Roseville

:cf



July 14, 1993

Paul Sentman
2045 Shorewood Lane
Mound, MN 55364

Dear Mr. Sentman:

The Roseville City Council, at its July 12, 1993 meeting, approved your request for final PUD plan and final plat approval at Snelling Avenue and Lydia Avenue with the following conditions:

1. That the Public Works Department approve all final utility and grading plans.
2. That the landscape plan, including landscaping in adjacent neighbor yards, be reviewed and approved by City staff after analysis of utility conflicts.
3. That City staff review final signage plans. A final design and location of those signs should be submitted for review, and all free standing signs should have a minimum of a 15 foot setback.
4. That a permit be obtained from Rice Creek Watershed District for the drainage plan. This permit should be received prior to the issuance of any City building permits.
5. That the final plans for the 36 unit future phase of senior housing in the northwest corner of the site be designed as shown on the final PUD site plan. This means that the use will be for senior housing with some assisted care provided.

There should be adequate parking in the location shown. The building will be on estory and essentially the size and location shown, and the design and architectural character of the buildings shall be compatible with the other two new buildings.

6. That the final plans for the future college building in the northeast corner be designed essentially as shown on the final PUD site plan. This means that the use will be for college related functions for Northwestern College, which might include classrooms, faculty and administrative offices, adult education, radio station (but not a tower or antenna), student services, or similar uses.

There will be adequate parking for the uses of the site above and beyond the parking needed for the adjacent student housing. If this parking is provided in a parking deck or ramp, the structure will meet all applicable setbacks and will be constructed of high quality materials compatible with the design of the other buildings in the PUD, and will be adequately landscaped on all sides, especially toward Snelling Avenue.

Compliance with these issues will be determined by the City Development Review Committee. If the Development Review Committee believes that the design does not fit within these guidelines, this portion of the project will be referred to the Planning Commission for an amendment to the PUD.

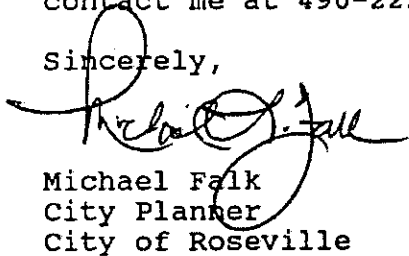
7. That no building permits be issued for the project until after a closing occurs on the Simpson parcel. There shall be no use of the site other than the existing auto sales leasing use or the future new college building without prior approval of the City Council.
8. That the ponds be maintained by the applicant, designed to meet Metropolitan Council recommended standards. The City will maintain the pipes leading to the ponds, and College Properties, Inc. will be responsible for mowing and other aesthetic maintenance of the ponds.
9. That the exterior materials of the motel be changed to include brick, in a similar fashion to the independent living building, such that there would be brick all around the lower level and extended up to the roof at key massing.
10. That the approvals are contingent upon submittal and approval of a Comprehensive Plan Amendment to the Metropolitan Council.
11. That the independent living building be constructed as shown on the approved plan, with the height of the flat portions of the roof not exceeding 66 feet, the mansard style roof not exceeding 76 feet in height, and the pitched roofs covering stairwells and elevator penthouses not exceed 82 feet in height.
12. That College Properties, Inc. dedicate a new frontage road.

13. That College Properties, Inc. grant a 50 foot easement to County Ditch 4.
14. That progress be demonstrated on correction to the soil erosion problems adjacent to the main campus as part of the final PUD approval.

The City Council also authorized the execution of a Development Agreement subject to final review by City staff and the City Attorney.

If you should have any questions, please don't hesitate to contact me at 490-2236.

Sincerely,



Michael Falk
City Planner
City of Roseville

:cf

EXTRACT OF THE DRAFT MINUTES OF THE APRIL 1, 2009 PLANNING COMMISSION MEETING

b. PLANNING FILE 09-005

Request by T-Mobile for approval of a PLANNED UNIT DEVELOPMENT AMENDMENT to allow the installation of cellular antennae on top of the Eagle Crest residential building at 2925 Lincoln Drive

Chair Doherty opened the Public Hearing for Planning File 09-005 (6:58 p.m.)

Associate Planner Bryan Lloyd provided staff's analysis of the request of T-Mobile for a Planned Unit Development (PUD) Amendment to allow installation of three (3) telecommunications antennae and an equipment platform on the roof of the Eagle Crest building at 2925 Lincoln Drive.

Staff recommended APPROVAL of the request of T-Mobile for a Planned Unit Development (PUD) Amendment to allow installation of three (3) telecommunications antennae and an equipment platform on the roof of the Eagle Crest building at 2925 Lincoln Drive, the independent senior building; based on the comments of Section 6 and the conditions of Section 7 of the project report dated April 1, 2009.

Applicant Representative Paul Harrington, Carlson & Harrington, Authorized Representative of T-Mobile for Wireless Site Acquisition, 8000 West 89th Street, Bloomington, MN, – wireless site acquisition

Mr. Harrington addressed the height of the antennae in relationship to the false roof of the building; sectoring of antennae to maximize coverage capacity; their firm's involvement in the City Campus monopole, and their preference to utilize existing structures rather than installing monopoles; co-locating other carriers on these antennae; licensing by the Federal Communications Commission (FCC) of one signal band to each company to avoid interference, with each carrier having their own equipment and their own antennae; dimensions of the antennae (7" wide, 1 foot deep and 5' long approximately) and ability to paint them to match screening; and, based on licensing and band width requirements with the FCC, no danger of interfering with signals with the nearby KTIS radio station, with some fine-tuning possible if any interference was received.

Public Comment

Richard Berger, ___ Millwood Avenue

Mr. Berger applauded the company's desire to use existing structures for cell phone towers, rather than encouraging the proliferation of independent poles. Mr. Berger expressed concern that, if other antennae are installed, would this impact other cell phone users who do not use the T-Mobile services.

Community Development Director Patrick Trudgeon advised that, there was a potential that other applications may be received; however, he noted that they would need to go through this same process for approval; and that this application was for the three (3) antennae as indicated.

Mr. Harrington advised that each carrier was licensed within a specific band, and that they could work within close proximity without interfering with other carriers.

Chair Doherty closed the Public Hearing at 7:15 p.m.

MOTION

Member Boerigter moved, seconded by Member Doherty to RECOMMEND TO THE CITY COUNCIL APPROVAL of a PLANANED UNIT DEVELOPMENT (PUD) AMENDMENT for Eagle Crest Senior Housing LLC and T-Mobile allowing the installation of three (3) telecommunication antennae on the roof of 2925 Lincoln Drive (independent senior building); based on the comments of Section 6 and the condition of Section 7 of the project report dated April 1, 2009.

Ayes: 6

Nays: 0

Motion carried.

Chair Doherty noted that the case was scheduled to be heard by the City Council at their April 20, 2009 meeting.

**EXTRACT OF MINUTES OF MEETING OF THE
CITY COUNCIL OF THE CITY OF ROSEVILLE**

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Roseville, County of Ramsey, Minnesota, was held on the 20th day of April 2009, at 6:00 p.m.

The following members were present:
and the following Members absent;

Council Member _____ introduced the following resolution and moved its adoption:

**RESOLUTION NO. _____
A RESOLUTION APPROVING AN AMENDMENT TO THE EAGLECREST PLANNED
UNIT DEVELOPMENT, 2925 LINCOLN DRIVE (PF09-005)**

WHEREAS, T-Mobile has requested an amendment to the EagleCrest Planned Unit Development approved in 1993, for the purpose of installing telecommunication antenna and equipment platform; and

WHEREAS, the property is located at 2925 Lincoln Drive and legally described as:

WHEREAS, the Roseville Planning Commission held a public hearing regarding the easement vacation on April 1, 2009, voting (6-0) to recommend approval, based on the findings of the Planning Commission project report dated March 27, 2009;

NOW THEREFORE BE IT RESOLVED, by the Roseville City Council, to approve the amendment to the EagleCrest Planned Unit Development, based on the information contained in the project report dated April 20, 2009 and the following conditions:

1. The equipment platform screening shall be comprised of an all-weather (opaque) maintenance free product.
2. Telecommunication devices (antenna) shall be installed per the plans dated March 5, 2009.
3. Upon termination of T-Mobile's use of the subject facility, all equipment shall be removed within 30 days.

The motion for the adoption of the foregoing resolution was duly seconded by Council Member _____ and upon vote being taken thereon, the following voted in favor: and none voted against;

WHEREUPON said resolution was declared duly passed and adopted.

1 **Resolution – T-Mobile PUD Amendment – PF09-005**

2 STATE OF MINNESOTA)
3) ss
4 COUNTY OF RAMSEY)

5 I, the undersigned, being the duly qualified City Manager of the City of Roseville,
6 County of Ramsey, State of Minnesota, do hereby certify that I have carefully compared the
7 attached and foregoing extract of minutes of a regular meeting of said Roseville City Council
8 held on the 20th day of April 2009 with the original thereof on file in my office.

9 WITNESS MY HAND officially as such Manager this 20th day of April 2009.

10
11

William J, Malinen, City Manager

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 4/20/09

Item No.: 12.c

Department Approval



City Manager Approval



Item Description: Award Bid for 2009 Contract B

BACKGROUND

The approved 2009 Pavement Management Program consists of Street Reconstruction and Mill and Overlay and utility repairs and replacement. The City Council approved plans and specifications and authorized advertisement for bid in February. Staff advertised the project for three weeks in March. The bids were opened at 11 a.m. on Friday, April 3, 2009. The project consists of work on the following segments of city streets and based on the bids received, staff recommends awarding the project to the lowest responsible bidder.

BACKGROUND

The approved 2009 Pavement Management Program consists of Street Reconstruction and Mill and Overlay and utility repairs and replacement. The City Council approved plans and specifications and authorized advertisement for bid in February. Staff advertised the project for three weeks in March. The bids were opened at 11 a.m. on Friday, April 3, 2009. The project consists of work on the following segments of city streets and based on the bids received, staff recommends awarding the project to the lowest responsible bidder.

Segment 1: P-09-02- Roselawn Reconstruction

SAP 160-243-004	Roselawn Ave (Hamline to Victoria)	Street Reconstruction
------------------------	---	------------------------------

Segment 2: Municipal State Aid Mill and Overlay Projects

SAP 160-216-015	County Road C-2 (Lexington to cul de sac)	Street Reclamation
SAP 160-228-009	Oakcrest Ave (Hamline To Lexington)	Mill & Overlay
SAP 160-244-002	Brooks Ave (Lexington to Transit)	Mill & Overlay
SAP 160-221-006	Fernwood Ave (Larpenteur to Roselawn)	Mill & Overlay

Segment 3: City Project Nos. P-09-04, SS-09-15, & P-09-16

P-09-04:	Ruggles St (Huron to Merrill)	Mill & Overlay
	Merrill St (Huron to Roselawn)	Mill & Overlay
	Dionne St (Lexington to 1067 Dionne)	Mill & Overlay
	Aglen St (Oxford to Roselawn)	Mill & Overlay

	Cohansey St (Co Rd B to Co Rd C)	Street Reclamation
	Fernwood St (Woodhill to Co Rd C2)	Street Reclamation
	Judith Ave (Fernwood to Griggs)	Street Reclamation
	Griggs St (Woodhill to Co Rd C2)	Street Reclamation
SS-09-15	Cleveland Ave – Sanitary Sewer	Utility Replacement
P-09-16	Roseville Oval – Track	Bituminous Repair

9

10 At the Public Hearing for Segment 1: Roselawn Avenue, the City Council requested that staff
 11 investigate the expansion of the City’s current Hardship Deferral Policy for Street Improvement
 12 Assessments to include other types of economic hardship. The City’s current deferral policy is
 13 limited to; Homestead property with the owners being age 65 or older, or retired by virtue of a
 14 disability. A deferred assessment would accrue interest until paid. The policy does not require
 15 documentation from the owner, only their sworn statement that the payment of the assessment
 16 would be a hardship. Since 1998, we have had no property owners request this deferral.

17 The authority for this deferral policy is contained in state statute 435.193-195. This statute limits
 18 the scope of deferral to what currently exists in city policy. In discussing this matter with the
 19 City Attorney he indicated that we would not be able to expand the policy further to include
 20 economic hardship as discussed at the City Council meeting.

21 **POLICY OBJECTIVE**

22 Based on past practice, the City Council has awarded the contract to the lowest responsible
 23 bidder. The following is a summary of the bids received for this project:

Contractor	Bid
Tower Asphalt, Inc	\$2,442,586.90
Frattalone Companies	\$2,489,848.47
Asphalt Surface Technology Corp. (aka ASTECH)	\$2,491,836.78
TA Schifsky & Sons, Inc	\$2,610,222.69
North Valley, Inc	\$2,675,361.01
Hardrives, Inc.	\$2,762,509.35
Midwest Asphalt Corporation	\$2,807,796.75
Park Construction	\$3,000,842.37

24

25 After a thorough review of the bids received we have determined that while Tower Asphalt had
 26 the low bid, it did not conform with City Specification General Provision 249.0. This section of
 27 the specifications limits the total mobilization for the project to a maximum of 5% of the total
 28 bid. The Mobilization item is compensation for preparatory work and operations, including the
 29 movement of personnel, equipment, supplies and incidentals to the Project site. Below is a
 30 summary of the Mobilization percentages for all of the Contractors that bid this project.

Contractor	Mobilization
------------	--------------

Tower Asphalt, Inc	10.37%
Frattalone Companies	5.67%
Asphalt Surface Technology Corp. (aka ASTECH)	3.69%
TA Schifsky & Sons, Inc	3.94%
North Valley, Inc	2.12%
Hardrives, Inc.	1.12%
Midwest Asphalt Corporation	4.66%
Park Construction	3.43%

The City has the right to reject any and all Bids, to waive any and all informalities not involving price. We have reviewed the contract and bids with the City Attorney and have been advised that since the inconsistency with Mobilization involves price and is a condition of the contract, it would not be considered an informality that could be waived. As a result, staff is recommending that we reject the two lowest bidders, Tower Asphalt, Inc and Frattalone Companies because of non-compliance with General Provision section 249.0.

We have reviewed Asphalt Surface Technology Corp. (aka ASTECH Corp.)'s references and confirmed that they are a responsible bidder. Staff received positive references from the project engineer's for Anoka County- Blaine Airport, Forest Lake, Maple Grove, Orono, Plymouth, and St. Michael. All of these Agencies have contracted with ASTECH Corp. in the last 2 years. Staff recommends that we award the Contract to Asphalt Surface Technology Corp. (aka ASTECH Corp.). Since they are the lowest responsible bidder whose bid conforms with City Specifications.

Another option available to the city is to reject all bids and re bid this project. This option would delay the Council award of bid to June and risk the completion of the project this construction season. Another risk is that bids could increase as well. Given the competitiveness of the bids received staff does not feel it is likely that bids would decrease.

FINANCIAL IMPACTS

We received 8 bids for this project. The lowest responsible bid submitted by Asphalt Surface Technology Corp. (aka ASTECH Corp.), \$2,491,836.78, is 25% lower than the Engineer's construction estimate of \$3,323,839.50.

This project is proposed to be paid for using Municipal State Aid funds; as well as Street, Watermain, Storm Sewer, and Sanitary Sewer Infrastructure funds.

A portion of the costs for Segment 1: Roselawn Avenue Reconstruction is proposed to be assessed. The Feasibility Report for this project set the proposed assessment rate at \$48.06. This was based on the Engineer's Estimate. Based on the bids, we anticipate that this rate will be reduced by at least 20% to around \$40/ foot.

This project is proposed to be completed by Fall 2009. Final assessment amounts would be determined following an assessment hearing in the Fall of 2010 and a thorough review of the project costs and proposed assessments by the City Council. The property owners can either pay the assessments up front in October 2010, or have them added to their property taxes with an

62 market interest rate. The first installment of the assessment would be due with property taxes
63 payable in Spring 2011.

64 **STAFF RECOMMENDATION**

65 Approval of a resolution awarding bid for 2009 Contract B in the amount of \$2,491,836.78 to
66 Asphalt Surface Technology Corp. (aka ASTECH Corp.), of St. Cloud, Minnesota.

67 **REQUESTED COUNCIL ACTION**

68 Approval of a resolution awarding bid for 2009 Contract B in the amount of \$2,491,836.78 to
69 Asphalt Surface Technology Corp. (aka ASTECH Corp.), of St. Cloud, Minnesota.

Prepared by: Debra Bloom, City Engineer

Attachments: A: Resolution

**EXTRACT OF MINUTES OF MEETING
OF CITY COUNCIL
CITY OF ROSEVILLE
RAMSEY COUNTY, MINNESOTA**

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Roseville, County of Ramsey, Minnesota, was duly held in the City Hall at 2660 Civic Center Drive, Roseville, Minnesota, on Monday, the 20th day of April, 2009, at 6:00 o'clock p.m.

The following members were present: and the following were absent:

Councilmember introduced the following resolution and moved its adoption:

**RESOLUTION
RESOLUTION AWARDDING BIDS
FOR 2009 CONTRACT B**

WHEREAS, pursuant to advertisement for bids for the improvement, according to the plans and specifications thereof on file in the office of the Manager of said City, said bids were received on Friday, April 3, 2009, at 11:00 a.m., opened and tabulated according to law and the following bids were received complying with the advertisement:

BIDDER	AMOUNT
Tower Asphalt, Inc.	\$2,428,706.26
Frattalone Companies	\$2,489,848.47
Asphalt Surface Technology Corp. (aka ASTECH Corp.)	\$2,491,836.78
TA Schifsky & Sons, Inc	\$2,610,222.69
North Valley, Inc	\$2,675,361.01
Hardrives, Inc.	\$2,762,509.35
Midwest Asphalt Corporation	\$2,807,796.75
Park Construction	\$3,000,842.37

WHEREAS, Tower Asphalt, Inc., and Frattalone Companies' bids did not comply with General Provision section 249.0. Limits on Mobilization, and

WHEREAS, Asphalt Surface Technology Corp. (aka ASTECH Corp.) of St. Cloud, Minnesota, is the lowest responsible bidder at the tabulated price of \$2,491,836.78, and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Roseville, Minnesota:

1. The City rejects the bids of Tower Asphalt, Inc. and Frattalone Companies for non-compliance with General Provision section 249.0 that limits mobilization to 5% of the contract price. Both of these contractors exceeded this mobilization amount.
2. The Mayor and Manager are hereby authorized and directed to enter into a contract with Asphalt

1 Surface Technology Corp. (aka ASTECH Corp.) of St. Cloud, Minnesota for
2 \$2,491,836.78 in the name of the City of Roseville for the above improvements according to the
3 plans and specifications thereof heretofore approved by the City Council and on file in the office of
4 the City Engineer.

- 5 3. The City Engineer is hereby authorized and directed to return forthwith to all bidders the deposits
6 made with their bids except the deposits of the successful bidder and the next lowest bidder shall be
7 retained until contracts have been signed.
8

9 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Roseville, Minnesota:

10 The motion for the adoption of the foregoing resolution was duly seconded by and upon vote being
11 taken thereon, the following voted in favor and the following voted against the same:

12
13 Whereupon said resolution was declared duly passed and adopted.

1 STATE OF MINNESOTA)
2) ss
3 COUNTY OF RAMSEY)
4
5
6

7 I, the undersigned, being the duly qualified City Manager of the City of Roseville, County of
8 Ramsey, State of Minnesota, do hereby certify that I have carefully compared the attached and foregoing
9 extract of minutes of a regular meeting of said City Council held on the 20th day of April, 2009, with the
10 original thereof on file in my office.
11

12 WITNESS MY HAND officially as such Manager this 20th day of April, 2009.
13
14
15

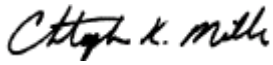
16 _____
17 William J. Malinen, City Manager

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 04/20/09
Item No.: 12.d

Department Approval

City Manager Approval



Item Description: Consider Establishing a New Position within the Information Technology Division

BACKGROUND

Since 1997, the City Council has consistently approved Joint Powers Agreements authorizing the City of Roseville to provide Information Technology support to area municipalities and governmental agencies. To date, the City has 20 such agreements in place worth a combined total of \$564,000 annually.

Monies derived from the partnerships not only pay for the additional staffing costs that have been incurred, but they also offset a portion of Roseville's fixed information system costs.

During the past two years, the City has added 3 additional partnerships, and has recently been approached by the City of Vadnais Heights who is also interested in a partnership. Based on the scope of services outlined in recently approved JPA's, and in considering the needs of Vadnais Heights, it has been determined that additional staffing is needed. The full cost of salary, benefits, training, equipment, etc. will be borne by the other cities and will not require additional monies from Roseville.

The IT business partnerships have been successful in large part because each respective organization has similar needs, and have agreed to standardize on similar platforms. Overall savings are achieved because the research, development, and planning on technological issues and the general administrative function is centralized with the City of Roseville thereby removing the burden from the other agencies.

The benefit to the City of Roseville is that these partnerships allow us to recoup our investment in research, training and equipment costs over a broader base. In addition, Roseville retains a much stronger complement of IT Staff to service our own needs than we could if we were to go it alone.

As the City of Roseville continues to engage additional business partners, monies previously spent by other agencies will transfer to the City of Roseville. A portion of these monies will be needed to hire additional IT Staff. In effect, the other agencies will continue to outsource their IT function – only through Roseville rather than a private vendor.

29 The City currently employs the following positions within the IT Division:
30

- 31 • Information Technology Manager – 1 FTE
 - 32 • Network Systems Engineer - 2 FTE's
 - 33 • Network Systems Analyst – 1 FTE
 - 34 • Desktop Support Specialists - 2.5 FTE's
- 35

36 Based upon an assessment of Roseville's current needs as well as the needs of other partnering agencies,
37 Staff has determined that a new Network Server Specialist position is warranted. A copy of the job
38 description for the new position is included in *Attachment A*. This new position will be comparable to the
39 level of responsibility held by the City's Network Systems Analyst.

40 **POLICY OBJECTIVE**

41 Joint cooperative ventures are consistent with past practices as well as the goals and strategies outlined in
42 the Imagine Roseville 2025 process.

43 **FINANCIAL IMPACTS**

44 There is no financial impact to the City of Roseville. The position, which is projected to carry salary and
45 benefits in the range of \$70,000 - \$80,000, will be fully funded by monies derived from the partnering
46 agencies. Inflationary-type increases in these revenues are expected to keep pace with increasing personnel
47 costs over time.

48 **STAFF RECOMMENDATION**

49 Based upon the current IT needs for both the City and other partnering agencies and available funding
50 from those same agencies, Staff recommends the City Council approve the creation of this new position.

51 **REQUESTED COUNCIL ACTION**

52 Motion to authorize the creation of a Network Server Specialist position within the Information
53 Technology Division.
54

55

Prepared by: Chris Miller, Finance Director
Attachments: A: Job description of the Network Server Specialist position



CITY OF ROSEVILLE	JOB DESCRIPTION
Job Description Title: Server Specialist – Messaging Servers	FLSA Status: Exempt / Non Union
Department/Division: Finance	Position Status: Regular Full-Time
Accountable To: IT Manager	Salary Grade: Exempt Level 12
Prepared By: Terre Heiser / Chris Miller	Revision Date: April 12, 2009

Job Summary:

Design, administer, and maintain the enterprise wide Microsoft Exchange messaging system to include virus protection, spam filtering and security at an enterprise level.

Scope of Responsibility:

The Server Specialist – Messaging Servers primary role is to manage the Microsoft Exchange servers and related components to achieve high availability and performance of the various business applications supported. This individual also participates in the planning and implementation of policies and procedures to ensure Exchange provisioning and maintenance that is consistent with city goals, industry best practices, and regulatory requirements.

Essential Duties and Responsibilities:

- 1) Perform all tasks necessary to fulfill service level agreements regarding Exchange-based messaging and collaboration availability and security; including those involving user accounts, shared folders/calendars, mailing lists, and Outlook Web Access.
- 2) Implement policies, procedures, and technologies to ensure Exchange server security through secure access, monitoring, control, and routine security evaluations.
- 3) Manage Exchange database(s), antivirus applications, messaging filtering, and error log tracking.
- 4) Recommend, schedule, and perform software patches, upgrades, and/or purchases.
- 5) Ensure that Exchange server implementations comply with policies, standards, licensing agreements, and configuration guidelines.
- 6) Perform message archiving, retrieval, and deletion according to best-practices for maintaining regulatory compliance.
- 7) Monitor, test, and analyze e-mail system and server software activities to ensure maximum performance, efficiency, and availability.
- 8) Provide additional server support for city database servers, applications servers, and other systems.

Minimum Qualifications:

1. Minimum job requirements are a four year degree in a technology related field, and/or equivalent training and 5 years of related experience.
2. Proven experience with Microsoft Exchange 2003/2007 administration with 5 years experience.
3. Working technical knowledge of current messaging and collaboration systems software, protocols, and standards, including Microsoft SharePoint
4. Hands-on software and hardware troubleshooting experience.
5. Extensive experience with Microsoft Active Directory.

6. Working technical knowledge of Exchange 2007 architecture.
7. Experience with Microsoft SQL Server database management.
8. Previous exposure to server virtualization technologies.
9. Previous migration experience to Exchange 2003.
10. Good understanding of the organization's goals and objectives.

Physical Demands & Working Conditions:

Most work is in an office environment, with extensive use of computers and peripheral equipment. Limited lifting of forty pounds or less is required. The Position is responsible for diverse matters, some of which have deadlines and require significant attention to detail.

The Position entails a scheduled 40 hour work week, but may include extended hours in the evening or on weekends on a periodic basis.

Approximately 20% of the time, work is performed at the highest level of detail and pressure of deadlines.

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 4/20/09
Item No.: 12.e

Department Approval

City Manager Approval

Christopher K. Miller

W. J. Mahinen

Item Description: Consider Approving a Joint Powers Agreement with the City of Vadnais Heights

BACKGROUND

Minnesota State Statute 471.59 authorizes political subdivisions of the State to enter into joint powers agreements (JPA) for the joint exercise of powers that are common to each. Over the past several months, the Cities of Vadnais Heights and Roseville have held on-going discussions in regards to the sharing of information technology support services.

The City of Roseville currently employs six full-time employees and one part-time employee to administer the information systems for the City of Roseville and twenty (20) other municipal and governmental agencies. The proposed JPA with the City of Vadnais Heights is similar to the other Agreements in both structure and substance.

In an effort to ensure adequate information technology support, the City of Vadnais Heights wishes to engage the City of Roseville in a joint powers agreement. Staff believes that the City of Roseville can provide the technical support desired by the City of Vadnais Heights but cannot do so without hiring additional staff. City Staff recommends the creation of a Network Server Specialist position to oversee the Exchange messaging (Email) system and to provide support of other network server systems required by City Departments both in Roseville and in other agencies. This position is addressed further under a separate council action item.

The attached JPA has been approved by the City of Vadnais Heights and is awaiting approval from the Roseville City Council.

POLICY OBJECTIVE

Joint cooperative ventures are consistent with past practices as well as the goals and strategies outlined in the Imagine Roseville 2025 process.

FINANCIAL IMPACTS

The proposed JPA provides non-tax revenues to support City operations. The hourly rates charged to other cities are approximately twice the total cost of the City employee; yet substantially lower than could be obtained from private companies – hence the value to other cities is greater.

There is no budget impact. The presence of the JPA along with existing revenue sources is sufficient to fund the City's added personnel and related information systems costs.

32 **STAFF RECOMMENDATION**

33 Staff recommends the Council approve the attached JPA.

34 **REQUESTED COUNCIL ACTION**

35 Approve the attached JPA with the City of Vadnais Heights for the purposes of providing information
36 technology support.

37

Prepared by: Chris Miller, Finance Director

Attachments: A: JPA with the City of Vadnais Heights

38

**JOINT POWERS AGREEMENT
FOR THE CITY OF ROSEVILLE EXTENSION OF MIS SERVICES AND
SUPPORT TO CITY OF VADNAIS HEIGHTS**

THIS AGREEMENT, entered into by and between the **CITY OF ROSEVILLE**, a Minnesota municipal corporation (“Roseville”), and **the CITY OF VADNAIS HEIGHTS** a Minnesota municipal corporation (“Vadnais Heights”), is effective upon the execution of this Agreement by the named officers of both cities.

RECITALS

WHEREAS, Roseville has an established Information Technology Department and technical employees that are capable of providing services desired by Vadnais Heights, and

WHEREAS, Roseville has an existing Microsoft Windows Active Directory networking domain including Microsoft Exchange messaging systems; and

WHEREAS, Vadnais Heights desires technology and network related services and support, and

WHEREAS, Minnesota Statute 471.59 authorizes political subdivisions of the State to enter into Joint Powers Agreements for the joint exercise of powers common to each.

NOW, THEREFORE, it is mutually stipulated and agreed to as follows:

1. SERVICES.

A. Roseville shall provide qualified management information systems employees, who shall be employees of the City of Roseville (“Employees”), to perform computer, network and related technical services desired by Vadnais Heights. These services include, but may not be limited to, the following:

- User access to Active Directory services, including MS Exchange messaging software,

subject to global security policies and procedures.

- Desktop technical support for issues not resolvable in-house.
- Necessary network licenses to access Active Directory services, Exchange messaging and spam filtering services.
- Desktop Antivirus Management, Licensing, and Support

Support of systems to be provided by Roseville is generally within normal working hours of 8:00 a.m. until 4:30 p.m. Monday through Friday. However considerations will be made for emergency situations and system upgrades which would require off hours support.

B. Roseville shall be solely responsible for compensating the assigned Roseville Employee(s) engaged in providing computer and technical services under this Agreement, including any overtime wages incurred, as well as any insurance or employee benefits provided under the policies or agreements of Roseville. In addition, Roseville shall be solely responsible for worker's compensation, reemployment insurance benefits, and other employee related laws, including OSHA, ERISA, RLSA, and FMLA. Roseville shall retain the authority to control the employees, including the right to hire, fire and discipline them.

C. Vadnais Heights will provide the necessary office, equipment, and supplies for the assigned Roseville Employee(s) to provide the services required hereunder and will bear all costs attendant thereto. Vadnais Heights is responsible for any additional licensing, software, and hardware necessary to operate and access network servers and other related equipment owned by Vadnais Heights.

D. The City Administrator, or his designee, of Vadnais Heights shall communicate scheduling of work to be performed by the assigned Employee(s).

2. PAYMENT. Vadnais Heights will compensate Roseville for services rendered under this agreement in the annual amount of FORTY-NINE THOUSAND NINE HUNDRED EIGHTY TWO and No/100 Dollars (\$49,982.00) for services rendered based on the adopted cost distribution model. Annual adjustments will be presented to Vadnais Heights as part of an established budget review process. All proposed increases are to be presented to Vadnais Heights no later than June 1st of each year. Vadnais Heights shall make monthly payments, upon presentation by Roseville of a monthly billing equal to one-twelfth (1/12th) of the annual amount herein stated.

3. INDEMNIFICATION. Roseville agrees to assume sole liability for any negligent or intentional acts of the assigned Employee(s) while performing the assigned duties within the jurisdiction of either city. Each city agrees to indemnify, defend, and hold harmless the other from any claims, causes of action, damages, loss, cost or expenses including reasonable attorney's fees resulting from or related to the actions of each city, its officers, agents or employees in the execution of the duties outlined in this Agreement, except as qualified by the previous sentence.

4. TERMINATION, SEPARABILITY.

A. This Agreement may be terminated by either party upon ninety (90) days' notice provided to the respective City Manager of Roseville or City Administrator of Vadnais Heights.

B. Upon termination no further amounts shall be due and payable by Vadnais Heights to Roseville under Section 2 of this agreement and any and all records or property of the respective cities will be returned to the appropriate city within 90 days.

C. This Agreement is governed by the laws of the State of Minnesota.

D. In the event that any provision of this Agreement is held invalid, the other

provisions remain in full force and effect.

E. This agreement may not be assigned by any party without the prior consent of the other party.

IN WITNESS WHEREOF, the City of Roseville and City of Vadnais Heights have caused this Agreement to be duly executed effective on the day and year last entered below.

Dated: _____

CITY OF ROSEVILLE

By: _____
Craig Klausing
Its Mayor

By: _____
William Malinen
Its City Manager

Dated: 3.31.09

CITY OF VADNAIS HEIGHTS

By: Susan L. Banovetz
Susan L. Banovetz
Its Mayor

By: Gerald J Urban
Gerald. J Urban
Its City Administrator

REQUEST FOR COUNCIL ACTION

Date: April 20, 2009
Item No.: 12.f

Department Approval

City Manager Approval



Item Description: Authorize City Manager to execute grant applications on behalf of the City

BACKGROUND

The City often seeks grant funding from external sources. Grants supplement city funds, allowing the city to deliver services in a more cost-effective manner. Certain grants also give the city the opportunity to pursue creative activities which may otherwise not be funded.

Some grant submittals require verification of authority to submit applications on behalf of the City, but the timeframes may be such that staff do not have time to get Council approval prior to turning in the grant application by a deadline. Over the years, the City has missed opportunities to apply for some grant monies.

Many grants, particularly for larger amounts, require matching city funds; however, some (smaller) grants, do not require matching funds.

POLICY OBJECTIVE

Give the City Manager permission to submit grant applications in a timely manner. The City Council would formal approve of any grants that require matching funds. The City Manager would have the authority to accept grants that do not require matching funds..

FINANCIAL IMPACTS

Potential for the City to receive substantial grant monies which could offset city expenditures.

STAFF RECOMMENDATION

Approve the proposed resolution authorizing the City Manager to execute grant applications on behalf of the City.

REQUESTED COUNCIL ACTION

Approve the proposed resolution authorizing the City Manager to execute grant applications on behalf of the City.

Prepared by: **Bill Malinen, City Manager**
Attachments: A: Resolution

1 **EXTRACT OF MINUTES OF MEETING**
2 **OF THE**
3 **CITY COUNCIL OF THE CITY OF ROSEVILLE**

4
5 * * * * *

6
7 Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of
8 Roseville, County of Ramsey, Minnesota was duly held on the 20th day of April , 2009, at 6:00
9 p.m.

10
11 The following members were present:

12
13 and the following were absent: .

14
15 Member introduced the following resolution and moved its adoption:

16
17 **RESOLUTION No.**

18
19 **Resolution Authorizing the City Manager to Execute all**
20 **Grant Applications on behalf of the City of Roseville**

21
22
23 WHEREAS, the City of Roseville has applied for a variety of grants which benefit the City of
24 Roseville; and

25
26 WHEREAS, grant submittals sometimes require verification of authority to submit the
27 application on behalf of the City and the timeframes for submittal do not allow
28 for Council action; and

29
30 WHEREAS, the City Council encourages staff to continue to identify and apply for grants;
31 and

32
33 WHEREAS, this Resolution would allow the City of Roseville to apply for various grants but
34 would continue to require City Council to accept grants with matching fund
35 requirements.

36
37 NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Roseville does
38 hereby authorize the City Manager to execute all grant applications on behalf of
39 the City of Roseville.

40
41 The motion for the adoption of the foregoing resolution was duly seconded by Member

42
43 , and upon a vote being taken thereon, the following voted in favor thereof:

44
45 and the following voted against the same: none.

46
47 WHEREUPON said resolution was declared duly passed and adopted.

3 STATE OF MINNESOTA)
4) ss
5 COUNTY OF RAMSEY)
6
7

8 I, the undersigned, being the duly qualified City Manager of the City of Roseville,
9 County of Ramsey, State of Minnesota, do hereby certify that I have carefully compared
10 the attached and foregoing extract of minutes of a regular meeting of said City Council
11 held on the 20th day of April, 2009 with the original thereof on file in my office.
12

13 WITNESS MY HAND officially as such Manager this 20th day of April, 2009.
14
15

16
17 _____
18 William J. Malinen, City Manager
19

20 (Seal)
21

REQUEST FOR COUNCIL WORK

DATE 4/20/2009

ITEM NO: 13.a

Department Approval:



City Manager Approval:



Item Description: Request by Wellington Management for collaboration in the preliminary design of a proposed multi-tenant commercial office property (PF09-003)

1.0 REQUEST BACKGROUND

Wellington Management proposes a redevelopment of the northwest quadrant of the intersection of County Road B and Lexington Avenue which would replace the existing TCF bank structures at 2167 Lexington Avenue and the adjacent single-family residence at 1126 Sandhurst Drive with a commercial office building and parking area.

Project Review History

- Duly noticed public hearing and Planning Commission recommendation (7-0) to approve the proposed REZONING and GENERAL CONCEPT PLANNED UNIT DEVELOPMENT: March 4, 2009
- City Council (2-3) failure to approve the proposed REZONING and GENERAL CONCEPT PLANNED UNIT DEVELOPMENT: March 23, 2009; failure to approve an application constitutes denial, but does not preclude the immediate submission of a conceptually similar request.
- City Council extended the 60-day action timeline to June 5, 2009

2.0 STAFF COMMENT

2.1 Despite its official refusal of the initial GENERAL CONCEPT plan, the City Council requested the opportunity to continue working with the applicant to arrive at a plan that best balances the needs of the City and the developer; to enable this collaboration, the City Council extended the time allotted for final action on the request by an additional 60 days. Planning Division staff believes that as long a plan is derived that is consistent with the recommendation made by the Planning Commission following the public hearing, the proposal may continue through the GENERAL CONCEPT approval process without returning to the Planning Commission as a new application.

2.2 The applicant has revised the plan in an attempt to address the Council's initial feedback and is seeking additional comment and collaboration on the general site design. Wellington Management is not seeking formal approval at this time, but intends to submit for Council action in May a package that is consistent with the plans developed with the Council's assistance.

Prepared by: Associate Planner Bryan Lloyd

Attachments: A: 3/4/09 public hearing minutes

B: 3/23/09 City Council minutes

C: Applicant narrative

D: Revised site plan

PLANNING FILE 09-003

Request by Wellington Management for approval of a REZONING of 1126 Sandhurst and 1267 Lexington Avenue to Planned Unit Development (PUD) from Single-Family Residence District and General Business District, respectively; and GENERAL CONCEPT PLANNED UNIT DEVELOPMENT (PUD) to allow the construction of a multi-tenant commercial office property.

Chair Bakeman opened the Public Hearing for Planning File 09-003 (6:44 p.m.).

Associate Planner Bryan Lloyd reviewed staff's analysis of the request of Wellington Management for approval of a REZONING of 1126 Sandhurst and 1267 Lexington Avenue to Planned Unit Development (PUD) from Single-Family Residence District and General Business District, respectively; and GENERAL CONCEPT PLANNED UNIT DEVELOPMENT (PUD), which would replace the existing TCF bank structures at 2167 Lexington Avenue and the adjacent single-family residence at 1126 Sandhurst Drive to allow the construction of a multi-tenant commercial office property and redevelopment of the northwest quadrant of the intersection of County Road B and Lexington Avenue with an 11,250 square-foot commercial office building and parking area.

Mr. Lloyd reviewed detailed information from the staff report dated March 4, 2009, and specifically addressed Section 5.3 related to deviations from standard setback requirements due to the proposed location of the building near the corner of County Road B and Lexington Avenue, noted in the flexibility of PUD applications. Mr. Lloyd noted that such flexibility would ultimately need approval by the City Council and must be demonstrably consistent with the Comprehensive Plan.

Staff recommended approval of the REZONING, based on the comments and findings outlined in Sections 4 – 5; and approval of the GENERAL CONCEPT PUD, based on the comments and findings outlined in Sections 4 – 7 of the staff report, and conditions detailed in Section 8.0 of the staff report dated March 4, 2009.

Mr. Lloyd noted that the applicant remained willing to work with staff on the height and design of the screening fence between residential properties and this proposed commercial land use, in addition to working with those residents.

Discussion between Commissioners and staff included clarifying where the existing zoning standards and proposed conditions were inconsistent; subject parcels remaining two (2) separate parcels and not subdivided or replatted, since the structure would not be built over an existing property line; proposed ten foot (10') setback from the side parking lot line to the residential properties; and no concerns in not adhering to the forty foot (40') traffic visibility triangle for the building.

City Engineer Debra Bloom

Ms. Bloom reviewed staff's rationale in approving the proposed building location and setbacks, based on vehicle visibility and approaches, area speeds and posted speeds, with design consistent with a 35 mph street; and availability of the EVP signal at that intersection.

Further discussion included accident potential at that intersection for vehicles not adhering to the traffic light; and concerns addressed by the Fire and Police Departments, with ongoing discussions to minimize potential accident issues.

Additional discussion included standard versus proposed setbacks; consistent setback of the proposed building from adjacent business property line; rationale for building locations closer to the street to encourage more pedestrian-friendly access; and consistency with "Complete Streets" concepts, in addition to consistency with the City's Cornerstone Plan developed in the mid- to late-1990's for development and redevelopment at significant intersections such as this, primarily to make them more transit, pedestrian and bicycle friendly, and to frame public space in a way not accomplished with a parking lot, and allowing a more urban feel.

Further discussion included the location of the main entrance to the building and the privacy concerns of the anticipated dental use, while allowing for future redesign of the entrance location; intent of the Neighborhood Business designation in the draft Comprehensive Plan in accommodating walkability, making pedestrian access from the street preferred; and removal of one (1) driveway onto County Road B from the current TCF property, with this land use.

Additional discussion included main and emergency accesses into the building; building height of eighteen feet (18'), with decorative entry cap features facing the parking lot at twenty-one feet (21'); screening of rooftop mechanicals; considerations for this land use in conjunction with the SuperAmerica

ingress/egress points and entrances along Lexington, with the proposed access for this application moving north slightly, as approved by Ramsey County; and potential for limiting left turns out of that driveway onto Lexington, and advantages and disadvantages of doing so.

Mr. Lloyd advised that staff had fielded only one (1) phone call related to the project, and that staff had addressed the misinformation they'd been given indicating that the City was intending to take property for the project by Eminent Domain. Mr. Lloyd noted the one (1) written comment, attached to the record, from Dr. Wilson, referenced later in the meeting.

Mr. Lloyd noted that staff and the applicant were continuing to discuss fence height and addressed parking requirements for this size of building at forty-one (41) spaces, with the applicant showing forty-nine (49) spaces.

Applicant Representative, Sonja Simonsen, Director of Finance for Wellington Management

Ms. Simonsen provided a brief history of the intended project over the last year, and conversations with neighboring property owners and staff. Ms. Simonsen advised that Wellington Management had ninety (90) buildings in the metropolitan area, with five (5) located in Roseville, and reviewed Wellington's business model focus since their establishment in 1984, and their real estate ownership and community involvement over that twenty-five (25) year history in over 199 communities.

Ms. Simonsen provided an architectural rendering of the building and site; comments received from residents at the neighborhood meeting; rationale for the north end entrance based on the initial tenant for privacy issues; and only three (3) suites to be located in the entire building.

Discussion among Commissioners and Ms. Simonsen included rationale for location of the building closer to the corner; urban features of the building; research from police departments in positioning buildings and decreased traffic accidents, indicating traffic calming effects; addressed the traffic visibility triangle and consistencies, based on traffic engineer data, in stopping distances and times; and other site plan and traffic flow issues that were discussed at the neighborhood meeting.

Ms. Simonsen noted that sixty-three (63) property owners had been invited to the neighborhood meeting, and that those attending seemed most concerned with security and lighting, which had prompted the applicant to increase lighting to facilitate those concerns, since there were not street lights at that location.

Ms. Simonsen reviewed conversations with Dennis Hagel of Ramsey County related to the County Road B access and their preference for closure of that access point; different use with this application, rather than the previous drive-thru use at the TCF Bank; landscaping and islands on site to control the site; and operations of the dental office from 8:00 a.m. – 3:00 p.m., and anticipated reduced traffic.

Chair Bakeman noted the configuration and length of Sandhurst and existing traffic problems from Lexington on to Sandhurst.

Commissioner Wozniak addressed whether the applicant could give some consideration the fact that the existing signal light was located in the middle of the sidewalk on the north side of County Road B and work with the City to widen that sidewalk along that area to allow better access for bicycles and/or pedestrians.

Commissioner Gottfried, speaking in support of bringing buildings closer to streets, expressed concern that sometimes they were located too close, allowing no room for pedestrian and/or bicycle amenities, and suggested the Commission consider a condition stipulating that allowance.

Chair Bakeman addressed her concerns with building height, questioning the height of the Cheetah building at its peak, in addition to the height of the smaller residences, and how the applicant could provide extra footage to make the building look less like a box and be more fitting with neighborhood's character.

Ms. Simonsen noted that this was part of the design rationale in accentuating the entrance to avoid a boxier look. Ms. Simonsen opined that the landscape plan, on paper, appeared overwhelming, but would show the applicant's efforts to make the building part of the neighborhood, and expressed willingness to work with staff on facilitating pedestrian circulation around the signal post in the middle of the sidewalk. Ms. Simonsen noted that it was not the intent of the design to overshadow anyone, and that exterior materials of cultured stone were added to soften the building's exterior.

Discussion included whether the parking spaces were all required, or if they could be reduced to provide a softer transition to the neighborhood line, with the applicant noting that, from a leasing perspective, the

more parking on site, the better; and also noted the need to accommodate snow storage on site, while expressing willingness to work with staff on potential parking design to accommodate more green space.

Further discussion included adjustable lighting heights for less impact to adjoining properties; typical accessibility points above and beyond code requirements; and location of bicycle parking amenities near the north entrance to the building.

Eric Beazley, Loucks & Associates, Civil Engineer for the Project

Mr. Beazley addressed traffic considerations, based on discussions with Ramsey County and the critical nature of the County Road B and Lexington Avenue intersection for Ramsey County, and addressing traffic flow at that intersection. Mr. Beazley addressed City standards for Sandhurst as related to access points.

City Engineer Debra Bloom

Ms. Bloom addressed staff's considerations when reviewing circulation on the site and access points, and anticipated enhancements in traffic flow by moving the access point further away from the intersection. Ms. Bloom opined that the Sandhurst traffic situation should also improve with the new use and site access points.

Gonsalo Villares, Pope Architects

Mr. Villares addressed the traffic light pole location, and willingness to address landscaping to make access easier for pedestrians and bicycles; location of bike racks by the entrance; and pedestrian connections between the building entrance and sidewalk.

Mr. Villares addressed the building height in relationship to the neighboring buildings, with standard heights at sixteen feet (16') for the building, along with an additional two feet (2') amenity on the corner for emphasis, and offered to review heights of neighboring buildings in more detail.

Chair Bakeman opened the meeting for public comment at approximately 7:55 p.m.

Public Comment

Andrejs Vape, Owner of Lexington Court Apartments, 2192 – 2206 Lexington

Mr. Vape expressed concern about losing the residential nature of the neighborhood; in addition to traffic concerns and the number of accidents currently at the corner of County Road B and Lexington Avenue. Mr. Vape further opined that making a left-hand turn from either of the two (2) accesses to his apartment buildings was very difficult; and noted the huge traffic issue at Sandhurst and Lexington. Mr. Vape opined that it would irresponsible to compromise on the forty foot (40') visibility triangle, and that it would only create more problems and accidents. Mr. Vape further opined that the code shouldn't be changed for setback requirements; and that additional green space and landscaping should be added. Mr. Vape further opined that, while this will be an improvement over the current drive-thru bank, it should be done right and that the building should not be located directly up to the sidewalk.

Tom Arnold, representing his daughter, Heidi Arnold, resident at 1133 Sandhurst

Mr. Arnold provided his observations from frequent visits to his daughter's home; and opined about the need to remember that the quality of life in Roseville was based on it being a suburb, and that urban features were not called for. Mr. Arnold opined that there were vacant buildings all over the City, and with the current economy, no more office buildings were indicated.

Mr. Arnold further opined that the existing well-established and stable neighborhood should be preserved, and that the addition of an office building in the neighborhood would reduce residential property values. Mr. Arnold suggested that the applicant only go one (1) lot deep, not two (2) to avoid infringing upon the residential neighborhood. Mr. Arnold suggested that the City not encourage further chaotic planning with past patterns of mixing business and residential properties. Mr. Arnold recommended that the City do more planning to avoid further chaos; and agreed that traffic was atrocious.

Daniel Peterson, 1166 Sandhurst

Mr. Peterson expressed concern in the notification of property owners; opining that he had not heard about the neighborhood open house, and had heard about tonight's public hearing only through another neighbor.

Mr. Peterson opined that, as a resident in the neighborhood for over ten (10) years, he liked the older, well-established nature of the neighborhood, and the community connectivity of that neighborhood. Mr. Peterson, however, expressed concern with the traffic along Sandhurst, use of Merrill by people seeking a thoroughfare from Lexington to Hamline; and ramifications with this proposed use. Mr. Peterson further

addressed the exterior building materials, opining that it looked like the back of a warehouse, without a front door. Mr. Peterson opined that there were many vacancies currently in Roseville, and that another office building was not necessary. Mr. Peterson addressed his observations of bicycle accidents at County Road B and Lexington; excess speeds over the posted 35 mph; and expressed concerns with the triangle of safety for cars and pedestrians. Mr. Peterson expressed concern that residential property values would decrease further; and again addressed his apparent lack of notice and communication regarding this application.

At the request of Chair Bakeman, City Planner Thomas Paschke addressed the notification process used, and reviewed the actual list of property owners notified, 500' from the property line of the development site, in addition to posted and published notice.

Cindy Wilson, 1172 Sandhurst Drive

As part of the record, written comments were received from Dr. Douglas Wilson, attached hereto and made a part thereof.

Ms. Wilson advised that she was located eight (8) houses from this home, and had not received a notice either. Ms. Wilson opined that the property should remain residential to avoid decreasing home values; noted current lighting pollution from the SuperAmerica property to her home; and addressed major traffic concerns at that intersection and impacts to pedestrian and bicycle traffic. Ms. Wilson noted that there were no sidewalks along Sandhurst; and that Lexington was a huge trunk for emergency vehicles, which were not traveling at 35 mph, creating more potential for accidents. While supporting a use other than the existing TCF Bank building, Ms. Wilson expressed concern with removing a residence to put in a parking lot, and opined that the parking lot should be reduced to avoid taking that home.

Andrejs Vape

Mr. Vape opined that, if more residential on that site was not possible, he would suggest more appealing architectural amenities, with entrance on County Road B, and parking on the side to avoid additional traffic congestion on Sandhurst.

Mr. Vape also noted the lack of notice he had received about the proposal.

Chair Bakeman requested that staff review the notification process, and verify those property owners on the list for future notices.

Paul Mergens, 1126 Sandhurst

Mr. Mergens, in listening to public comments tonight, noted the negativity; however, he opined that Roseville, as an inner ring suburb, could do worse than the proposed use on that corner; and suggested that citizens focus more on positives of the proposal. Mr. Mergens opined that this may be a wonderful asset to the community; and noted that some of the city's homes needed repair, replacement or removal; and suggested that there were positives to this proposal.

Chair Bakeman recessed the meeting at approximately 8:34 p.m. and reconvened at approximately 8:40 p.m.

Applicant Response, Sonja Simonsen

Ms. Simonsen addressed some of the comments from tonight's public testimony, noting that the building use was currently retail, and that this use should generate less traffic and vehicular traffic, with 740 vehicles per day for a retail use, and only 350 vehicles per day for office use. Ms. Simonsen further noted that Wellington was the current owners of the commercial TCF Bank building and property; and had no intention of continuing down the block with commercial development; and recognized appropriate concerns of residents related to that potential. Ms. Simonson further addressed the applicant's willingness, at the direction of the Planning Commission, to hold an additional open house, and noted staff's cooperation in assisting with notifying applicable property owners; and stressed that opinions of the residents were of value to Wellington.

Chair Bakeman closed the Public Hearing at approximately 8:43 p.m.

Mr. Paschke, for the record, verified that Mr. Vape had been on the mailing list for notices, listed at a post office box, for both the open house and public hearing process notices.

Discussion among Commissioners and staff included Chair Bakeman's request prior to tonight's Public Hearing, for individual commissioners to review the Comprehensive Plan for future development and redefining various business types, of which Neighborhood Business designation was one of three; and types of businesses to be considered in that land use designation, as defined.

Further discussion included height of the proposed building in relationship to surrounding buildings, both commercial and/or residential; allowances of current zoning allowing parking lots to occupy single-family residential lots as a permitted accessory use; and potential mitigation to soften perceptions of the building to the adjacent residences, in addition to screening or landscaping.

Commissioner Doherty opined that he was not bothered by the building's height; and that it was an attractive building, not to be mistaken for a warehouse; and further opined that landscaping would mitigate screening issues from Sandhurst and adjoining properties.

Discussion included lack of sidewalk along Sandhurst, and no proposed addition of one in the City's overall sidewalk plan, due to it's lack of connectivity with other sidewalks;

Commissioner Gottfried expressed concern related to berming or screening and potentially reducing parking on site to accommodate those amenities.

Commissioner Wozniak noted existing trees in the proposed sidewalk location and suggested that, if possible, they be preserved.

Mr. Paschke suggested that Commissioners provide specific conditions, as staff was not suggesting a sidewalk; noting the need to balance landscape requirements with purposes and benefit to the property and neighborhood as a whole, and based on managing and enforcing winter maintenance of sidewalks.

Commissioner Martinson opined that, unless the sidewalk were carried over along the entire street (Sandhurst), sidewalk only along this parcel would make it look even more commercial and not in line with the remaining neighborhood.

MOTION

Member Boerigter moved, seconded by Member Doherty to RECOMMEND APPROVAL of the REZONING of the parcels at 1126 Sandhurst Drive and 2167 Lexington Avenue to PUD from R-1 and B-3, respectively; based on the comments and findings of Sections 4 and 5 of the project report dated March 4, 2009.

Ayes: 7

Nays: 0

Motion carried.

MOTION

Member Boerigter moved, seconded by Member Bakeman Doherty to RECOMMEND APPROVAL of a GENERAL CONCEPT PLANNED UNIT DEVELOPMENT (PUD) for Wellington Management to allow the proposed redevelopment of 1126 Sandhurst Drive and 2167 Lexington Avenue; based on the comments and findings of Sections 4 – 7 and the conditions of Section 8 of the project report dated March 4, 2009; amended as follows:

- ***Amend Condition C to include language for buffer and screening of the parking lot from Sandhurst;***
- ***Add a condition that the applicant and staff work to improve or widen the sidewalk at the northwest corner of County Road B and Lexington to mitigate the location of the existing light pole;***
- ***Add a condition that the applicant will include bicycle parking facilities on site and near the building entrance; and***
- ***Parking Spaces***
Add a condition that staff will work with the applicant for potential removal of seven (7) parking spaces on the west side of the parking lot and convert them to “proof of parking” to allow for greater green space in the interim, with that assurance that sufficient parking will be provided on site, and not encouraging any street parking on Sandhurst.

Commissioner Best opined that he had no problem with the proposed location of the building entrance; and further opined that the tenant's concerns for privacy were valid.

Commissioner Gottfried opined that he had no problem with the proposed building entrance, given that the building's design capacities included potential relocation with a different tenant.

Commissioner Boerigter opined that, while wanting to provide a more urban feel and making the site more pedestrian friendly, the City also needed to be realistic based on human nature and their driving to the site and accessing the building adjacent to the parking lot. Commissioner Boerigter cautioned that the Commission didn't want to encourage any parking on Sandhurst, which may be an unintended

265 consequence of reducing the parking lot, and therefore supported Mr. Paschke's suggestion for "proof of
266 parking" for future reference.

267 Commissioner Doherty concurred with that concern, that if adequate parking were not available on site,
268 people would park on Sandhurst, creating extremely adverse outcomes.

269 Commissioner Gottfried supported the parking being built as required for the building's tenants.

270 Commissioner Martinson expressed concern regarding the traffic visibility triangle and customary speeds
271 of traffic.

272 Mr. Paschke noted Condition A and ongoing discussions between the applicant and staff on final
273 placement of the building.

274 Commissioner Boerigter noted the competing uses at that signalized intersection and nature of the
275 generic safety triangle without looking at the specific location in question; and spoke in support of the
276 proposed location, noting expressed concerns.

277 Commissioner Doherty concurred with Commissioner Boerigter.

278 Mr. Paschke noted similar examples in the community related to encroaching on the safety triangle; noted
279 that the code was created in the 1980's, and that the community had grown considerably since the 1930's
280 and 1940's when parcels were originally platted. Mr. Paschke advised that the concerns brought forward
281 tonight would be included in ongoing discussions and addressed prior to development and presentation of
282 final plans.

283 Commissioner Gottfried noted the need for consistency as this land use designation was initiated.

284 Commissioner Boerigter opined that, in looking at the overall picture and listening to testimony, this land
285 use should provide a more positive aspect to the neighborhood in the long run, as this area was
286 redeveloped into a business node; and opined that there should be nominal impact to the neighborhood
287 while fitting into what the City was trying to accomplish in redevelop those nodes.

288 Chair Bakeman, while originally sharing neighborhood concerns, opined that those concerns had now
289 been somewhat alleviated; and further opined that this proposed use fit with the neighborhood with
290 appropriate screening. Chair Bakeman expressed some concerns with pedestrian and bicycle traffic that
291 staff and the applicant needed to further address; but overall, she opined that it was a pretty good project.

292 **Ayes: 7**
293 **Nays: 0**
294 **Motion carried.**

Rezone Parcels at 1126 Sandhurst and 2167 Lexington Avenue to PUD and Approve the General Concept PUD for Wellington Management

Associate Planner Bryan Lloyd briefly reviewed the request as detailed in the staff report dated March 23, 2009. Mr. Lloyd noted that the primary outstanding issue remained the location of the building in relationship to the traffic safety triangle; and summarized ongoing discussions and revisions since the Planning Commission meeting.

Discussion included the procedure requested in this instance for rezoning compared to past rezoning and General Concept PUD requests, and staff's clarification of a more accurately defined approach.

Further discussion included rezoning without indication of underlying zoning, particularly rezoning from residential to commercial; and development potential for adjacent and surrounding properties, including those across the street.

Steve Wellington, President of Wellington Management

Mr. Wellington expressed appreciation for the City Council's attention to this request; and reviewed other developments of their firm in the metropolitan area, in addition to those in Roseville. Mr. Wellington advised that his firm was interested in doing the best job to reflect the desires of the community; and opined that the proposed project was reflective of this intent, while redeveloping this challenging site and corner location. Mr. Wellington expressed willingness to further consider additional comments and suggestions to improve upon the proposed project.

Further discussion included issues with the zero setback on County Road B and Lexington Avenue; main thoroughfare for students to access the Roseville Area High School by foot or bicycle; sight line concerns; need for additional green space; limitations on the use of that particular parcel, and challenges to increase green space and make it financially viable; potential minor adjustments to facilitate the safety triangle; and potential shifting of the building further north to increase that visibility.

Additional discussion included the need to create an environment friendly for pedestrians and bicycles, not just cars and parking; further revisions prior to final development plan presentation; whether a smaller footprint and an additional story would be feasible and more appealing to the neighborhood; and need to reduce impervious coverage.

Further discussion included potential acquisition of the adjoining commercial property on County Road B, and their lack of interest in relocating at this time based on approaches by the developer.

Mr. Wellington advised that discussion was underway for rounding the corner of the building to increase visibility and making it more aesthetically pleasing.

Sonja Simonsen, Wellington Project Manager

Ms. Simonsen reviewed comments received at the neighborhood Open House, and general support of the neighborhood to see the current bank/retail site and drive-thru eliminated. Ms. Simonsen addressed the use of the parking lot as a buffer to residential neighbors; and potential reduction of traffic with this office use. Ms. Simonsen noted that the sidewalk would not be reduced in size with location of the building at the proposed location; and that comments and concern of the neighbors had been addressed following that meeting. Ms. Simonsen advised that, in terms of height and density, the neighbors supported a single-story structure to keep consistent with the neighborhood feel, without blocking their view or trees.

Public Comment**Paul Mergens, 1126 Sandhurst Drive**

Mr. Mergens opined that the general comments at the meeting were positive; with some questions raised and adequately answered by the developer; and opined that he was satisfied that this would be a benefit to the community and infringing neighborhood. Mr. Mergens noted the plans for landscaping to shelter the residential properties, lighting addressed to not reflect in residential windows, and other provisions made by the developer in consideration of comments received.

Dick Houck, 1131 Roselawn

Mr. Houck expressed appreciation that Wellington was interested in this property; however, he opined that zero setback was the biggest mistake ever made, speaking specifically to its use on his corner. Mr. Houck opined that this situation would be just as bad; and spoke in support of a 10-15' green space; and some required setback.

Mayor Klausing spoke in support of the project, particularly in this economic climate. Mayor Klausing expressed concern with the zero setback for both safety and aesthetics; and suggested approval with the understanding that before receipt of the final PUD, staff and the property owner would address and rectify those concerns.

Councilmember Roe concurred with the need to resolve the corner issue; and noted that there was currently a strip of green between the sidewalk and the building, even though the sidewalk was in the right-of-way. Councilmember Roe concurred there was also a need to address the public safety issue on that corner; and shared comments expressed at the Planning Commission meeting by Commissioner Gottfried related to relocating the main entrance to the building, while addressing tenant concerns.

Councilmember Ihlan noted the comments of neighbors related to the proposed parking lot, specifically those comments and concerns of the most immediate adjacent neighbor.

Councilmember Ihlan opined that she would prefer to have the collaborative process resolved prior to approval; and questioned the need for that large of a parking lot, suggesting that the building be relocated further north, with additional green space and/or buffering between the development parcel and the residential neighborhood.

Klausing moved, Johnson seconded, approval of the request for REZONING the parcels at 1126 Sandhurst Drive and 2167 Lexington Avenue to PUD from R-1 and B-3 respectively, as discussed in Sections 4-5 of the project report dated March 23, 2009; noting that the PUD Agreement, if approved in the FINAL phase of the PUD review process, will become the development contract on which the rezoning is based; and approval of the GENERAL CONCEPT PUD for Wellington Management to allow the proposed redevelopment of 1126 Sandhurst Drive and 2167 Lexington Avenue, based on the comments and findings of Sections 4-8 and the conditions of Section 9 of the project report dated March 23, 2009.

Mayor Klausing spoke in support of the project; agreeing that the setback and visibility triangle still needed work; and encouraged as much buffering and green space as possible to make the transition from the neighborhood to business.

Councilmember Johnson spoke in support of the rounded concept, and sought additional setback on the Lexington side with as many aesthetics as possible.

Councilmember Ihlan spoke in support of detailed conditions as discussed to facilitate a collaborative process; opining that approval at this point was premature.

Councilmember Pust expressed appreciation to the developer for their willingness to work on the plan; and opined that the City Council should await those revisions, based on the concerns and needed solutions.

Pust moved, Ihlan seconded, tabling consideration of this request.

Roll Call

Ayes: Pust and Ihlan.

Nays: Johnson; Roe and Klausing.

Motion failed.

City Attorney Scott Anderson suggested that the City Council consider other options, such as requesting that the developer return with a second General Concept Plan, addressing expressed concerns.

Mayor Klausing opined his support for this plan, with some minor tweaking.

Roe moved, Klausing seconded, a motion to add a condition to the approval that the applicant and staff work to address the safety triangle related to the corner of the building on Lexington and County Road B; and to reduce the parking spaces as much as possible.

Roll Call

Ayes: Pust; Roe; and Klausing.

Nays: Johnson and Ihlan.

Motion carried.

Roll Call (original motion as amended)

Ayes: Roe, Klausing

Nays: Pust, Ihlan, Johnson

Motion Failed

City Attorney Anderson noted that the City Council had not approved the General Concept Plan as presented; and that the City Council wished further revisions; and suggested extension of the review deadline.

Klausing moved, Pust seconded, motion to authorize staff to send written notice to the applicant, extending the sixty-day review deadline.

Roll Call

Ayes: Pust; Ihlan; Johnson; Roe; and Klausing.

Nays: None.

Councilmember Pust noted that the record clearly indicates her support for this project, with proposed and minor revisions.

Mr. Wellington assured Councilmembers that this process and discussion had been productive, and that they would continue their collaborative venture with staff and the neighborhood. Mr. Wellington encouraged a workshop discussion with Councilmembers that could facilitate improved designs and allow for broad community input reflecting those wishes.

Councilmember Johnson opined that this was a great project; and he looked forward to resolution of remaining issues.

Councilmember Ihlan spoke in support of allowing time on a future agenda and non-voting session for public input and Councilmember feedback on the project.

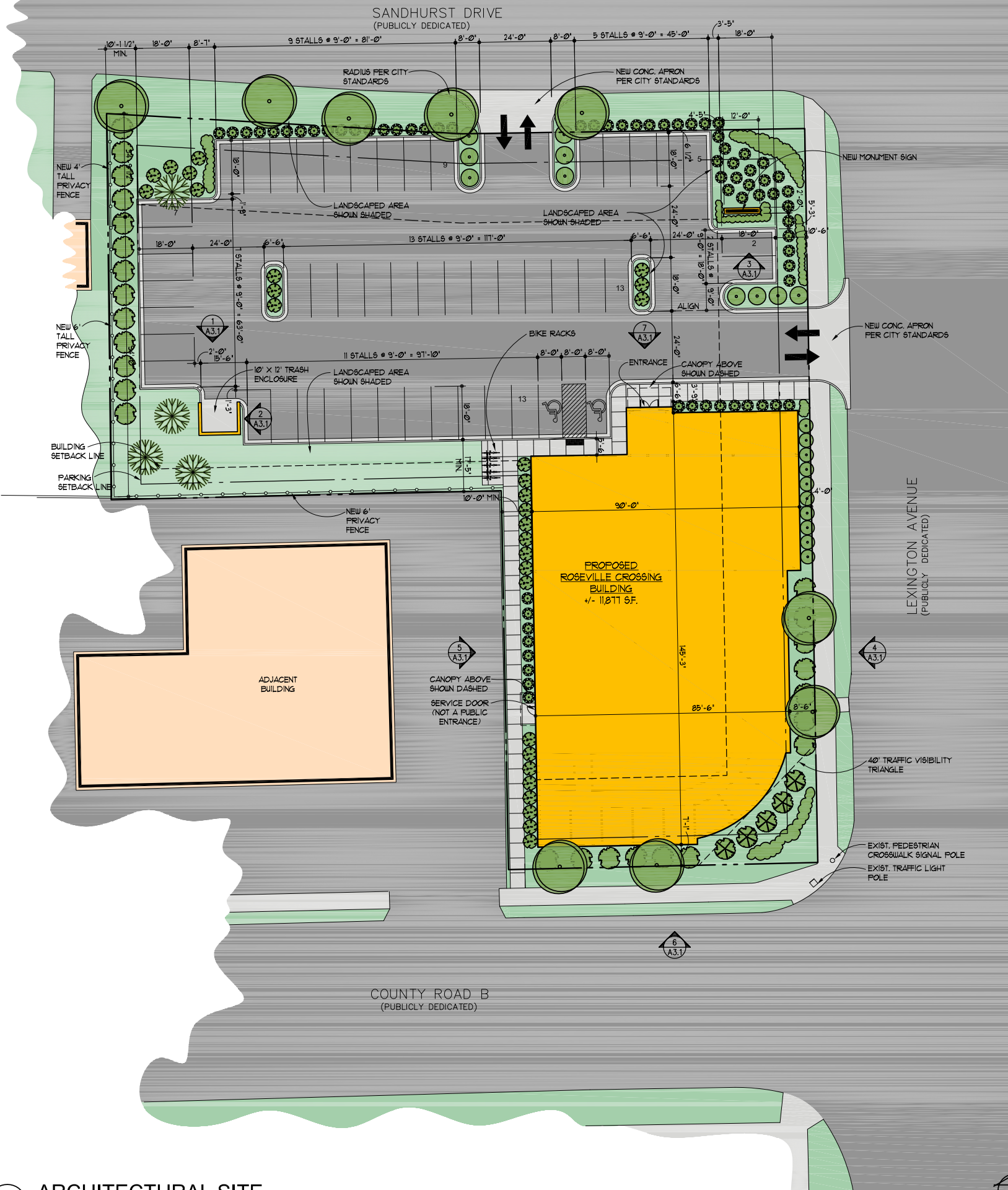


Our proposed development plan includes removing the existing 4,000SF TCF Bank building and drive-thru in order to complete the redevelopment of the site as a new approximately 11,877SF single story, commercial building. The adjacent residence at 1126 Sandhurst is being acquired in order to provide sufficient parking for the project.

The location of the building is primarily driven by the surrounding residential community. We are keen to support a complete suburban community. In order to do this, the building rests farthest from the neighboring houses on Sandhurst, at the SE lot line. This was requested by the neighbors attending the Community Open House. Parking remains behind the building. Our intent is to promote safe and pleasant conditions for all in the neighborhood, including: motorists, bicyclists, pedestrians, and residents.

We presented our initial Site Plan for consideration on March 23rd to the City Council. We are now requesting additional comment and insight from council members. We attach an updated Site Plan for your consideration and note the following updates:

- First, we propose a curved wall for the SE corner of the building. This revision allows us to keep the building structure away from the 40'visibility triangle while also enhancing the attractiveness of the building at the intersection of County Road B and Lexington Ave.
- Further, we slid the building to the north in order to provide a wider setback along Co. Rd. B. This setback is now 7'-1" (compared to 0' in our original plan). By sliding the building north to provide a wider setback along Co. Rd. B, the setback between some of the parking spaces and the property line along Sandhurst is now 0' (compared to 7'-6 1/2" in the last plan we presented to the City). Landscaping will still be provided and maintained by us, we note however that it is now within the right-of-way. Finally, by sliding the building north to provide a wider setback along Co. Rd B., the building setback along Lexington Ave. is now 4'-0" (compared to 10'-0" in the last plan we presented to the City).
- We updated the Site Plan to reflect landscaping for the entire site, rather than noting this as an additional attachment to our submittal. We added trees and shrubs specifically located between the parking lot and the privacy fence that runs north-south. The intent of this landscaping is to provide an even more effective buffer between our site and the house immediately to west. Snow storage will now take place in the landscape area adjacent to the south side of the parking lot.
- The row of parking spaces located to the east of the trash enclosure went from 12 spaces to 13 spaces.
- Bike racks were relocated to the northwest corner of the building to provide additional protection for users rather than directly in the path of the curb cut.



ROSEVILLE

Parks and Recreation Department



To: Mayor, City Council Members and City Manager William Malinen
From: Lonnie Brokke, Director of Parks and Recreation
Date: April 20th, 2009
Re: Parks and Recreation System Master Plan Update

Thank you for your inquiry into the status of the Parks and Recreation System Master Plan update. I want to assure you that it remains a high priority for the Parks and Recreation Department and staff as suggested and recommended by the Community through Imagine Roseville 2025 with further direction and anticipation from the Parks and Recreation Commission, City Council and the Roseville Comprehensive Plan.

General Update on Status includes:

On November 17, 2008 the City Council reviewed and authorized issuing the RFP.

On November 19th, 2008 the RFP's were issued to (13) known qualified firms.

On December 12, 2008, (9) proposals were received. The price range was \$125,000 - 150,000. All proposals have been reviewed and are subject to some interpretation and will be sorted out in more detail during the interview and pre-award process, which has not yet been conducted.

As you are fully aware, the Parks and Recreation Department is currently implementing a substantial operational budget reduction/reorganization plan by well over \$100,000 annually. Practically speaking, this has required a reprioritization of tasks and, for time being, a bit of a "muddling along" approach to the way we do business. Please bear with us as we work through these challenging efforts.

I want to reiterate that the delay of implementing the planning process definitely does not indicate a lack of interest, diminish the need or change its priority! It is extremely important that this process continue and be set out with a high degree of thought, planning, and resident involvement from every angle and be as detailed as possible. The delay is required in order to have the ability to properly analyze, interview and bring a final recommendation to the City Council.

At this time; implementing the reorganization plan, preparing for the upcoming reaccreditation process and having the ability to tend to the numerous day to day operations have only temporarily delayed the planning effort.

I do realize that this process continues to remain a high priority for the City Council, Parks and Recreation Commission, Community and do anticipate bringing a final consultant recommendation to you as soon as possible as the appropriate time and attention can be devoted.

The delay on moving forward with the master planning process is certainly a bit longer than what I would have expected and am anxious to continue to work through the proposals, talk further with the proposers, develop a plan of action and finally bring that recommendation to the City Council.

The aim is to re-review the proposals, narrow the field to three for interviews, confirm the terms and make a final recommendation to the City Council.

Thank you for your guidance, direction and questions regarding the status of this important effort. This process will set this spectacular Parks and Recreation System in motion for the next 60 years. I plan to be at your meeting on April 20th to hear your thoughts. If you have any questions or varying thoughts from what I have outlined, please let me know.

REQUEST FOR COUNCIL ACTION

Date: 04/20/09

Item No.: 13.c

Department Approval

City Manager Approval



Item Description: Authorize Staff to Continue to Pursue Funding Opportunities for Twin Lakes Infrastructure and Environmental Cleanup

BACKGROUND

In February staff was contacted by Congresswoman McCollum's office regarding needed assistance to facilitate redevelopment in the Twin Lakes area. They had been contacted by the development community and labor regarding how projects such as Twin Lakes create jobs and stimulate the economy. Staff met with the Congresswoman's staff and discussed the Twin Lakes redevelopment area and also hosted a tour of the project area. The Congresswoman's staff was very interested in how they might help facilitate this project. While they were not able to promise any specific financial assistance they are committed to helping us pursue traditional funding sources.

In March we received short notice that an application period was open to solicit applications for the 2010 federal appropriations bill. Staff submitted an application to the Congresswoman's office for assistance with Twin Lakes infrastructure and environmental cleanup. We just recently received notice that their staff is holding a meeting on April 27th at the Fairview Community Center to allow applicants for federal appropriations to pitch their projects. Staff is seeking support from the Council to continue to pursue these types of funding opportunities for the Twin Lakes area. Staff would continue to keep Council apprised of availability of funding opportunities and level of commitment on the part of the city. Attached is an example of the materials that staff has developed to inform potential granting agencies of the issues and opportunities in the Twin Lakes area.

FINANCIAL IMPACTS

There is no immediate financial impact until appropriations occur or grant awards are communicated. Financial commitment on the part of the city can vary per program. The City Council accepts or rejects awards before expenditure occurs.

STAFF RECOMMENDATION

Authorize staff to continue to pursue funding opportunities for the redevelopment of the Twin Lakes area.

REQUESTED COUNCIL ACTION

Motion authorizing staff to continue to pursue Federal Appropriations and other funding opportunities to facilitate the redevelopment of the Twin Lakes area.

Prepared by: Duane Schwartz, Public Works Director
Attachments: A. Twin Lakes Redevelopment Area
B. Twin Lakes Environmental Application
C. Twin Lakes Infrastructure Project Application

Background

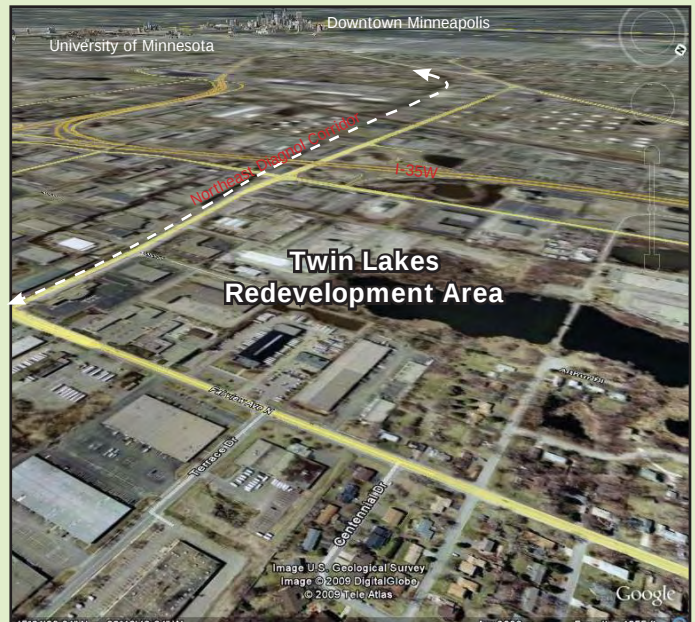
Over the past 20 years, the City of Roseville has worked to facilitate land use change within the Twin Lakes Redevelopment Area. The vision for this area has evolved from a business park in 1988 to a mixed-use area that includes a variety of office, service, and residential uses today. Through the development of a master plan and creation of design guidelines, this area is planned to become a desirable working and living environment with physical connectivity and visual cohesiveness.

Located at an interchange of Interstate 35W, Twin Lakes has excellent access to the regional marketplace. However, due to the area's blighted condition, it has been difficult for interested developers to secure tenants for new buildings or financing projects. Two key impediments to development within this area are the known environmental contamination and the lack of adequate public infrastructure.

Extensive environmental assessment activities have taken place within the Twin Lakes Redevelopment Area. Initiated by both the City and the private sector, these studies have identified widespread petroleum-related contamination and areas of hazardous substances. These findings were not surprising as trucking-related uses predominated this area for forty years. Unfortunately, these studies have not resulted in parties initiating cleanup of this area. Brownfields redevelopment is a paradox in that generally cleanup will not occur without development and development cannot occur without cleanup. To eliminate this barrier, the City would like to initiate the environmental cleanup in this area.

When the Twin Lakes area was initially developed, an internal network of roads was not constructed. The trucking operations accessed the regional roadway network via drives directly onto the county road system. To redevelop this area into the mixed-use area as planned, an internal roadway system is needed to allow internal circulation. Twin Lakes Parkway and Mount Ridge Road will form the east-west and north-south spines for this new road network. These streets are being designed as complete streets to promote safe walking and bicycling and to decrease the reliance on the automobile in the area.

Redevelopment of the Twin Lakes Area is an extremely important project for Roseville. Without the City taking a leadership role in the environmental cleanup and the construction of needed public improvements, redevelopment opportunities within Twin Lakes will continue to languish. The City has received \$528,000 from the Minnesota Department of Employment and Economic



The Twin Lakes Redevelopment Area is located within the Interstate 35W corridor and is only 6 miles to downtown Minneapolis and the University of Minnesota West Bank Campus. The East Bank Campus of the University is 2 miles from this site and downtown St. Paul is 10 miles. Due to the proximity to both downtowns and university campuses, it is one of the prime redevelopment opportunities within the Twin Cities Metropolitan Area.

Development to assist with the implementation of the initial phase of infrastructure construction; however, this is only a small fraction of the \$31 million required to create a "development-ready" site.

The groundwork has been laid...

The City is ready and has the capacity to bring this to completion. The City would like to break ground on Twin Lakes Parkway by July 1, 2009. Actions that have been taken to bring this project to a start include:

- ✓ Twin Lakes Parkway is included the Comprehensive Plan as an important transportation corridor
- ✓ Right-of-way officially mapped for Twin Lakes Parkway
- ✓ State environmental review and mitigation plan completed
- ✓ Roadway contamination investigation underway
- ✓ Roadway design underway with 90-percent plans expected to be completed by the end of February
- ✓ Right-of-way appraisals underway
- ✓ Land acquisition set to begin

Project Benefits

Beyond the anticipated \$150 million increase in market value, redevelopment of the Twin Lakes area will provide many benefits to Roseville. This project creates and sustains jobs for community residents. It also facilitates cleanup of environmental contamination adjacent to Langton Lake Park. By using smart growth and transit-

supportive development principles and green-infrastructure techniques, this project will improve the community's overall environmental sustainability.

Job Sustained & Created

The following job projections are based on development that is anticipated within the Twin Lakes Area.

Short-Term Jobs

	<u># of Jobs</u>
Infrastructure Construction	315
Building Construction*	3,990

Long-Term Jobs

	<u># of Jobs</u>	<u>Average Wage/Yr.</u>
Office*	2,350	\$33,000 - \$63,000
Service*	380	\$19,000 - \$27,000

**Estimates based on full build out of Twin Lakes with 790,000 sq. ft. of office, 255,000 sq. ft. of service, and 165 multi-family housing units.*



Green Infrastructure

- Includes permeable paving to decrease runoff from paved surfaces
- Uses a stormwater reuse system to capture runoff in below-ground storage chambers so it can be re-used to irrigate landscaping
- Integrates native plants into the landscaping as they can survive winter cold and summer heat, require little irrigation or fertilizer, and are resistant to most pests and diseases, creating a both a low-maintenance and attractive streetscape
- Incorporates landscaped connections between the development and Langton Lake Park



Smart Growth & Transit-Supportive Development

- Supports infill business and residential development in the core metropolitan area, which decreases development pressure on the urban edge—resulting in less urban sprawl
- Maintains community vibrancy through investment in an aging inner-ring suburb
- Allows office and housing densities supportive of mass transportation and opportunity to expand on Metro Transit's park-and-ride investment
- Adjacent to the Northeast Diagonal, a future transit corridor connecting Minneapolis to White Bear Lake
- Supports active living by developing a pedestrian friendly environment with interconnected uses



Brownfields Cleanup

- Eliminates environmental hazards through planned and monitored remediation activities in an area of community concern
- Decreases negative environmental impacts to Langton Lake and Langton Lake Park
- Renews an area known for blight and environmental unknowns to an area of community opportunity



Environmental Remediation

Environmental contamination is well documented within the Twin Lakes Redevelopment Area, but is not fully understood. In the early 2000s, the City, with financial assistance from the U.S. EPA, conducted an area-wide Phase I Environmental Site Assessment and groundwater studies. As the majority of land within this area is privately owned, the City's efforts were limited to publicly owned right-of-way. Property owners have also conducted assessment activities on individual sites. Both City- and property-owner-led investigations have found widespread petroleum contamination as well as areas of hazardous substance contamination in the soil and groundwater.

Soil and groundwater contamination includes:

- Diesel-range organic compounds
- Gasoline-range organic compounds
- Benzene, ethylbenzene, toluene, and xylene
- Volatile organic compounds (VOCs)
- Chlorinated VOCs

To date, the source of the groundwater contamination has not been found.

Without outside intervention, environmental cleanup is anticipated to occur incrementally, prior to project construction. The City created a TIF Hazardous Substance Subdistrict for this area. The income generated by this district is expected to drop below its projection as its value is derived from the existing market value of the properties, which are expected to decrease with the 2010 assessment. The cleanup costs far exceeded the City's ability to pay with the more favorable initial projection, thus the existing gap will increase.

Needed Activities

- Enroll the area into the State's Voluntary Cleanup Program and Petroleum Cleanup Program
- Finalize subsurface of soil and water investigation
- Undertake remedial planning
- Implement action plans

Estimated Cost

\$16 million



Twin Lakes 1974. This area was contaminated because of its historical trucking uses.



Although secured by a fence, people find ways in.



Illegal dumping of rubbish continues to occur.

Infrastructure Improvements

Since the mid-1990s, the City has planned the construction of a new east-west street, Twin Lakes Parkway, and new north-south street, Mount Ridge Road. The City anticipated that this area would be developed by a master developer, who would construct all the infrastructure as part of their project. Based on changes in market dynamics, the City's position is shifting and it believes that it needs to take the lead in implementing infrastructure improvements within this area.

In order to spark interest in the Twin Lakes Redevelopment Area, Roseville initiated the design of public infrastructure. The existing infrastructure is inadequate to meet the mixed-use vision for this area. The City is currently designing the needed water and sewer utilities, streets, sidewalks and pathways, and streetscaping for this area. The new infrastructure will create a vibrant, pedestrian friendly development, setting the tone for future private investment.

Environmental sustainability for this project is also a key objective. To conserve water consumption within the area, the City will use lower-maintenance native vegetation to landscape and is designing its stormwater management system to reuse stormwater for irrigation.

The City would like to commence construction of this infrastructure during the 2009 construction season.

Planned Improvements

- Right-of-way acquisition
- Building demolition
- Twin Lakes Parkway construction
- Mount Ridge Road construction
- Iona Lane construction
- Prior Avenue construction
- I-35W ramp improvements
- Arthur Street improvements
- Sidewalks, pathways, and streetscaping construction
- Sanitary- and storm-sewer and water-main installation

Estimated Cost

\$15 million



The future entrance of Twin Lakes Parkway from I-35W and Cleveland Avenue.



Prior Avenue. Reconstruction of this street will benefit new and existing development.



Planned Roadway Network. Twin Lakes Parkway runs generally east to west and Mount Ridge Road and Prior Avenue run north and south.

Summary

The City of Roseville is ready to move forward with redevelopment of the Twin Lakes area and is seeking assistance from the federal government to help jump start this project. The transformation of this blighted industrial area to that of an integrated mixed-use development is anticipated to provide:

- \$150 million in new market value and over 2,700 jobs when completed
- Improved environmental conditions on the site and the surrounding area through brownfields cleanup and construction of green infrastructure
- Smart growth and transit-supportive development by concentrating dense development within the core metropolitan area

Over the last two decades this project has been stymied due to known environmental conditions and lack of adequate public infrastructure. Estimated costs for brownfields remediation and infrastructure construction is \$31 million. The City has created a tax increment financing (TIF) district and has worked with federal, state, and regional partners to help leverage funding for this project. TIF and outside resources are often predicated on known development, not anticipated development. Under current economic conditions, the City's ability to finance this project itself or leverage resources for this project is limited.

The City's goal for the Twin Lakes Redevelopment Area is to have it development-ready by the time the economy rebounds. Without outside resources, this goal cannot be met.

Partnerships

The City has developed collaborative partnerships with several government entities during its redevelopment efforts within the Twin Lakes Redevelopment Area. These partnerships include:

- U.S. Environmental Protection Agency
- Minnesota Department of Employment & Economic Development
- Metropolitan Council
- Metro Transit
- Ramsey County



Rendering of the Metro Transit Park-and-Ride facility planned for the corner of Iona Lane and Mount Ridge Road

Project Needs

Brownfields Cleanup	\$16 million
Infrastructure Construction	<u>\$15 million</u>
Total	\$31 million

Contact Information

For additional information, please contact any of the following people.

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City Manager

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Craig Klausing

Mayor

Telephone: 651-308-8916

Email: craigklausing@comcast.net

Organization Name:

* Project Name:

Project Contact Information

Pat Trudgeon

City of Roseville

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(651)792-7070

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Project Information

- A brief description of the activity or project. (4500 characters or less):

Over the past 20 years, the City of Roseville has worked to facilitate land use change within the Twin Lakes Redevelopment Area. The vision for this area has evolved from a business park in 1988 to a mixed-use area that includes a variety of office, service, and residential uses today. Through the development of a master plan and creation of design guidelines, this area is planned to become a desirable working and living environment with physical connectivity between uses and the surrounding area and visual cohesiveness.

Located at an interchange of Interstate 35W, Twin Lakes has excellent access to the regional marketplace. However, due to the area's blighted condition, it has been difficult for interested developers to secure tenants for new buildings or financing projects. Two key impediments to development within this area are the known environmental contamination and the lack of adequate public infrastructure.

Extensive environmental assessment activities have taken place within the Twin Lakes Redevelopment Area. Initiated by both the City and the private sector, these studies have identified widespread petroleum-related contamination and areas of hazardous substances. These findings were not surprising as trucking-related uses predominated this area for forty years. Unfortunately, these studies have not resulted in parties initiating cleanup of this area. Brownfields redevelopment is a paradox in that generally cleanup will not occur without development and development cannot occur without cleanup. To eliminate this barrier, the City would like to initiate the environmental cleanup in this area.

When the Twin Lakes area was initially developed, an internal network of roads was not constructed. The trucking operations accessed the regional roadway network via drives directly onto the county road system. To redevelop this area into the mixed-use area as planned, an internal roadway system is needed to allow internal circulation. Twin Lakes Parkway and Mount Ridge Road will form the east-west and north-south spines for this new road network. These streets are being designed as complete streets to promote safe walking and bicycling and to decrease the reliance on the automobile in the area.

Redevelopment of the Twin Lakes Area is an extremely important project for Roseville. Without the City taking a leadership role in the environmental cleanup and the construction of needed public improvements, redevelopment opportunities within Twin Lakes will continue to languish.

Please provide comprehensive but concise answers to the following questions: (150 words or less)

* What is the total project cost (from all funding sources and all years)?:

* What amount are you requesting for this project in FY 2010? (Your request should not exceed the amount that will be used in one year.) Input as a number without dollar signs, commas, or decimals.:

* What is your budget for the amount you are requesting for this project in FY 2010? (For example: salary - \$40,000; computer \$3,000; etc...):

* What other funding sources are contributing to this project? What is the amount that each is contributing?:

* Has the potential recipient received Federal funding from any agency in the past five years?:



No



Yes

If yes, specify from which federal agency the organization has received funding. If the organization or proposed project has received a federal earmark appropriation in the past five years please include the Congressional office that submitted the request:

- Department of Justice
- Environmental Protection Agency
- Department of Homeland Security
- Department of Transportation
- Department of the Interior

Organization Name: City of Roseville

* Project Name: Twin Lakes Infrastructure Project

Project Contact Information

Pat Trudgeon
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(651) 792-7071
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Project Information

A brief description of the activity or project. (4500 characters or less):

General Project Overview

Over the past 20 years, the City of Roseville has worked to facilitate land use change within the Twin Lakes Redevelopment Area. The vision for this area has evolved from a business park in 1988 to a mixed-use area that includes a variety of office, service, and residential uses today. Through the development of a master plan and creation of design guidelines, this area is planned to become a desirable working and living environment with physical connectivity between uses and the surrounding area and visual cohesiveness.

Located at an interchange of Interstate 35W, Twin Lakes has excellent access to the regional marketplace. However, due to the area's blighted condition, it has been difficult for interested developers to secure tenants for new buildings or financing projects. Two key impediments to development within this area are the known environmental contamination and the lack of adequate public infrastructure.

Project Specifics

Extensive environmental assessment activities have taken place within the Twin Lakes Redevelopment Area. Initiated by both the City and the private sector, these studies have identified widespread petroleum-related contamination and areas of hazardous substances. These findings were not surprising as trucking-related uses predominated this area for forty years. Unfortunately, these studies have not resulted in parties initiating cleanup of this area. Brownfields redevelopment is a paradox in that generally cleanup will not occur without development and development cannot occur without cleanup. To eliminate this barrier, the City would like to undertake comprehensive environmental assessment to fully characterize the level and extent of soil and groundwater contamination and develop the appropriate mitigation plans in order to bring closure to these sites.

Please provide comprehensive but concise answers to the following questions: (150 words or less)

* What is the total project cost (from all funding sources and all years)?:

17000000

* What amount are you requesting for this project in FY 2010? (Your request should not exceed the amount that will be used in one year.) Input as a number without dollar signs, commas, or decimals.:

1000000

* What is your budget for the amount you are requesting for this project in FY 2010? (For example: salary - \$40,000; computer \$3,000; etc...):

Environmental Assessment 500000

Environmental Planning 500000

* What other funding sources are contributing to this project? What is the amount that each is contributing?:

* Has the potential recipient received Federal funding from any agency in the past five years?:



No



Yes

If yes, specify from which federal agency the organization has received funding. If the organization or proposed project has received a federal earmark appropriation in the past five years please include the Congressional office that submitted the request:

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- Department of the Interior