



City Council Agenda

Monday, August 23, 2010

6:00 p.m.

City Council Chambers

(Times are Approximate)

- 6:00 p.m. **1. Roll Call**
Voting & Seating Order for August: Ihlan, Pust, Roe, Johnson, Klausing
- 6:02 p.m. **Closed Executive Session**
Discuss Settlement Agreement for Condemnation Action Against Pikovsky Management, LLC and PIK Terminal Company, 2680-2690 Prior Avenue, for Phase I Twin Lakes Infrastructure Project
- 6:17 p.m. **2. Approve Agenda**
- 6:20 p.m. **3. Public Comment**
- 6:25 p.m. **4. Council Communications, Reports, Announcements and Housing and Redevelopment Authority Report**
a. Housing & Redevelopment Authority Quarterly Report
- 6:35 p.m. **5. Recognitions, Donations, Communications**
a. Recognize and Accept Minnesota Recreation and Park Association Sponsorship/Partnership Award of Excellence for the Central Park Muriel Sahlin Arboretum Center
b. Recognize and Accept General Donations
- 6:40 p.m. **6. Approve Minutes**
a. Approve Minutes of August 16, 2010 Meeting
- 6:45 p.m. **7. Approve Consent Agenda**
a. Approve Payments
b. Approve Business Licenses
c. Adopt Resolution Receiving Assessment Roll and Setting Assessment Hearing Date for the Roselawn Avenue Reconstruction Project to be Assessed in 2010
- 6:50 p.m. **8. Consider Items Removed from Consent**
9. General Ordinances for Adoption

10. Presentations

- 6:55 p.m. a. Joint Meeting with Police Civil Service Commission

11. Public Hearings

- 7:35 p.m. a. Public Hearing for Noise Variance to Extend Working Hours for Twin Lakes Infrastructure Construction Project
- 7:40 p.m. b. Public Hearing for Streetlight Utility Ordinance

12. Business Items (Action Items)

- 7:55 p.m. a. Consider Noise Variance to Extend Working Hours for Twin Lakes Infrastructure Construction Project
- 8:00 p.m. b. Consider Adopting Streetlight Utility Ordinance
- 8:15 p.m. c. Consider Amendments to Comprehensive Plan and Zoning Designations of 70 Anomaly Properties and Rezone Accordingly (PROJ0017)
- 8:35 p.m. d. Give Direction on Providing Comments to the Minnesota Pollution Control Agency (PCA) regarding the Bituminous Roadway Inc. Environmental Assessment Worksheet (EAW)

13. Business Items – Presentations/Discussions

- 8:45 p.m. a. Discuss Zoning Text Amendment for new regulations for Title 10, Zoning Regulations, pertaining to Employment Districts (PROJ0017)
- 9:00 p.m. b. Discuss Zoning Text Amendment for new regulations for Title 10, Zoning Regulations, pertaining to Commercial and Mixed Use Districts (PROJ0017)
- 9:15 p.m. c. Discuss Residential Lot Size
- 9:35 p.m. d. Request for Direction on a Comprehensive Plan – Land Use Amendment and Rezoning of two Parcels at the SE Corner of Dale Street and County Road C (PROJ0017)

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

9:50 p.m. **15. Councilmember Initiated Items for Future Meetings**

10:00 p.m. **16. Adjourn**

Some Upcoming Public Meetings.....

Tuesday	Aug 24	6:30 p.m.	Public Works, Environment & Transportation Commission
Wednesday	Aug 25	5:30 p.m.	Special - Planning Commission
Thursday	Aug 26	5:00 p.m.	Grass Lake Water Management Organization, Ramsey County Public Works Facility, 1425 Paul Kirkwold Drive, Arden Hills, MN
Wednesday	Sep 1	6:30 p.m.	Planning Commission
Monday	Sep 6	-	Labor Day – City Offices Closed
Tuesday	Sep 7	6:30 p.m.	Parks & Recreation Commission
Monday	Sep 13	6:00 p.m.	City Council Meeting
Tuesday	Sep 14	6:30 p.m.	Human Rights Commission
Monday	Sep 20	6:00 p.m.	City Council Meeting
Tuesday	Sep 21	6:00 p.m.	Housing & Redevelopment Authority
Wednesday	Sep 22	5:30 p.m.	Special – Planning Commission

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

Date: 8/23/10

Item: 4.a

HRA Quarterly Report

No Attachment

REQUEST FOR COUNCIL ACTION

Date: 8/23/2010
Item No.: 5 . a

Department Approval



City Manager Approval



Item Description: Accept and recognize the 2009 Minnesota Recreation and Parks Association Sponsorship/Partnership “Award of Excellence” for the Roseville Central Park Muriel Sahlin Arboretum Center.

BACKGROUND

The Minnesota Recreation and Park Association annually present awards of excellence for notable projects and programs. The City of Roseville has been selected as the 2009 Award of Excellence recipient in the Sponsorships and Partnerships category for the Roseville Central Park Foundation Partnership for the Muriel Sahlin Arboretum Center. The Arboretum Center project demonstrates a multi faceted collaboration between the community at-large, community stakeholders, city departments, Roseville Parks and Recreation Commission, Roseville City Council and the Roseville Central Park Foundation.

The Sponsorship and Partnership Award focuses on creative public-private partnerships, program sponsorships and philanthropic efforts.

This application (attached) not only outlined the details of the project but also emphasized a number of unique planning and project management collaborations. The application focused on the values and benefits of community partnerships and collaborations and how the sum of the parts provides a greater whole for the community. A strong collaborative relationship has been established between the City of Roseville and the Roseville Central Park Foundation thanks to a history of mutually beneficial projects, initiatives and events. The working relationship is truly a partnership that provides significant benefits for each organization.

MRPA representative, Ms. Tracy Peterson (City of Inver Grove Heights Recreation Superintendent) will be attending to present the award and recognizing staff member Jill Anfang for this successful community collaborative.

POLICY OBJECTIVE

The Roseville Central Park Muriel Sahlin Arboretum Partnership supports Imagine Roseville 2025 goals and strategies;

- o Roseville is a desirable place to live, work and play
- o Roseville has a strong and inclusive sense of community
- o Roseville residents are invested in their community

- 30 O Roseville has world-renowned parks, open space and multigenerational recreation programs and
31 facilities
32 O Roseville has well-maintained, efficient and cost-effective public infrastructure

33 **FINANCIAL IMPACTS**

34 The financial impacts of this project were minimal. Architectural design, engineering and project
35 management services were provided at a significantly reduced fee by Foundation members. Full
36 construction funding was provided by the Roseville Central Park Foundation. Utility work, building
37 permits and legal services were provided by City operations and made available at no additional cost to
38 the project. Some annual maintenance and upkeep was included in the 2010 budget.

39 **STAFF RECOMMENDATION**

40 Staff recommends the acceptance and recognition of the Minnesota Recreation and Parks Association
41 “Award of Excellence” for the Roseville Central Park Foundation Partnership for Muriel Sahlin
42 Arboretum Center in the Sponsorships and Partnership category.

43 **REQUESTED COUNCIL ACTION**

44 Motion authorizing the acceptance of the Minnesota Recreation and Parks Association 2009 “Award of
45 Excellence” for Sponsorships and Partnerships and recognizing the valuable, ongoing Roseville Central
46 Park Foundation Partnership for the Muriel Sahlin Arboretum Center.

47

Prepared by: Jill Anfang, Parks and Recreation Assistant Director

Attachment: 2009 Awards of Excellence Nomination Form

2009 MRPA Award of Excellence Application Sponsorships and Partnerships

Roseville Central Park Foundation Partnership Muriel Sahlin Arboretum Restroom Facility

Project Description

The Roseville Central Park Foundation (CPF) has a long history of partnership initiatives with the City of Roseville and the Parks and Recreation Department. The Foundation operates with a 21 member board as a 501C3 organization. Their mission is to create, develop and promote a quality urban park for people of all ages to enjoy nature and recreation.

During their 46 years of community involvement, CPF has invested millions dollars and thousands of volunteer labor hours into the Roseville parks system. Some of their larger contributions include: park benches, park identification signs, park shelter, playground equipment, nature center building and most recently, the Roseville Central Park Muriel Sahlin Arboretum.

Twenty years ago, the Roseville community identified an arboretum as a much needed addition to the Roseville parks system. The Central Park Foundation immediately supported the idea and made the "Central Park Arboretum" a priority for its fundraising efforts. A master plan for the site was created in the mid '90s and the plan was adopted as a long-range, 25-year project. Planning began in 1996 with the initial site work taking place in 1997. For the next three years, the site continued to evolve along its 25 year development plan. In 2001, the Central Park Foundation received a \$450,000 bequest from the estate of Ms. Muriel Sahlin. The bequest, along with annual fundraising, put the arboretum development on a fast-track for the next eight years completing a range of projects identified in the arboretum master plan.

In 2005, the Central Park Foundation approached Roseville Parks and Recreation and the Roseville City Council to share in the costs of building a permanent restroom facility at the Muriel Sahlin Arboretum. As the discussions progressed over the next two years, a weakening economy and loss of local government aid made it difficult for the City Council to dedicate funding for this project. In 2008, CPF allocated funds to build a permanent restroom facility at the Arboretum and proposed



gifting the facility to the City of Roseville upon completion. The Council approved the gift intent and entered into a recreation agreement with the Central Park Foundation in July 2009 for the construction of a restroom facility at the Muriel Sahlin Arboretum. The Council also identified new parks and recreation maintenance funding to support the maintenance needs of the new facility. Construction began in August and was completed in November 2009. The facility opens to the public in May 2010 and a community recognition ceremony is scheduled for June 2010.

The Muriel Sahlin Arboretum is a highly used community facility. This addition will be much appreciated and will support the overall intentions of the Arboretum. With the completion of the restroom facility, the Muriel Sahlin Arboretum is 80% developed. The Central Park Foundation partnered in the development of the Arboretum from the beginning, contributing over \$500,000.

The Arboretum Restroom Project is a fine example of a highly successful partnership project. It not only involved the Roseville Central Park Foundation as the sole funding body and contracting provider but also involved collaborations with the community at-large, community stakeholders, City departments, Roseville City Council and the Foundation membership. These collaborations are evident across all areas of award evaluation criteria; the planning process, the funding plan, community support and originality/design.

Planning Process

A series of planning efforts were used to make the Arboretum Restroom Facility a reality.

- o The original Arboretum master plan identified the need for a restroom facility and suggested facility locations.
- o The Central Park Foundation empowers a Projects Committee to recommend and manage Foundation funded projects. The Projects Committee was involved with this project throughout.
- o Over 10 months, the Central Park Foundation and Parks and Recreation staff met with the Roseville City Council on four separate occasions to share design concepts, recreation agreement details, project management and construction progress.
- o CPF also met with the Parks and Recreation Commission to develop design concepts, review facility functionality and oversee project progress.
- o The Muriel Sahlin Arboretum Committee worked closely with the CPF Project Committee throughout the project to create a significant facility addition.



- o CPF and parks and recreation staff met with park neighbors and community members in a planning forum to educate, inform and gather input.
- o Central Park Foundation representatives and parks and recreation staff worked with the Roseville City Attorney to draft and finalize the project recreation agreement that guided the construction and detailed the gifting process.

Community engagement is the hallmark of Roseville Parks and Recreation planning and development. Even though this project was managed by the Foundation, it followed traditional Parks and Recreation community engagement standards. Extensive community input contributed to a highly successful project.

Funding Plan

The Arboretum Restroom Facility was a \$227,000 construction project.

Initially, the facility was designed as a larger, multi-use facility including not only public restrooms and event preparation areas but also a multi-purpose room and a galley kitchen. The estimated cost for the entire project was \$550,000. Because the City of Roseville was not able to participate financially at this time, the Central Park Foundation made the decision to move ahead with the project using a phased construction plan. Phase one includes the restrooms and event preparation areas with architectural drawings that include the ability to expand into a phase two which would include the additional areas identified through community input.

The Central Park Foundation acted as the fiscal agent for all planning and capital costs. This agreement allowed for CPF to obtain contributions for services and product, solicit quotes and additional donations.

- Architectural, engineering and project management services were provided at a significantly reduced fee by a Foundation Board member who is a qualified and registered professional.
- CPF negotiated contracting services based on Roseville Parks and Recreation standards and City of Roseville criteria including;
 - o Performance and payment bonds
 - o Commercial general liability insurance by contractor
 - o Builder's risk insurance
 - o Assign all warranties to the City



Roseville's contribution included the extension of utilities to service the facility, legal services, administrative support, landscape labor and dedicated new facility maintenance funding.

Project Budget:

Architecture/Engineering/Project Mgt	\$ 34,568
Materials	\$ 81,808
Construction/Labor	\$110,773
Project Total	\$227,149

Level of Collaboration

As mentioned earlier, the level of collaboration on this project was extensive and creative.

Unique project collaborations include;

- Architect and Engineering Services provided by CPF Board Member at a reduced contract rate.
- Full Construction funding provided by CPF.
- Site utility development provided by Roseville Public Works at no additional cost to the project.
- Legal services provided by Roseville City Attorney.
- City Administration identified new funding to maintain the facility with Council approving maintenance budget additions.
- Community Development waived all building permit fees.
- Landscaping labor provided by parks and recreation staff.

Planning collaboration involved;

- Central Park Foundation Board and Projects Committee,
- Muriel Sahlin Arboretum Committee,
- Neighbors and Community Members,
- Commissioners and Council Members,
- Parks and Recreation Staff
- Public Works/Engineering/Utilities Staff
- Community Development

A strong City/Foundation collaborative has been established thanks to a history of mutually beneficial projects, initiatives and events. The working relationship is truly a partnership that provides significant benefits for each organization.



Community Support

The Arboretum Restroom Facility was overwhelmingly supported by the community. Support was shown at all levels; on the local, neighborhood level; on the affiliated special interest level, on the City administrative level, on the Roseville governing level and on the Foundation philanthropic level.

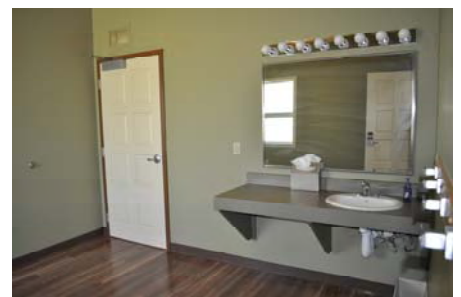
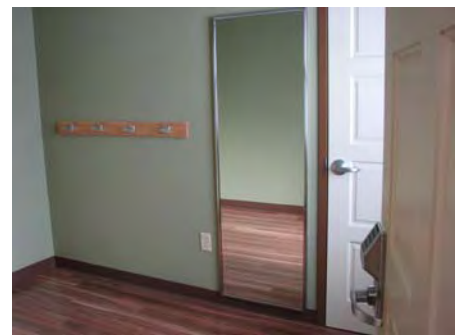
Input received at the neighborhood and community planning forum was incorporated into project designs. The community recognized that their requests and recommendations were heard and appreciated.

The Foundation Projects Committee and the Arboretum Committee provided insight into the Arboretum vision and long-range direction. This information supported proper placement of the facility. The final site location was not necessarily most economical or easiest served by utilities, but it was the most appropriate location based on the Arboretum master plan.

New maintenance funding was unheard of in the 2009/2010 Roseville budget cycle. City Administration recommended additional funding to cover expanded maintenance needs to care for the restroom facility when it comes online in spring 2010.

Council and Commission support was unanimous. Foundation members skillfully presented the many benefits of adding a facility of this nature, at this time, to the parks and recreation system. Staff responsibly presented programming and usage advantages, maintenance efficiencies and community service.

The Foundation has a history of using signature projects as a springboard for future projects and initiatives. The Arboretum Restroom Facility combines a very attractive park amenity with a very functional Arboretum addition into a very rewarding Foundation project. Before the doors have officially opened to the public, Foundation Board Members and Project Committee Members are highly motivated to pursue the second phase of the facility, moving the Muriel Sahlin Arboretum ever closer to being fully developed.



Originality / Design

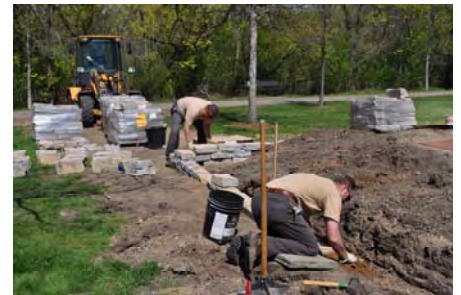
While the provision of a community facility is marginally original, the sum of the many aspects that went into the fruition of the Arboretum Restroom Facility make this partnership project original, unique and a flagship project for future Roseville community collaborative.

One of the most original aspects of this project was the roles that the Foundation and Parks and Recreation assumed. The parks and recreation department took on an advisory and supporting role while the Foundation took the project lead in management and construction.

The Recreation Agreement that guided the project from start to finish is original and unique in that it outlined and directed the project from start to finish. The Recreation Agreement protected the interests of all involved parties. The Recreation Agreement also provided the Council and Administration with supporting criteria to insure the project will be of the highest quality and reflect the established community standards.

The community engagement process is a model for park development in Roseville. Input was gathered from stakeholders at all levels, feedback was evaluated and incorporated into the development process and communication with residents, elected officials, staff and foundation members was extensive making this an incredibly transparent process that successfully reached across the entire community.

The very visual design aspect for this project is the level of quality built into the facility. It has often been mentioned “this is the nicest public restroom in Roseville” ... this is not your typical park restroom. High end finishes were designed into the project. The Arboretum is often used as a site for wedding ceremonies; the restroom facility was designed with this in mind and served as a guide in setting the priorities for design.



Evaluation Process

The evaluation process was multidimensional.

- This project was reviewed and critiqued from the very start. Weekly project management meetings kept construction personnel, design professionals, City staff and Foundation Board Members on task, on time and on the mark for a park amenity the community are proud of.
- Facility evaluation will be on-going throughout the high-demand, wedding season. Arboretum staff are motivated to provide a comfortable and useful amenity to an already special event site.
- Recreation program staff, facility management staff and parks maintenance staff will be tapped into for their feedback and operation suggestions.
- Foundation Board Members and Project Committee Members will be involved in the evaluation process to insure a high level of satisfaction and pride in the finished project.
- Commission Members and Council Members were polled for their opinions on the over-all process of the project, the finished project and the level of contribution/service to the community.

Benefit / Impact

Project Benefits:

- Enhanced facility aesthetics, permanent restroom facilities replace portable restroom facilities.
- Preparation and small gathering spaces for wedding parties using facility.
- Continued Arboretum development following site master plan.
- Facility designed for maintenance efficiencies.

Partnership Benefits:

- Continued, a long-standing, mutually benefitting relationship with the Roseville Central Park Foundation.
- Demonstration of creative initiatives used to expand community resources.
- Completion of significant construction project requiring minimal staff involvement and limited financial involvement.
- Partnership model for all community partners including athletic associations, arts organizations and Friends groups.

Attachment: Recreation Agreement

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 8-23-10
Item No.: 5 . b

Department Approval

City Manager Approval



Item Description: Accept and Recognize General Donations to the City of Roseville

BACKGROUND

Over the years the City of Roseville has received many donations from citizens and program participants. These gifts have been in the form of both materials and monies. When staff is notified of a potential donation, they first make a determination of whether to recommend acceptance based on the suitability of the item for the city. An acceptance request is then forwarded to the City Council.

A list of recent donations is listed below to be accepted and recognized.

POLICY OBJECTIVE

The following is the City of Roseville's policy regarding the acceptance of donations:

- Minnesota Statute requires all donations to be officially accepted by the City Council.
- The staff will not solicit donations.

Donors will be informed that no conditions or promises of future favorable city action on their behalf may be attached to the gift.

FINANCIAL IMPACTS

Approved donations for budgeted items may result in a budget reduction and an improved status of Roseville Parks and Recreation.

STAFF RECOMMENDATION

Staff recommends acceptance and recognition of these donations

REQUESTED COUNCIL ACTION

Motion authorizing acceptance and recognition of the following donations:

<u>DONOR</u>	<u>ITEM</u>	<u>Value</u>
Roseville Fire Angels	Cash for scholarship program	\$500
North Suburban Evening Lions	Cash for scholarship program	\$1000
Metro Men's Singers	Cash for programs and facilities	\$250
North Suburban Gavel Association	Cash for programs and facilities	\$500

27	AA group	Cash for programs and facilities	\$100
28	Community Resource Bank	Cash for programs and facilities	\$100
29	Anonymous	Cash for parade	\$71
30	Sharon, Dennis & David Brown Families	Cash for Muriel Sahlin Arboretum	\$500
31	Betty Link Ettel and Roger Ettel	Cash for bench at Roseville Skating Center	\$1200
32	Steve Sertich Family	Bench for Roseville Skating Center	\$1200
33	Friends of Roseville Parks (FOR Parks)	Cash for Lexington Avenue flowers	\$2500
34	Roseville Central Park Foundation	Bench for Roseville Central Park	\$1200
35	Patti Sullivan	76 plants to the Muriel Sahlin Arboretum	\$760
36	Joan Cooper	185 plants to the Muriel Sahlin Arboretum	\$1850
37	Richard Rasmussen	Shuffleboard set	\$30
38	Perkins	Gift card for programs	\$25
39	Countryside	Gift card for programs	\$15
40	Aurelios Pizza	Gift card for programs	\$15
41	Eddington's	Gift card for programs	\$20
42	Kinderberry Hill	Gift basket for programs	\$100

43

Prepared by: Lonnie Brokke, Director of Parks and Recreation

Date: 8/23/10

Item: 6.a

8/16/10 Minutes

No Attachment

REQUEST FOR COUNCIL ACTION

Date: 8/23/2010
Item No.: 7.a

Department Approval

Christopher L. Miller

City Manager Approval

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	\$123,793.37
59457-59585	\$145,127.48
Total	\$268,920.85

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: 08/18/2010 - 8:07 AM

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Recreation Fund	Office Supplies	Staples-ACH	Paper, Name Tags	141.48
0	08/12/2010	Water Fund	Water Meters	McMaster-Carr-ACH	Neoprene O-Ring	20.98
0	08/12/2010	Water Fund	Use Tax Payable	McMaster-Carr-ACH	Sales/Use Tax	-1.35
0	08/12/2010	Police Forfeiture Fund	Professional Services	Honey Baked Ham-ACH	Lunches	149.76
0	08/12/2010	Recreation Fund	Professional Services	Fred Pryor Seminars, Inc.-ACH	Brochure Making Seminar	437.24
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	39.38
0	08/12/2010	Police Forfeiture Fund	Professional Services	Honey Baked Ham-ACH	Lunches	129.76
0	08/12/2010	Storm Drainage	Operating Supplies	Menards-ACH	Concrete Mix	11.41
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Menards-ACH	Wood	57.38
0	08/12/2010	Telecommunications	Operating Supplies	Byerly's- ACH	Cake	34.99
0	08/12/2010	License Center	Office Supplies	Office Depot- ACH	Office Supplies	12.83
0	08/12/2010	Recreation Fund	Operating Supplies	Walgreens-ACH	HANC General Supplies	15.07
0	08/12/2010	General Fund	Operating Supplies	Target- ACH	VHS	48.71
0	08/12/2010	Recreation Fund	Operating Supplies	Engraving Etc. Inc-ACH	Name Tags	126.76
0	08/12/2010	Recreation Fund	Use Tax Payable	Engraving Etc. Inc-ACH	Sales/Use Tax	-8.15
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Sherwin Williams - ACH	Paint	317.52
0	08/12/2010	Recreation Fund	Operating Supplies	Engraving Etc. Inc-ACH	Lanyards	191.40
0	08/12/2010	Recreation Fund	Use Tax Payable	Engraving Etc. Inc-ACH	Sales/Use Tax	-12.31
0	08/12/2010	General Fund	Clothing	Products of Recognition-ACH	Cheif Rank Insignia	25.62
0	08/12/2010	General Fund	209001 - Use Tax Payable	Products of Recognition-ACH	Sales/Use Tax	-1.65
0	08/12/2010	Community Development	Operating Supplies	Podnay's-ACH	Replacement Chair	459.08
0	08/12/2010	Recreation Fund	Operating Supplies	VazuUSA-ACH	Lace Tica	10.58
0	08/12/2010	Recreation Fund	Use Tax Payable	VazuUSA-ACH	Sales/Use Tax	-0.68
0	08/12/2010	Recreation Fund	Professional Services	Pearl of the Lake-ACH	Adult Trip Admissions	504.00
0	08/12/2010	Recreation Fund	Professional Services	Pearl of the Lake-ACH	Credit	-12.00
0	08/12/2010	Recreation Fund	Professional Services	Chickadee Cafe-ACH	Adult Trips Lunch	252.46
0	08/12/2010	Recreation Fund	Professional Services	Chickadee Cafe-ACH	Adult Trips Lunch	324.53
0	08/12/2010	Police Forfeiture Fund	Professional Services	Honey Baked Ham-ACH	Lunches	139.76
0	08/12/2010	General Fund	Vehicle Supplies	PTS Tool Supply-ACH	Tools	80.14
0	08/12/2010	Recreation Fund	Operating Supplies	Byerly's- ACH	Grocery Items	5.98
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Credit	-18.18
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	10.50

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Paper	27.54
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	18.00
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	13.00
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Binders, Folders	175.77
0	08/12/2010	Information Technology	Operating Supplies	Amazon.com- ACH	Tubing, Cable Ties, Installation Tool	71.46
0	08/12/2010	Information Technology	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-4.60
0	08/12/2010	Recreation Fund	Office Supplies	Staples-ACH	Office Supplies	147.18
0	08/12/2010	Recreation Fund	Office Supplies	Staples-ACH	Office Supplies	17.13
0	08/12/2010	Water Fund	Operating Supplies	O'Reilly Automotive-ACH	Undercoating	8.02
0	08/12/2010	Community Development	Office Supplies	S & T Office Products-ACH	Office Supplies	34.34
0	08/12/2010	General Fund	Operating Supplies	SCS Cases-ACH	Pelican Black W/Foam	33.36
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	United Products-ACH	Stripper	38.44
0	08/12/2010	Grass Lake Water Mgmt. Org	Operating Supplies	Subway-ACH	Grass Lake WMO Board Meeting Food	21.41
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	North Hgts Hardware Hank-ACH	Credit	-11.24
0	08/12/2010	Recreation Fund	Operating Supplies	Homegoods-ACH	Frames	13.92
0	08/12/2010	Recreation Fund	Operating Supplies	PetSmart-ACH	HANC Animal Supplies	21.15
0	08/12/2010	General Fund	Operating Supplies	Labels Direct-ACH	Labels	69.47
0	08/12/2010	General Fund	209001 - Use Tax Payable	Labels Direct-ACH	Sales/Use Tax	-4.47
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	Menards-ACH	No Receipt	86.37
0	08/12/2010	Water Fund	Water Meters	Suburban Ace Hardware-ACH	Meter Van Supplies	32.13
0	08/12/2010	Information Technology	Contract Maintenance	Local Link, Inc.-ACH	Domain Hosting	105.00
0	08/12/2010	Water Fund	Water Meters	McMaster-Carr-ACH	Outlet Strip, O-Ring	46.48
0	08/12/2010	Water Fund	Use Tax Payable	McMaster-Carr-ACH	Sale/Use Tax	-2.99
0	08/12/2010	Recreation Fund	Operating Supplies	Mills Fleet Farm-ACH	Chest Waders	100.00
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Mills Fleet Farm-ACH	Chest Waders	92.79
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Menards-ACH	Pimer, Screws	164.89
0	08/12/2010	Recreation Fund	Operating Supplies	Jo-Ann Fabrics-ACH	Fabric	10.69
0	08/12/2010	Recreation Fund	Operating Supplies	Office Max-ACH	Flash Drive	42.84
0	08/12/2010	Recreation Fund	Operating Supplies	Office Max-ACH	Laser Photo Paper	49.25
0	08/12/2010	Information Technology	Operating Supplies	Crucial.Com-ACH	High Capacity Card	126.32
0	08/12/2010	Recreation Fund	Operating Supplies	Advisors Marketing Group-ACH	T-Shirts	738.95
0	08/12/2010	General Fund	Operating Supplies	S & T Office Products-ACH	Coffee Supplies	5.45
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	14.84
0	08/12/2010	General Fund	Operating Supplies	S & T Office Products-ACH	Coffee Supplies	27.26
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	25.63
0	08/12/2010	General Fund	Operating Supplies	Brother Mobile Solutions-ACH	Thermal Paper	469.51
0	08/12/2010	General Fund	209001 - Use Tax Payable	Brother Mobile Solutions-ACH	Sales/Use Tax	-30.20
0	08/12/2010	General Fund	Operating Supplies	B & H Photo-ACH	Binoculars	154.80
0	08/12/2010	General Fund	209001 - Use Tax Payable	B & H Photo-ACH	Sales/Use Tax	-9.96
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	Consolidated Container-ACH	No Receipt	278.64
0	08/12/2010	General Fund	Operating Supplies	Honey Baked Ham-ACH	Lunches	19.96
0	08/12/2010	Water Fund	Operating Supplies	Menards-ACH	Removable Con	7.77
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Menards-ACH	Wood	3.18
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	Menards-ACH	No Receipt	30.12

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Water Fund	Operating Supplies	Suburban Ace Hardware-ACH	Booster	23.85
0	08/12/2010	General Fund	Vehicle Supplies	PTS Tool Supply-ACH	Tools	68.38
0	08/12/2010	Golf Course	Operating Supplies	Home Depot- ACH	Power Tools, Equipment Supplies	125.52
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Personal Charge Repaid w/check 3103	11.73
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Hooks	8.28
0	08/12/2010	Golf Course	Miscellaneous	Home Depot- ACH	No Receipt	7.00
0	08/12/2010	Recreation Fund	Operating Supplies	Staples-ACH	HANC General Supplies	10.70
0	08/12/2010	General Fund	Operating Supplies	Government Finance Office-ACH	Annual Reporting Program	435.00
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	22.29
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	19.64
0	08/12/2010	License Center	Professional Services	Shred Right-ACH	Shredding Service	39.00
0	08/12/2010	Information Technology	Contract Maintenance	Drop.io-ACH	Monthly Transactions	23.99
0	08/12/2010	Water Fund	Operating Supplies	Suburban Ace Hardware-ACH	Concrete Mix	35.29
0	08/12/2010	Boulevard Landscaping	Operating Supplies	Suburban Ace Hardware-ACH	Sash Cord	34.26
0	08/12/2010	General Fund	Operating Supplies	Office Depot- ACH	Display Case	34.19
0	08/12/2010	Recreation Fund	Operating Supplies	Home Depot- ACH	Clamps, Cleaning Supplies	29.76
0	08/12/2010	Recreation Fund	Miscellaneous	Target- ACH	No Receipt	2.99
0	08/12/2010	General Fund	Vehicle Supplies	UPS Store-ACH	Boxes	28.83
0	08/12/2010	General Fund	Training	Home Line-ACH	Training	18.00
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Office Supplies	49.19
0	08/12/2010	Recreation Fund	Office Supplies	Target- ACH	Hooks, Markers	14.27
0	08/12/2010	General Fund	Operating Supplies	Fed Ex Kinko's-ACH	Shipping Charges	26.78
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Carquest-ACH	Emergency Battery Charger	106.05
0	08/12/2010	Police Forfeiture Fund	Professional Services	Center Mass-ACH	Pin-Ant. Gold Operator	143.45
0	08/12/2010	Police Forfeiture Fund	Use Tax Payable	Center Mass-ACH	Sales/Use Tax	-9.23
0	08/12/2010	Telecommunications	Operating Supplies	RadioShack-ACH	Batteries	11.77
0	08/12/2010	Recreation Fund	Operating Supplies	Party America-ACH	Tablerolls, Cutlery	48.69
0	08/12/2010	Recreation Fund	Operating Supplies	Oriental Trading-ACH	July 4th Supplies	93.87
0	08/12/2010	Recreation Fund	Use Tax Payable	Oriental Trading-ACH	Sales/Use Tax	-6.04
0	08/12/2010	Telecommunications	Operating Supplies	Staples-ACH	Memorex CS	21.43
0	08/12/2010	General Fund	Operating Supplies	CPR Tech- ACH	Holster	38.76
0	08/12/2010	General Fund	209001 - Use Tax Payable	CPR Tech- ACH	Sales/Use Tax	-2.49
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	12.27
0	08/12/2010	Water Fund	Operating Supplies	Baltic Networks-ACH	Router Board	215.46
0	08/12/2010	Water Fund	Use Tax Payable	Baltic Networks-ACH	Sales/Use Tax	-13.86
0	08/12/2010	Recreation Fund	Operating Supplies	Uniforms Unlimited-ACH	Recital Shirts	477.56
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Office Supplies	94.21
0	08/12/2010	Recreation Fund	Office Supplies	Office Depot- ACH	Credit	-57.68
0	08/12/2010	Recreation Fund	Operating Supplies	Sports Authority-ACH	Preschool Equipment	52.45
0	08/12/2010	Recreation Fund	Operating Supplies	Joann Fabric-ACH	Summer Supplies	10.77
0	08/12/2010	Recreation Fund	Operating Supplies	Joann Fabric-ACH	Summer Supplies	9.00
0	08/12/2010	Community Development	Operating Supplies	General Office Products-ACH	Office Supplies	75.00
0	08/12/2010	Recreation Fund	Operating Supplies	Michaels-ACH	Summer Supplies	18.21
0	08/12/2010	Recreation Fund	Operating Supplies	Cub Foods- ACH	HANC Preschool Supplies	9.10

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Boulevard Landscaping	Operating Supplies	Best Buy- ACH	Disk Card Reader	36.40
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Summer Supplies	32.00
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Playgrounds Supplies	47.45
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Playgrounds Supplies	39.50
0	08/12/2010	General Fund	Operating Supplies	General Industrial Supply-ACH	Adapter	24.80
0	08/12/2010	License Center	Office Supplies	S & T Office Products-ACH	Office Supplies	8.53
0	08/12/2010	General Fund	Motor Fuel	Adams Food & Fuel-ACH	Fuel for Gas Fans	8.86
0	08/12/2010	General Fund	Operating Supplies	Menards-ACH	Felt Underlaymen	21.32
0	08/12/2010	License Center	Office Supplies	Office Depot- ACH	Calculator Ribbon	13.38
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Fiddlestix Game	75.38
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-4.85
0	08/12/2010	Golf Course	Operating Supplies	Home Depot- ACH	Deck Supplies	3.75
0	08/12/2010	Recreation Fund	Miscellaneous	Walmart-ACH	No Receipt	318.36
0	08/12/2010	License Center	Office Supplies	S & T Office Products-ACH	Office Supplies	39.67
0	08/12/2010	Recreation Fund	Operating Supplies	Unique Thrift Store-ACH	Books, Rugs, Toys	107.39
0	08/12/2010	Recreation Fund	Operating Supplies	Wonder-ACH	Supplies	6.46
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	North Hgts Hardware Hank-ACH	No Receipt	14.33
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	North Hgts Hardware Hank-ACH	No Receipt	9.08
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Inflating Needles	22.81
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-1.47
0	08/12/2010	Recreation Fund	Operating Supplies	Walgreens-ACH	Sports Equipment	20.14
0	08/12/2010	Recreation Fund	Operating Supplies	Cub Foods- ACH	Staff Training Supplies	149.57
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Cutlery, Tongs, Cups, Plates	48.65
0	08/12/2010	Recreation Fund	Operating Supplies	Walmart-ACH	Preschool Supplies	13.79
0	08/12/2010	Recreation Fund	Operating Supplies	Dollar Tree-ACH	Summer Supplies	36.00
0	08/12/2010	Recreation Fund	Operating Supplies	Dollar Tree-ACH	Summer Supplies	4.71
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	22.11
0	08/12/2010	Community Development	Office Supplies	S & T Office Products-ACH	Office Supplies	308.05
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	157.02
0	08/12/2010	Boulevard Landscaping	Operating Supplies	Landscape Alternatives-ACH	Plants	67.33
0	08/12/2010	Golf Course	Operating Supplies	Atlas Pen & Pencil-ACH	Golf Pencils	520.47
0	08/12/2010	Golf Course	Use Tax Payable	Atlas Pen & Pencil-ACH	Sales/Use Tax	-33.48
0	08/12/2010	Recreation Fund	Operating Supplies	REI-ACH	HANC Exhibit Item	21.43
0	08/12/2010	Storm Drainage	Operating Supplies	Menards-ACH	Nail Stack Package, Combo Wrench	72.71
0	08/12/2010	Info Tech/Contract Cities	East Bethel Equipment	Buy.com- ACH	Viewsonic Monitor-East Bethel Fire	1,132.83
0	08/12/2010	Info Tech/Contract Cities	Use Tax Payable	Buy.com- ACH	Sales/Use Tax	-72.87
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	North Hgts Hardware Hank-ACH	No Receipt	17.72
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	8.00
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	18.02
0	08/12/2010	Recreation Fund	Operating Supplies	Office Depot- ACH	Office Supplies	5.00
0	08/12/2010	Recreation Fund	Operating Supplies	Cub Foods- ACH	Summer Supplies	5.00
0	08/12/2010	Recreation Fund	Operating Supplies	Cub Foods- ACH	Summer Supplies	27.00
0	08/12/2010	Recreation Fund	Operating Supplies	Cub Foods- ACH	Summer Supplies	19.26
0	08/12/2010	Storm Drainage	Operating Supplies	Target- ACH	Automotive Supplies	160.68

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Summer Supplies	14.00
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Summer Supplies	10.00
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Summer Supplies	44.57
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	119.46
0	08/12/2010	General Fund	Office Supplies	S & T Office Products-ACH	Office Supplies	19.95
0	08/12/2010	General Fund	Operating Supplies	S & T Office Products-ACH	Office Supplies	76.23
0	08/12/2010	General Fund	Vehicle Supplies	Apache Hose & Belt-ACH	Hoses	116.91
0	08/12/2010	General Fund	Employee Recognition	Byerly's- ACH	Cake	61.99
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Sports Rhino Skin	65.88
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-4.25
0	08/12/2010	Recreation Fund	Operating Supplies	Target- ACH	Batteries, Tape	39.69
0	08/12/2010	P & R Contract Maintenance	Telephone	Sprint-ACH	Cell Phones	28.81
0	08/12/2010	Storm Drainage	Telephone	Sprint-ACH	Cell Phones	57.62
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	28.81
0	08/12/2010	Information Technology	Telephone	Sprint-ACH	Cell Phones	86.44
0	08/12/2010	Recreation Fund	Telephone	Sprint-ACH	Cell Phones	28.81
0	08/12/2010	Recreation Fund	Operating Supplies	Hermes Floral - ACH	Flowers for Resale	485.30
0	08/12/2010	General Fund	Operating Supplies City Garage	Brock White -ACH	Buff Tube	154.98
0	08/12/2010	Police Forfeiture Fund	Professional Services	Jump USA-ACH	Jump Box Set	223.37
0	08/12/2010	Police Forfeiture Fund	Use Tax Payable	Jump USA-ACH	Sales/Use Tax	-14.37
0	08/12/2010	Storm Drainage	Operating Supplies	United Rentals-ACH	Safety Glasses	4.05
0	08/12/2010	General Fund	Operating Supplies	Office Depot- ACH	Office Supplies	21.37
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Lacrosse Supplies	18.65
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-1.20
0	08/12/2010	General Fund	Operating Supplies	Target- ACH	Candy	84.91
0	08/12/2010	General Fund	Operating Supplies	Target- ACH	Rosefest Parade Stand-By Food	16.40
0	08/12/2010	P & R Contract Maintenance	Miscellaneous	Fed Ex Kinko's-ACH	FS OS Bond	38.83
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Gator Skin	28.82
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-1.85
0	08/12/2010	Recreation Fund	Operating Supplies	Amazon.com- ACH	Tennis Rackets	53.33
0	08/12/2010	Recreation Fund	Use Tax Payable	Amazon.com- ACH	Sales/Use Tax	-3.43
0	08/12/2010	Recreation Fund	Contract Maintenance	Veolia Environmental-ACH	Freezer Disposal	64.30
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	38.76
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	116.49
0	08/12/2010	Information Technology	Telephone	Sprint-ACH	Cell Phones	272.69
0	08/12/2010	Recreation Fund	Telephone	Sprint-ACH	Cell Phones	77.63
0	08/12/2010	P & R Contract Maintenance	Telephone	Sprint-ACH	Cell Phones	38.76
0	08/12/2010	Golf Course	Telephone	Sprint-ACH	Cell Phones	43.39
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	40.24
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	37.59
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	577.79
0	08/12/2010	Information Technology	Telephone	Sprint-ACH	Cell Phones	442.69
0	08/12/2010	Recreation Fund	Telephone	Sprint-ACH	Cell Phones	218.22
0	08/12/2010	P & R Contract Maintenance	Telephone	Sprint-ACH	Cell Phones	37.69

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	Golf Course	Telephone	Sprint-ACH	Cell Phones	37.59
0	08/12/2010	General Fund	Telephone	Sprint-ACH	Cell Phones	38.54
0	08/12/2010	Information Technology	Telephone	Sprint-ACH	Cell Phones	171.97
0	08/12/2010	General Fund	Vehicle Supplies	Certified Laboratories-ACH	Luster Guard	503.56
Check Total:						17,404.56
0	08/12/2010	Recreation Fund	Operating Supplies	Hose/Conveyors Inc	Sheet Rubber	240.73
0	08/12/2010	Recreation Fund	Operating Supplies	Goodin Corp.	PVC	34.63
0	08/12/2010	Recreation Fund	Professional Services	Carole Gernes	Preschool Programs-May 2010	143.00
0	08/12/2010	Recreation Fund	Professional Services	Carole Gernes	Preschool Programs-June 2010	135.00
0	08/12/2010	General Fund	Operating Supplies	Cole Information Services	Cole Directory	442.41
0	08/12/2010	General Fund	209001 - Use Tax Payable	Cole Information Services	Sales/Use Tax	-28.46
0	08/12/2010	Internal Service - Interest	Investment Income	M&I Marshall & Ilsley Bank	Safekeeping Charges	151.50
0	08/12/2010	Golf Course	Fee Program Revenue	Nicole Dietman	Supplies Reimbursement	119.00
0	08/12/2010	General Fund	211403 - Flex Spend Day Care		Dependent Care Reimbursement	300.96
0	08/12/2010	General Fund	211000 - Deferered Comp.	ICMA Retirement Trust 457-3002	Payroll Deduction for 8/10 Payroll	5,542.18
0	08/12/2010	General Fund	210600 - Union Dues Deduction	MN Teamsters #320	Payroll Deduction for 8/10 Payroll	578.24
0	08/12/2010	License Center	Rental	Gaughan Properties	Motor Vehicle Rent-Sept 2010	4,452.00
0	08/12/2010	General Fund	211403 - Flex Spend Day Care		Dependent Care Reimbursement	540.00
0	08/12/2010	General Fund	211403 - Flex Spend Day Care		Dependent Care Reimbursement	732.00
0	08/12/2010	General Fund	211402 - Flex Spending Health		Flexible Benefit Reimbursement	389.25
0	08/12/2010	General Fund	Vehicle Supplies	Napa Auto Parts	2010 Blanket PO For Vehicle Repairs	11.99
0	08/12/2010	General Fund	209001 - Use Tax Payable	Napa Auto Parts	Sales/Use Tax	-0.77
0	08/12/2010	General Fund	Vehicle Supplies	Napa Auto Parts	2010 Blanket PO For Vehicle Repairs	26.48
0	08/12/2010	General Fund	Vehicle Supplies	Factory Motor Parts, Co.	Credit	-212.68
0	08/12/2010	General Fund	Vehicle Supplies	Factory Motor Parts, Co.	2010 Blanket PO For Vehicle Repairs	32.22
0	08/12/2010	General Fund	Vehicle Supplies	Factory Motor Parts, Co.	2010 Blanket PO For Vehicle Repairs	64.11
0	08/12/2010	General Fund	Vehicle Supplies	Catco Parts & Service Inc	2010 Blanket PO For Vehicle Repairs	15.20
0	08/12/2010	General Fund	Vehicle Supplies	Catco Parts & Service Inc	2010 Blanket PO For Vehicle Repairs	180.55
0	08/12/2010	Telecommunications	Memberships & Subscriptions	North Suburban Access Corp	2nd Quarter Webstreaming	900.00
0	08/12/2010	Recreation Fund	Operating Supplies	Stitchin Post	Screened T-Shirts	51.12
0	08/12/2010	General Fund	Contract Maint. - City Hall	Nitti Sanitation Inc.	Monthly Service	153.00
0	08/12/2010	General Fund	Contract Maintienace	Nitti Sanitation Inc.	Monthly Service	88.40
0	08/12/2010	General Fund	Contract Maint. - City Garage	Nitti Sanitation Inc.	Monthly Service	275.40
0	08/12/2010	General Fund	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	54.40
0	08/12/2010	Golf Course	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	108.80
0	08/12/2010	Recreation Fund	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	224.40
0	08/12/2010	P & R Contract Maintenance	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	516.80
0	08/12/2010	General Fund	Contract Maint. - City Hall	Nitti Sanitation Inc.	Monthly Service	153.00
0	08/12/2010	General Fund	Contract Maintienace	Nitti Sanitation Inc.	Monthly Service	88.40
0	08/12/2010	General Fund	Contract Maint. - City Garage	Nitti Sanitation Inc.	Monthly Service	275.40
0	08/12/2010	General Fund	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	54.40
0	08/12/2010	Golf Course	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	108.80

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0	08/12/2010	Recreation Fund	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	224.40
0	08/12/2010	P & R Contract Maintenance	Contract Maintenance	Nitti Sanitation Inc.	Monthly Service	516.80
0	08/12/2010	General Fund	Contract Maint. - City Garage	Nitti Sanitation Inc.	Monthly Service	21.32
0	08/12/2010	General Fund	Contract Maintenance	City of St. Paul	Radio Service & Maintenance	441.75
0	08/12/2010	Pathway Maintenance Fund	Operating Supplies	Brock White Co	Geotex	347.34
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	North Heights Hardware Hank	Supplies	30.98
0	08/12/2010	General Fund	Operating Supplies	MN County Attorneys Assoc.	Property Receipts	19.24
0	08/12/2010	Recreation Fund	Operating Supplies	Voss Lighting	Quad Kit	114.10
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	St. Croix Recreation Co., Inc.	Cartridge	336.60
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	St. Croix Recreation Co., Inc.	Valve, Sanimatic Kit	276.81
0	08/12/2010	Police Forfeiture Fund	Professional Services	Advanced Graphix Inc	Park Patrol Unit Kit	272.53
0	08/12/2010	Police Forfeiture Fund	Professional Services	Advanced Graphix Inc	Hazardous Material Response Lettering	779.65
0	08/12/2010	Police Forfeiture Fund	Professional Services	Metro Garage Door Co, Inc.	South Door Repair	162.57
0	08/12/2010	Police Forfeiture Fund	Use Tax Payable	Metro Garage Door Co, Inc.	Sales/Use Tax	-0.62
0	08/12/2010	Police Forfeiture Fund	Professional Services	Metro Garage Door Co, Inc.	South Door Repair	826.00
0	08/12/2010	Police Forfeiture Fund	Professional Services	Metro Garage Door Co, Inc.	South Door Repair	963.31
0	08/12/2010	Police Forfeiture Fund	Use Tax Payable	Metro Garage Door Co, Inc.	Sales/Use Tax	-39.46
0	08/12/2010	General Fund	Operating Supplies	Uline	Silver CD-R's	217.67
0	08/12/2010	General Fund	Operating Supplies	Uline	Envelopes	136.62
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Mister Car Wash	Car Washes	112.00
0	08/12/2010	General Fund	Vehicle Supplies	Factory Motor Parts, Co.	2010 Blanket PO For Vehicle Repairs	337.01
0	08/12/2010	General Fund	Operating Supplies	3D Specialties	2.25 x 18" Omni Sleeve	4,278.26
					1.75" x 10' Teles	
0	08/12/2010	General Fund	Operating Supplies	3D Specialties	Sales Tax	721.63
					Shipping and Handling	
0	08/12/2010	Risk Management	Employer Insurance	Delta Dental Plan of Minnesota	Dental Insurance Premium July 2010	6,585.78
0	08/12/2010	General Fund	Utilities	Xcel Energy	Fire #3	974.07
0	08/12/2010	General Fund	Utilities - City Hall	Xcel Energy	City Hall Building	8,128.34
0	08/12/2010	General Fund	Utilities - City Garage	Xcel Energy	Garage/PW Building	2,352.57
0	08/12/2010	Recreation Fund	Utilities	Xcel Energy	Nature Center	285.44
0	08/12/2010	License Center	Utilities	Xcel Energy	Motor Vehicle	691.11
0	08/12/2010	Water Fund	Utilities	Xcel Energy	2501 Fairview/Water Tower	201.36
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	48.40
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	31.40
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	14.62
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	14.51
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	118.06
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	37.28
0	08/12/2010	General Fund	Utilities	Xcel Energy	Traffic Signal	39.38
0	08/12/2010	Storm Drainage	Utilities	Xcel Energy	Storm Water	141.10
0	08/12/2010	General Fund	Contract Maintenance	Tierney Brothers Inc	Printer Service Call	396.70
0	08/12/2010	General Fund	Vehicle Supplies	McMaster-Carr Supply Co	2010 Blanket PO For Vehicle Repairs	39.36
0	08/12/2010	General Fund	209001 - Use Tax Payable	McMaster-Carr Supply Co	Sales/Use Tax	-2.53
0	08/12/2010	General Fund	Vehicle Supplies	McMaster-Carr Supply Co	2010 Blanket PO For Vehicle Repairs	39.36

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
0	08/12/2010	General Fund	209001 - Use Tax Payable	McMaster-Carr Supply Co	Sales/Use Tax	-2.53
0	08/12/2010	Solid Waste Recycle	Professional Services	Eureka Recycling	Curbside Recycling	33,994.04
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Davis Lock & Safe Inc	Keys	21.38
0	08/12/2010	Golf Course	Contract Maintenance	MTI Distributing, Inc.	Irrigation Field Service	526.19
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Midway Ford Co	2010 Blanket PO For Vehicle Repairs	-56.08
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Midway Ford Co	2010 Blanket PO For Vehicle Repairs	-62.09
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Midway Ford Co	2010 Blanket PO For Vehicle Repairs	73.86
0	08/12/2010	General Fund	Contract Maintenance Vehicles	Midway Ford Co	2010 Blanket PO For Vehicle Repairs	44.87
0	08/12/2010	Recreation Fund	Operating Supplies	Grainger Inc	Toilet Repair Kit	67.89
0	08/12/2010	General Fund	Vehicle Supplies	Grainger Inc	2010 Blanket PO For Vehicle Repairs	124.94
0	08/12/2010	Recreation Fund	Operating Supplies	Eagle Clan, Inc	Toilet Tissue, Roll Towels	372.99
0	08/12/2010	General Fund	Clothing	Streicher's	Badges, Insignias	212.67
0	08/12/2010	General Fund	Operating Supplies	Streicher's	Barrier Tape	70.47
0	08/12/2010	General Fund	Operating Supplies	Streicher's	Tactical Supplies	1,025.36
0	08/12/2010	General Fund	Operating Supplies	Streicher's	Tactical Supplies	1,181.82
0	08/12/2010	General Fund	Operating Supplies	Streicher's	S&W Practice	4,727.30
0	08/12/2010	Recreation Fund	Contract Maintenance	Green View Inc.	Skating Center Cleaning	2,260.15
0	08/12/2010	General Fund	Operating Supplies	Fastenal Company Inc.	Nuts, Bolts, Washers, Blades	130.90
0	08/12/2010	Storm Drainage	Contract Maintenance	ESS Brothers & Sons, Inc.	Blanket PO for work on storm sewer manho	12,686.06
0	08/12/2010	P & R Contract Maintenance	Operating Supplies	Turfwerks	Wheels	450.33
0	08/12/2010	General Fund	Office Supplies	Innovative Office Solutions	Office Supplies	-15.03
0	08/12/2010	General Fund	Office Supplies	Innovative Office Solutions	Office Supplies	47.99
0	08/12/2010	General Fund	Office Supplies	Innovative Office Solutions	Office Supplies	27.54
0	08/12/2010	Recreation Fund	Office Supplies	Innovative Office Solutions	Office Supplies	248.03
0	08/12/2010	Sanitary Sewer	Office Supplies	Innovative Office Solutions	Office Supplies	27.54
0	08/12/2010	Storm Drainage	Office Supplies	Innovative Office Solutions	Office Supplies	27.54
Check Total:						106,388.81
59457	08/12/2010	Recreation Fund	Professional Services	Abakadoodle	Glitter and Glam Art Camp	330.00
59457	08/12/2010	Recreation Fund	Professional Services	Abakadoodle	Girls Art Camp	880.00
Check Total:						1,210.00
59458	08/12/2010	Recreation Fund	Non Fee Program Revenue	Susan Abramson	MN Wild Mini Camp Refund	7.60
Check Total:						7.60
59459	08/12/2010	Building Improvements	Skating Center MN Bonding Proj	AIM Electronics Inc.	Oval Video Message Display Equip.	1,763.41
Check Total:						1,763.41

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59460	08/12/2010	Police Forfeiture Fund	Professional Services	American Messaging	Pager Service	129.80
Check Total:						129.80
59461	08/12/2010	Recreation Fund	Professional Services	Anoka County Treasury Dept.	Bunker Beach Admission	676.50
Check Total:						676.50
59462	08/12/2010	General Fund	Operating Supplies	Batteries Plus, Inc.	Alkaline Batteries	15.26
59462	08/12/2010	General Fund	Operating Supplies	Batteries Plus, Inc.	Alkaline Batteries	48.33
59462	08/12/2010	General Fund	Operating Supplies	Batteries Plus, Inc.	Lithium Batteries	127.82
Check Total:						191.41
59463	08/12/2010	General Fund	Professional Services	BCA-MNJIS Section	RVA, RVC	840.00
Check Total:						840.00
59464	08/12/2010	Pathway Maintenance Fund	Operating Supplies	Bituminous Roadways Inc	2010 Blanket PO for LVWE45030B, LVNW350B	410.72
Check Total:						410.72
59465	08/12/2010	Building Improvements	Skating Center MN Bonding Proj	Bonestroo	Design, Engineering and Cosntruction Man	984.00
Check Total:						984.00
59466	08/12/2010	Water Fund	Accounts Payable	KEVIN BRAY	Refund check	20.15
Check Total:						20.15
59467	08/12/2010	General Fund	Professional Services	Brighton Veterinary Hospital	Animal Control Billing April, May, June	2,400.00
Check Total:						2,400.00
59468	08/12/2010	Recreation Fund	Professional Services	Brio Brass	Summer Entertainment	250.00
Check Total:						250.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59469	08/12/2010	License Center	Contract Maintenance	Brite-Way Window Cleaning Sv	Window Cleaning-License Center	29.00
Check Total:						29.00
59470	08/12/2010	Recreation Fund	Professional Services	Bob Burtis	Summer Entertainment	200.00
Check Total:						200.00
59471	08/12/2010	Recreation Fund	Professional Services	Bill Cagley	Summer Entertainment	200.00
Check Total:						200.00
59472	08/12/2010	General Fund	Vehicle Supplies	Carquest of Roseville MN #2236	Window Knobs	7.11
59472	08/12/2010	General Fund	209001 - Use Tax Payable	Carquest of Roseville MN #2236	Sales/Use Tax	-0.46
Check Total:						6.65
59473	08/12/2010	Telephone	SPT	CDW	Statement of Work-Unified Communications	5,760.00
59473	08/12/2010	Telephone	SPT	CDW	Statement of Work-Unified Communications	1,550.25
Check Total:						7,310.25
59474	08/12/2010	P & R Contract Maintenance	Operating Supplies	Central Power Distributors Inc	Oil, Catalog	128.06
Check Total:						128.06
59475	08/12/2010	Recreation Fund	Professional Services	Champion Youth	Safety Awareness/Self Defense Instructor	1,652.00
Check Total:						1,652.00
59476	08/12/2010	Recreation Fund	Professional Services	Chanhassen Dinner Theatre Corp	Adult Trips Deposit	100.00
Check Total:						100.00
59477	08/12/2010	General Fund	Clothing	Cintas Corporation #470	Uniform Cleaning	39.36
59477	08/12/2010	P & R Contract Maintenance	Operating Supplies	Cintas Corporation #470	Uniform Cleaning	2.66
59477	08/12/2010	General Fund	Clothing	Cintas Corporation #470	Uniform Cleaning	39.36
59477	08/12/2010	P & R Contract Maintenance	Clothing	Cintas Corporation #470	Uniform Cleaning	2.66

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						84.04
59478	08/12/2010	Water Fund	Accounts Payable	CITI MORTGAGE INC.	Refund check	290.71
Check Total:						290.71
59479	08/12/2010	General Fund	Non Business Licenses - Pawn	City of Minneapolis Receivable	Pawn Transaction Fee	2,217.00
Check Total:						2,217.00
59480	08/12/2010	Recreation Fund	Operating Supplies	City of Shoreview	Valley Fair Admission	700.00
Check Total:						700.00
59481	08/12/2010	General Fund	Vehicle Supplies	Clarey's Safety Equipment Inc	QRAE Monitor	834.59
Check Total:						834.59
59482	08/12/2010	Golf Course	Merchandise For Sale	Coca Cola Bottling Company	Beverages for Resale	327.50
Check Total:						327.50
59483	08/12/2010	P & R Contract Maintenance	Operating Supplies	Commercial Pool & Spa, Inc.	Chlorine	293.89
59483	08/12/2010	P & R Contract Maintenance	Operating Supplies	Commercial Pool & Spa, Inc.	Chlorine	104.03
Check Total:						397.92
59484	08/12/2010	Charitable Gambling	Professional Services - Bingo	Cornell Kahler Shidell & Mair	Youth Hockey Bingo	2,143.26
59484	08/12/2010	Charitable Gambling	Professional Services - Bingo	Cornell Kahler Shidell & Mair	Midway Speedskating Bingo	2,007.18
Check Total:						4,150.44
59485	08/12/2010	General Fund	Professional Services	Grant Dattilo	Explorers Expenses Reimbursement	57.42
Check Total:						57.42
59486	08/12/2010	General Fund	211200 - Financial Support	Discover Bank	Case #: 62CV-09-11758	281.16
Check Total:						281.16

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59487	08/12/2010	General Fund	211200 - Financial Support	Diversified Collection Service		210.24
					Check Total:	210.24
59488	08/12/2010	Recreation Fund	Contract Maintenance	Electric Motor Repair, Inc	Motor Testing/Labor	35.00
					Check Total:	35.00
59489	08/12/2010	General Fund	Contract Maintnenace	Embedded Systems, Inc.	Tornado Siren Repair	196.72
					Check Total:	196.72
59490	08/12/2010	Recreation Fund	Professional Services	Mark Emme	Volleyball Officiating	198.00
					Check Total:	198.00
59491	08/12/2010	Recreation Fund	Operating Supplies	FamilyFun	Subscription Renewal	10.00
					Check Total:	10.00
59492	08/12/2010	Recreation Fund	Professional Services	Bobb Fantauzzo	Summer Entertainment	200.00
					Check Total:	200.00
59493	08/12/2010	Recreation Fund	Transportation	Ken Farmer	Mileage Reimbursement	15.00
					Check Total:	15.00
59494	08/12/2010	Information Technology	Contract Maintenance	FWR Communication Networks	Fiber Cross Connect	200.00
					Check Total:	200.00
59495	08/12/2010	Recreation Fund	Professional Services	Joseph Garrison	Lacrosse Officiating	60.00
					Check Total:	60.00
59496	08/12/2010	Water Fund	Watermain Lining	Gertens Greenhouses	Nursery Supplies for Engineering Project	472.80
					Check Total:	472.80

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59497	08/12/2010	General Fund	Professional Services	Goodpointe Technology, Inc.	2010 Pavement Survey	2,767.50
					Check Total:	2,767.50
59498	08/12/2010	Recreation Fund	Building Rental	Mel Greer	Damage Deposit Refund	400.00
					Check Total:	400.00
59499	08/12/2010	General Fund	Office Supplies	GS Direct, Inc.	20lb Economy IJ	64.40
					Check Total:	64.40
59500	08/12/2010	General Fund	Other Improvements	HealthEast Vehicle Services	Antenna, Headlight Flasher Mount	3,192.51
59500	08/12/2010	General Fund	Other Improvements	HealthEast Vehicle Services	Data 911 Computer Mount	514.52
59500	08/12/2010	General Fund	Other Improvements	HealthEast Vehicle Services	Data 911 Computer Mount, Rocker Switch	439.30
					Check Total:	4,146.33
59501	08/12/2010	Water Fund	Accounts Payable	JOE HERTER	Refund check	125.44
					Check Total:	125.44
59502	08/12/2010	Contracted Engineering Svcs Deposits		Todd Hinz	Escrow Return-3164 W Owasso Blvd	3,000.00
					Check Total:	3,000.00
59503	08/12/2010	Recreation Fund	Professional Services	Pat Hubbard	Volleyball Officiating	352.00
					Check Total:	352.00
59504	08/12/2010	Recreation Fund	Memberships & Subscriptions	Ice Skating Institute	Skating School Director Membership	75.00
					Check Total:	75.00
59505	08/12/2010	General Fund	211600 - PERA Employers Share	ICMA Retirement Trust 401-1099	Payroll Deduction for 8/10 Payroll	350.28
					Check Total:	350.28
59506	08/12/2010	Recreation Fund	Professional Services	Tom Imhoff	Volleyball Officiating	176.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						176.00
59507	08/12/2010	General Fund	211202 - HRA Employer	ING ReliaStar	High Deductabel Savings Acct Aug 2010	10,044.00
Check Total:						10,044.00
59508	08/12/2010	General Fund	Clothing	Inventory Trading Company	Clothing	430.75
59508	08/12/2010	General Fund	Clothing	Inventory Trading Company	Clothing	185.25
59508	08/12/2010	General Fund	Clothing	Inventory Trading Company	Clothing	58.50
59508	08/12/2010	General Fund	Clothing	Inventory Trading Company	Clothing	274.75
Check Total:						949.25
59509	08/12/2010	General Fund	Professional Services	ISS Facility Services-Minneapo	Facilites Cleaning	4,090.88
59509	08/12/2010	Recreation Fund	Contract Maintenance	ISS Facility Services-Minneapo	Facilites Cleaning	798.23
59509	08/12/2010	General Fund	Professional Services	ISS Facility Services-Minneapo	Facilites Cleaning	399.11
59509	08/12/2010	Recreation Fund	Contract Maintenance	ISS Facility Services-Minneapo	Facilites Cleaning	598.67
59509	08/12/2010	License Center	Professional Services	ISS Facility Services-Minneapo	Facilites Cleaning	498.89
Check Total:						6,385.78
59510	08/12/2010	Water Fund	Accounts Payable	IOAN ITTU	Refund check	32.76
Check Total:						32.76
59511	08/12/2010	Recreation Fund	Fee Program Revenue	Mark Jersild	Fall Softball Refund	380.00
Check Total:						380.00
59512	08/12/2010	Recreation Fund	Professional Services	John Koenig	Lacrosse Officiating	92.00
Check Total:						92.00
59513	08/12/2010	Equipment Replacement	FunRental - Copier Machines	Konica Minolta Business Soluti	Copy Charges	2,120.01
59513	08/12/2010	Equipment Replacement	FunRental - Copier Machines	Konica Minolta Business Soluti	Copy Charges	117.17
Check Total:						2,237.18
59514	08/12/2010	Recreation Fund	Transportation	Alyssa Kruzel	Mileage Reimbursement	14.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	14.00
59515	08/12/2010	General Fund	Operating Supplies	Language Line Services	Interpretation Service	53.34
					Check Total:	53.34
59516	08/12/2010	General Fund	Vehicle Supplies	Larson Companies	2010 Blanket PO For Vehicle Repairs	30.34
					Check Total:	30.34
59517	08/12/2010	Recreation Fund	Professional Services	Lisa Laurent	Volleyball Officiating	132.00
					Check Total:	132.00
59518	08/12/2010	Recreation Fund	Professional Services	Lehto & Wright	Summer Entertainment	200.00
					Check Total:	200.00
59519	08/12/2010	General Fund	210600 - Union Dues Deduction	LELS	Payroll Deduction for 8/10 Payroll	1,554.00
					Check Total:	1,554.00
59520	08/12/2010	Recreation Fund	Operating Supplies	Lettermen Sports	T-Shirts	120.00
					Check Total:	120.00
59521	08/12/2010	General Fund	Operating Supplies	LexisNexis Risk Data Mgmt, Inc	Reports, Searches	51.10
59521	08/12/2010	General Fund	Operating Supplies	LexisNexis Risk Data Mgmt, Inc	Reports, Searches	62.25
					Check Total:	113.35
59522	08/12/2010	Non Motorized Pathways	NESCC-Fairview Pathway	Loucks Associates, Inc.	Fairview Path Exhibit	1,244.00
					Check Total:	1,244.00
59523	08/12/2010	General Fund	Training	Jesse Lowther	Training Supplies Reimbursement	54.86
					Check Total:	54.86
59524	08/12/2010	P & R Contract Maintenance	Operating Supplies	M/A Associates	Black Liner	654.93

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	654.93
59525	08/12/2010	Recreation Fund	Operating Supplies	Metro Athletic Supply, Inc.	12 inch Softballs (Fall Order)	4,226.37
					Check Total:	4,226.37
59526	08/12/2010	Police - DWI Enforcement	Professional Services	Mid America Auction, Inc.	Forfeited Vehicle Storage	315.00
					Check Total:	315.00
59527	08/12/2010	Recreation Fund	Operating Supplies	Midwest Art Fairs	Arts at the Oval Promotion	25.00
					Check Total:	25.00
59528	08/12/2010	Recreation Fund	Operating Supplies	Mikes Pro Shop	Plaque	10.69
					Check Total:	10.69
59529	08/12/2010	Recreation Fund	Professional Services	Minneapolis Police Band	Summer Entertainment	125.00
					Check Total:	125.00
59530	08/12/2010	Police Forfeiture Fund	Deposits Held	MN Dept of Finance	Forfeiture of Property Seized	3,944.55
					Check Total:	3,944.55
59531	08/12/2010	Golf Course	Training	MN Dept of Health	Food License Recertification	35.00
					Check Total:	35.00
59532	08/12/2010	Recreation Fund	Professional Services	MN Scandinavian Ensemble Show	Summer Entertainment	300.00
					Check Total:	300.00
59533	08/12/2010	General Fund	Training	Mn Sheriffs Association	Instant Criminal Background Check	35.00
					Check Total:	35.00
59534	08/12/2010	Water Fund	Accounts Payable	NANCY & TROY MORGAN	Refund check	20.06

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	20.06
59535	08/12/2010	Recreation Fund	Operating Supplies	Motion Industries Inc	Tapers, Seals	89.30
					Check Total:	89.30
59536	08/12/2010	P & R Contract Maintenance	Operating Supplies	Muska Lighting Center	Bulbs	265.53
					Check Total:	265.53
59537	08/12/2010	Recreation Fund	Memberships & Subscriptions	National Geographic Adventure	Subscription Renewal	15.00
					Check Total:	15.00
59538	08/12/2010	General Fund	211402 - Flex Spending Health		Flexible Benefit Reimbursement	1,709.03
					Check Total:	1,709.03
59539	08/12/2010	Recreation Fund	Professional Services	North Star Barbershop Chorus	Summer Entertainment	100.00
					Check Total:	100.00
59540	08/12/2010	Recreation Fund	Professional Svcs	Northeast Metro School Dist 91	Interpreting Service	342.00
					Check Total:	342.00
59541	08/12/2010	Recreation Fund	Professional Services	Philip Nusbaum	Summer Entertainment	300.00
					Check Total:	300.00
59542	08/12/2010	Recreation Fund	Professional Services	Once Upon A Star	iCarly Class	140.00
					Check Total:	140.00
59543	08/12/2010	Pathway Maintenance Fund	Operating Supplies	Paragon Solutions Group, Inc.	Stamped Concrete Crosswalks & Truncated	5,778.94
59543	08/12/2010	Pathway Maintenance Fund	Use Tax Payable	Paragon Solutions Group, Inc.	Sales/Use Tax	-8.94
					Check Total:	5,770.00

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59544	08/12/2010	General Fund	Operating Supplies	Petco Animal Supplies, Inc.	K9 Supplies	96.17
Check Total:						96.17
59545	08/12/2010	General Fund	Vehicle Supplies	Pioneer Rim and Wheel Co.	Bearings, Washers	22.62
Check Total:						22.62
59546	08/12/2010	Recreation Improvements	Playground Improvements	Playpower LT Farmington, Inc.	Playground Repair	7,677.16
59546	08/12/2010	Recreation Improvements	Playground Improvements	Playpower LT Farmington, Inc.	Sales Tax	457.07
59546	08/12/2010	Recreation Improvements	Playground Improvements	Playpower LT Farmington, Inc.	Shipping	346.00
59546	08/12/2010	Recreation Improvements	Playground Improvements	Playpower LT Farmington, Inc.	Playground Repair	18.00
Check Total:						8,498.23
59547	08/12/2010	Recreation Fund	Postage	Postmaster- Cashier Window #5	Fall Brochure Postage-Acct: 2437	550.00
Check Total:						550.00
59548	08/12/2010	General Fund	211401- HSA Employee	Premier Bank	HSA	1,786.15
59548	08/12/2010	General Fund	211405 - HSA Employer	Premier Bank	HSA	3,586.15
Check Total:						5,372.30
59549	08/12/2010	P & R Contract Maintenance	Operating Supplies	PTS Tool Supply, Co.	Blow Gun, Pick Set	89.78
Check Total:						89.78
59550	08/12/2010	P & R Contract Maintenance	Operating Supplies	Q3 Contracting, Inc.	Signs, Barricades	668.91
Check Total:						668.91
59551	08/12/2010	Telephone	St. Anthony Telephone	Qwest	Telephone	220.96
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	172.11
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	641.26
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	641.26
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	641.26
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	86.06
59551	08/12/2010	Telephone	Telephone	Qwest	Telephone	641.26
Check Total:						3,044.17

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
59552	08/12/2010	General Fund	Dispatching Services	Ramsey County	911 Dispatch Service June 2010	15,509.78
Check Total:						15,509.78
59553	08/12/2010	Police Forfeiture Fund	Deposits Held	Ramsey County Attorney	Administrative Forfeiture of Property	2,370.41
59553	08/12/2010	Police - DWI Enforcement	Miscellaneous Revenue	Ramsey County Attorney	Administrative Forfeiture of Property	51.00
Check Total:						2,421.41
59554	08/12/2010	General Fund	Professional Services	Ramsey Cty-Property Rec & Rev	Easement Document Filing Fee	10.00
59554	08/12/2010	General Fund	Professional Services	Ramsey Cty-Property Rec & Rev	Easement Filing Fee	46.00
Check Total:						56.00
59555	08/12/2010	General Fund	211200 - Financial Support	Rausch Sturm Israel & Hornik	Case #: CV074555	368.03
Check Total:						368.03
59556	08/12/2010	General Fund	Contract Maintnenace	Ready Watt Electric-Inc.	Siren Repair	1,422.00
Check Total:						1,422.00
59557	08/12/2010	P & R Contract Maintenance	Transportation	Lisa Remark	Mileage Reimbursement	128.00
Check Total:						128.00
59558	08/12/2010	General Fund	Police Explorer Program	Erin Reski	Supplies Reimbursement	31.25
Check Total:						31.25
59559	08/12/2010	Recreation Fund	Operating Supplies	Rosetown Playhouse	Camp Stipend for Partnership	582.40
Check Total:						582.40
59560	08/12/2010	Recreation Fund	Professional Services	Sawtooth Bluegrass Band	Summer Entertainment	300.00
Check Total:						300.00
59561	08/12/2010	Water Fund	Accounts Payable	CARRISSA SHELLEY	Refund check	46.47

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	46.47
59562	08/12/2010	Storm Drainage	Operating Supplies	Specialized Environmental Tech	Yardwaste	240.00
					Check Total:	240.00
59563	08/12/2010	Recreation Fund	Transportation	Speco Charter LLC	Seniors Trip	540.00
					Check Total:	540.00
59564	08/12/2010	Recreation Fund	Professional Services	Sports Unlimited, Corp.	Cheerleading & Flag Football Camps	2,326.00
					Check Total:	2,326.00
59565	08/12/2010	Information Technology	Contract Maintenance	St. Croix Solutions	VMware Integration Project	4,255.00
					Check Total:	4,255.00
59566	08/12/2010	Boulevard Landscaping	Operating Supplies	St. Paul Regional Water Servic	Meter Read-1121 Larpeur	40.49
59566	08/12/2010	Boulevard Landscaping	Operating Supplies	St. Paul Regional Water Servic	Meter Read-1272 Larpeur	20.25
59566	08/12/2010	Boulevard Landscaping	Operating Supplies	St. Paul Regional Water Servic	Meter Read-1201 Larpeur	17.35
					Check Total:	78.09
59567	08/12/2010	General Fund	211200 - Financial Support	Steward, Zlimen & Jungers, LTD	Case #: 09-06243-0	68.90
					Check Total:	68.90
59568	08/12/2010	Grass Lake Water Mgmt. Org	Professional Services	Sheila Stowell	GLWMO Meeting Minutes	276.00
59568	08/12/2010	Grass Lake Water Mgmt. Org	Professional Services	Sheila Stowell	Mileage Reimbursement	4.35
59568	08/12/2010	General Fund	Professional Services	Sheila Stowell	City Council Meeting Minutes	258.75
59568	08/12/2010	General Fund	Professional Services	Sheila Stowell	Mileage Reimbursement	4.35
59568	08/12/2010	Community Development	Professional Services	Sheila Stowell	Planning Commission Meeting Minutes	408.25
59568	08/12/2010	Community Development	Professional Services	Sheila Stowell	Mileage Reimbursement	4.35
					Check Total:	956.05
59569	08/12/2010	Recreation Fund	Professional Services	Shane Sturgis	Volleyball Officiating	176.00

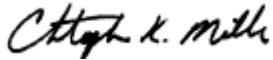
Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
Check Total:						176.00
59570	08/12/2010	General Fund	Contract Maintenance Vehicles	Suburban Tire Wholesale, Inc.	Misc. Tire Service Labor	100.00
Check Total:						100.00
59571	08/12/2010	Pathway Maintenance Fund	Operating Supplies	T. A. Schifsky & Sons, Inc.	Asphalt	421.42
59571	08/12/2010	General Fund	Operating Supplies	T. A. Schifsky & Sons, Inc.	Asphalt	60.72
59571	08/12/2010	General Fund	Operating Supplies	T. A. Schifsky & Sons, Inc.	Asphalt	420.22
Check Total:						902.36
59572	08/12/2010	Water Fund	Accounts Payable	TERRY RECORDS	Refund check	25.39
Check Total:						25.39
59573	08/12/2010	Recreation Fund	Professional Services	The Blue Drifters	Summer Entertainment	300.00
Check Total:						300.00
59574	08/12/2010	General Fund	Vehicle Supplies	Towmaster	Axle	968.37
Check Total:						968.37
59575	08/12/2010	General Fund	Vehicle Supplies	Tri State Bobcat	2010 Blanket PO For Vehicle Repairs	50.53
Check Total:						50.53
59576	08/12/2010	Police - DWI Enforcement	Professional Services	Twin Cities Transport & Recove	Towing Service	253.13
59576	08/12/2010	Police Forfeiture Fund	Professional Services	Twin Cities Transport & Recove	Towing Service	90.84
59576	08/12/2010	General Fund	Operating Supplies	Twin Cities Transport & Recove	Towing Service	240.47
Check Total:						584.44
59577	08/12/2010	General Fund	Vehicle Supplies	Twin City Saw Co	Pitch Chain	43.79
Check Total:						43.79
59578	08/12/2010	General Fund	Clothing	Uniforms Unlimited, Inc.	Pants, Hat	101.45

Check Number	Check Date	Fund Name	Account Name	Vendor Name	Description	Amount
					Check Total:	101.45
59579	08/12/2010	P & R Contract Maintenance	Professional Services	Upper Cut Tree Service	Diseased and Hazard Tree Removal	555.75
					Check Total:	555.75
59580	08/12/2010	Recreation Fund	Professional Services	Kathie Urbaniak	Volleyball Officiating	352.00
					Check Total:	352.00
59581	08/12/2010	Contracted Engineering Svcs	Deposits	Veit & Company, Inc.	Escrow Return-2285 Walnut St.	7,500.00
					Check Total:	7,500.00
59582	08/12/2010	General Fund Donations	Vehicles	Versatile Vehicles, Inc.	Windshield, Mirror	250.00
59582	08/12/2010	Police Forfeiture Fund	Professional Services	Versatile Vehicles, Inc.	Windshield, Mirror	977.60
					Check Total:	1,227.60
59583	08/12/2010	Water Fund	Accounts Payable	GARY VOIGT	Refund check	29.78
					Check Total:	29.78
59584	08/12/2010	General Fund	Professional Services	West Payment Center	Annual/Monthly Charges	176.50
					Check Total:	176.50
59585	08/12/2010	Information Technology	Telephone	XO Communications Inc.	Telephone	1,397.60
					Check Total:	1,397.60
					Report Total:	268,920.85

REQUEST FOR COUNCIL ACTION

Date: 08/23/10
Item No.: 7 . b

Department Approval



City Manager Approval



Item Description: Approval of 2010/2011 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

Veterinarian Examination & Inoculation Center License

PETCO #602

2575 N. Fairview Avenue

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 applications and has determined that the applicant(s) meet all City requirements. Staff recommends approval of the license(s).

REQUESTED COUNCIL ACTION

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

Prepared by: Chris Miller, Finance Director

Attachments: A: Application

City of Roseville
Finance Department, License Division
2660 Civic Center Drive, Roseville, MN 55113
(651) 792-7036

Veterinarian Examination & Inoculation Center License Application

Business Name PETCO #602
Business Address 2575 N. FAIRVIEW AVENUE, ROSEVILLE, MN 55113
Business Phone (651) 636-8808
Email Address N/A

Person to Contact in Regard to Business License:

Name BRANDI GUERRERO, LICENSING & COMPLIANCE SPECIALIST
Address 9125 REHCO ROAD, SAN DIEGO, CA 92121
Phone (858) 453-7845 X3194

I hereby apply for the following license(s) for the term of one year, beginning July 1, 2010, and ending June 30, 2011, in the City of Roseville, County of Ramsey, State of Minnesota.

<u>License Required</u>	<u>Fee</u>
Veterinarian Examination & Inoculation Center	\$80.00

The undersigned applicant makes this application pursuant to all the laws of the State of Minnesota and regulation as the Council of the City of Roseville may from time to time prescribe, including Minnesota Statute #176.182.

Signature Brandi Guerrero
Date 08/04/10

If completed license should be mailed somewhere other than the business address, please advise.

REQUEST FOR COUNCIL ACTION

Date: 8/23/10
Item No.: 7 . C

Department Approval



City Manager Approval



Item Description: Adopt Resolution Receiving Assessment Roll and Setting Assessment
Hearing Date for the Project to be Assessed in 2010

BACKGROUND

At the August 9, 2010, regular City Council meeting, the Council ordered the preparation of the assessment roll for City Project P-ST-SW-09-02: Roselawn Avenue Reconstruction, between Hamline Avenue and Victoria Street. This project was constructed in 2009 and scheduled to be assessed in 2010.

The next step in the statutory assessment process is for the Council to adopt a resolution setting a hearing date for the assessments. It is recommended that assessment hearing be held at the regular meeting on Monday, September 20, 2010.

Following past Council policy, if questions come up regarding specific assessments or if amendments to the assessment rolls are necessary, hearings can be continued before final adoption.

POLICY OBJECTIVE

It is the City's policy to assess a portion of street reconstruction costs. The City follows the requirements of Chapter 429 of state statute for the assessment process. The proposed assessment roll has been prepared in accordance with Roseville's assessment policy and is consistent with the recommendations in the feasibility report prepared for this project. Once the Preliminary Assessment Roll has been prepared, the next step in the process is to hold a public hearing.

After the Public Hearing, the City Council adopts the assessment roll making it final. The City allows for a 30-day pre-payment period after the roll adoption. Following the pre-payment period, assessment rolls are certified to Ramsey County for collection. The City will have the rolls certified by early November in order to allow the County enough time to add the assessments to property taxes.

FINANCIAL IMPACTS

Attachment A is an updated project financing summary detailing the feasibility report and final project costs for this improvement. Since the August 9, 2010 meeting, this attachment has been updated with actual final costs, the previous summary showed estimated final project costs. The actual costs were less than the estimated final costs, further reducing the assessment amount for this project. The final assessment roll reflects this reduced cost. This project was financed using assessments, Municipal State Aid funds, and utility funds.

The final assessment roll has been prepared in accordance with Roseville's assessment policy and as outlined in the project feasibility report. The preliminary assessment roll is attached and

33 will be presented in detail at the assessment hearing for this project.

34 **STAFF RECOMMENDATION**

35 Staff recommends that the City Council approve the attached resolution receiving the assessment
36 roll and setting the hearing date for September 20, 2010 for City Project P-ST-SW-09-02.

37 The 2010 assessment process is suggested to proceed according to the following schedule:

38

August 9	Approve Resolution declaring costs to be assessed, and ordering preparation of assessment roll
August 23	Approve Resolution receiving assessment rolls, setting hearing date.
August 31	Notice of hearing published in the <i>Roseville Review</i> Mail notices to affected property owners
September 20	Assessment hearing- adoption of assessment roll
Sept 21- Oct 22	Prepayment of assessments (30 days)
Oct 25-29	Tally of final assessment roll
November 2	Certification of assessment rolls to Ramsey County

39 **REQUESTED COUNCIL ACTION**

40 Approval of resolution receiving assessment roll and setting assessment hearing date for
41 September 20, 2010 for City Project P-ST-SW-09-02: Roselawn Avenue Reconstruction
42 Hamline Ave to Victoria Street.

Prepared by: Debra Bloom, City Engineer

Attachments: A: Project Financing Summary-08/11/10
B: Resolution
C: Preliminary Assessment Roll-08/11/10

Project 09-02
Roselawn Avenue Reconstruction
Project Financing Summary

Attachment A
8/11/2010

	Feasibility Report	Final Cost
Reconstruction	\$ 2,510,467.21	\$ 1,264,491.55
Engineering*	NA	\$ 257,614.77
Total Construction Cost	\$ 2,510,467.21	\$ 1,522,106.32

*Engineering cost estimates included in feasibility report totals

Summary of Non-assessable costs

Cost to build a 9 ton vs. 7 ton road	\$ 200,000.00	\$ 72,476.90
Storm Sewer	\$ 112,698.85	\$ 56,947.26
Sanitary Sewer	\$ 289,874.20	\$ 59,941.10
Watermain	\$ 393,961.70	\$ 248,143.41
Pathway Construction	\$ 166,392.60	\$ 94,160.94
Total Non- assessable costs	\$ 1,162,927.35	\$ 531,669.61

Summary of Assessment Calculations

Assessable Cost	\$ 1,347,539.86	\$ 990,436.71
Assessment Rate	\$ 48.06	\$ 35.33
Actual Total Frontage	7,009.32	7,009.32

Total Special Assessments

\$ 336,884.97	\$ 247,609.18
----------------------	----------------------

Project Financing Summary

General Fund (Engineering costs)	NA	\$ 193,211.08
Special Assessments Private property	\$ 336,884.97	\$ 247,609.18
Storm water drainage	NA	\$ 56,947.26
Watermain Enterprise Fund	\$ 393,961.70	\$ 248,143.41
Sanitary Sewer Enterprise Fund	\$ 289,874.20	\$ 59,941.10
Municipal State Aid	\$ 1,489,746.35	\$ 716,254.29
Total	\$ 2,510,467.22	\$ 1,522,106.32

NA = item was not broken out in Feasibility Report

**EXTRACT OF MINUTES OF MEETING
OF CITY COUNCIL
OF 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, Minnesota, was held in the City Hall in said City on Monday, August 23, 2010, 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 RECEIVING PROPOSED SPECIAL ASSESSMENT ROLL FOR
P-09-02 ROSELAWN AVENUE RECONSTRUCTION PROJECT
AND PROVIDING FOR HEARINGS**

WHEREAS, by a resolution passed by the council on August 9, 2010, the City Manager was directed to prepare a proposed assessment of the cost for P-ST-SW-09-02 Roselawn Avenue Reconstruction Project, the reconstruction of Roselawn Avenue between Hamline Avenue and Victoria Street by the installation of concrete paving, concrete curb and gutter, pathway, watermain, sanitary sewer, drainage, and necessary appurtenances; and

WHEREAS, the City Manager has notified the council that such proposed assessment has been completed and filed in his office for public inspection,

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

1. A hearing shall be held on the 20th day of September, 2010 in the city hall at 6:00 p.m. to pass upon such proposed assessment and at such time and place all persons owning property affected by such improvement will be given an opportunity to be heard with reference to such assessment.
2. The City Manager is hereby directed to cause a notice of the hearing on the proposed assessment to be published once in the official newspaper at least two weeks prior to the hearing, and he shall state in the notice the total cost of the improvement. He shall also cause mailed notice to be given to the owner of each parcel described in the assessment roll not less than two weeks prior to the hearings.
3. The owner of any property so assessed may, at any time prior to certification of the assessment to the county auditor, pay the whole of the assessment on such property, with interest accrued to the date of payment, to the City Manager, except that no interest shall be charged if the entire assessment is paid within 30 days from the adoption of the assessment. An owner may at any time thereafter, pay to the County Auditor the entire amount of the assessment remaining unpaid, with interest accrued to December 31 of the year in which such payment is made. Such payment must be made before November 15 or interest will be charged through December 31 of the succeeding year.

1 The motion for the adoption of the foregoing resolution was duly seconded by upon a vote
2 being taken thereon, the following voted in favor thereof: and and the following voted
3 against the same:

4
5 WHEREUPON said resolution was declared duly passed and adopted.
6

1 STATE OF MINNESOTA)
2) SS
3 COUNTY OF RAMSEY)
4

5 I, the undersigned, being the duly qualified City Manager of the City of Roseville, Minnesota, do
6 hereby certify that I have carefully compared the attached and foregoing extract of minutes of a
7 regular meeting of the City Council of said City held on the 23rd day of August, 2010, with the
8 original thereof on file in my office, and the same is a full, true and complete transcript.
9

10 Adopted by the Council this 23rd day of August, 2010.
11
12
13
14

15
16 (SEAL)
17
18

William J. Malinen, City Manager

09-02 Roselawn Avenue Reconstruction Project
Preliminary Assessment Roll
08/11/10

Attachment C

Total assessable project cost \$ 990,436.71
Total Frontage (feet) 7,009.32 feet
Assessment Rate (100%) \$ 141.30
Assessment Rate (25%) \$ 35.33

PIN	Property Address	FRONTAGE	Assessment	Sanitary Sewer	Total	NOTES
142923240051	941 ROSELAWN AVE W	100.00	\$ 3,533.00		\$ 3,533.00	
142923310030	954 ROSELAWN AVE W	106.11	\$ 3,748.87		\$ 3,748.87	
142923240052	955 ROSELAWN AVE W	127.00	\$ 4,486.91		\$ 4,486.91	
142923240021	965 ROSELAWN AVE W	59.69	\$ 2,108.85		\$ 2,108.85	
142923310029	968 ROSELAWN AVE W	106.11	\$ 3,748.87		\$ 3,748.87	
142923240020	969 ROSELAWN AVE W	75.00	\$ 2,649.75		\$ 2,649.75	
142923310028	974 ROSELAWN AVE	106.11	\$ 3,748.87		\$ 3,748.87	Corner Lot- Short side
142923240019	975 ROSELAWN AVE W	75.00	\$ 2,649.75		\$ 2,649.75	
142923230057	991 ROSELAWN AVE W	63.00	\$ 2,225.79		\$ 2,225.79	
142923230058	995 ROSELAWN AVE W	70.00	\$ 2,473.10		\$ 2,473.10	
152923130109	0 ROSELAWN AVE W	40.00	\$ 1,413.20		\$ 1,413.20	
142923320111	1000 ROSELAWN AVE W	130.75	\$ 4,619.40		\$ 4,619.40	
142923230059	1001 ROSELAWN AVE W	71.00	\$ 2,508.43		\$ 2,508.43	
142923230060	1007 ROSELAWN AVE W	70.00	\$ 2,473.10		\$ 2,473.10	
142923230061	1011 ROSELAWN AVE W	70.00	\$ 2,473.10		\$ 2,473.10	
142923230062	1017 ROSELAWN AVE W	84.00	\$ 2,967.72		\$ 2,967.72	
142923320031	1020 ROSELAWN AVE W	13.37	\$ 472.43		\$ 472.43	
142923230063	1027 ROSELAWN AVE W	84.00	\$ 2,967.72		\$ 2,967.72	
142923320056	1030 W ROSELAWN AVE	13.35	\$ 471.66		\$ 471.66	
142923230064	1031 ROSELAWN AVE W	120.00	\$ 4,239.60		\$ 4,239.60	
142923320057	1048 ROSELAWN AVE W	93.34	\$ 3,297.70		\$ 3,297.70	
142923320058	1056 ROSELAWN AVE W	83.33	\$ 2,944.05		\$ 2,944.05	
142923320059	1064 ROSELAWN AVE W	88.33	\$ 3,120.70		\$ 3,120.70	
142923320103	1074 ROSELAWN AVE W	155.10	\$ 5,479.68		\$ 5,479.68	
142923230121	1048 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230104	1049 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230120	1050 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230105	1051 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230119	1056 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230108	1057 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230118	1058 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230109	1059 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230117	1064 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230110	1065 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230116	1066 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230111	1067 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230112	1073 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230113	1075 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230114	1081 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
142923230115	1083 HARRIET LANE	28.32	\$ 1,000.63		\$ 1,000.63	Frontage= 453.51/16 = 28.32
152923410001	1110 ROSELAWN AVE W	100.50	\$ 3,550.67		\$ 3,550.67	
152923410002	1116 ROSELAWN AVE W	84.23	\$ 2,975.85		\$ 2,975.85	
152923410003	1124 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923140089	1125 ROSELAWN AVE W/ 1943 LEXINGTON AVE N	155.1	\$ 5,479.68		\$ 5,479.68	
152923140084	1129-1131 ROSELAWN AVE W	73.36	\$ 2,591.81		\$ 2,591.81	
152923410004	1132 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923140083	1133 ROSELAWN AVE W	115.00	\$ 4,062.95		\$ 4,062.95	
152923410005	1140 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923410006	1146 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923410007	1154 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923140082	1155 ROSELAWN AVE W	214.67	\$ 7,584.29		\$ 7,584.29	
152923410008	1160 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	

09-02 Roselawn Avenue Reconstruction Project
Preliminary Assessment Roll
08/11/10

Attachment C

Total assessable project cost \$ 990,436.71
Total Frontage (feet) 7,009.32 feet
Assessment Rate (100%) \$ 141.30
Assessment Rate (25%) \$ 35.33

PIN	Property Address	FRONTAGE	Assessment	Sanitary Sewer	Total	NOTES
152923410009	1168 ROSELAWN AVE W	77.00	\$ 2,720.41		\$ 2,720.41	
152923410010	1174 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923410011	1182 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923410012	1190 ROSELAWN AVE W	75.00	\$ 2,649.75		\$ 2,649.75	
152923410013	1210 ROSELAWN AVE W	97.27	\$ 3,436.55		\$ 3,436.55	
152923410014	1214 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923140093	1215 ROSELAWN AVE	487.66	\$ 17,229.03		\$ 17,229.03	Roseville Lutheran
152923130129	1225 ROSELAWN AVE W	76.00	\$ 2,685.08		\$ 2,685.08	
152923420001	1230 ROSELAWN AVE W	106.76	\$ 3,771.83		\$ 3,771.83	
152923130128	1233 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130138	1235 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923420002	1236 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923420015	1244 ROSELAWN AVE W	88.00	\$ 3,109.04		\$ 3,109.04	
152923130126	1247 ROSELAWN AVE W	60.00	\$ 2,119.80		\$ 2,119.80	
152923130125	1253 ROSELAWN AVE W	60.00	\$ 2,119.80		\$ 2,119.80	
152923420016	1254 ROSELAWN AVE W	72.01	\$ 2,544.11		\$ 2,544.11	
152923130124	1261 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130123	1265 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130122	1275 ROSELAWN AVE W	76.00	\$ 2,685.08		\$ 2,685.08	
152923130114	1285 ROSELAWN AVE W	76.00	\$ 2,685.08		\$ 2,685.08	
152923130113	1289 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130112	1293 ROSELAWN AVE W	80.00	\$ 2,826.40	\$ 1,000.00	\$ 3,826.40	Replaced Sanitary Sewer Service
152923130111	1307 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130110	1311 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923130108	1325 ROSELAWN AVE W	80.00	\$ 2,826.40		\$ 2,826.40	
152923420072	1910 DELLWOOD AVE N	12.30	\$ 434.56		\$ 434.56	Corner Lot- 10% Long side
152923410015	1910 FERNWOOD ST N	82.00	\$ 2,897.06		\$ 2,897.06	
152923420053	1910 HAMLINE AVE N	11.21	\$ 395.94		\$ 395.94	Corner Lot- 10% Long side
152923420054	1910 HURON AVE	12.30	\$ 434.56		\$ 434.56	Corner Lot- 10% Long side
152923420071	1911 DELLWOOD ST	12.30	\$ 434.56		\$ 434.56	Corner Lot- 10% Long side
152923420052	1911 HURON AVE	11.21	\$ 395.94		\$ 395.94	Corner Lot- 10% Long side
152923420090	1911 MERRILL ST	12.30	\$ 434.56		\$ 434.56	Corner Lot- 10% Long side
142923320104	1912 LEXINGTON AVE N	155.10	\$ 5,479.68		\$ 5,479.68	
142923320001	1915 CHATSWORTH ST N	13.35	\$ 471.66		\$ 471.66	Corner Lot- 10% Long side
142923310002	1915 VICTORIA ST N	106.11	\$ 3,748.87		\$ 3,748.87	
152923140092	1925 LEXINGTON AVE N	96.50	\$ 3,409.35		\$ 3,409.35	
152923130107	1928 HAMLINE AVE N	76.00	\$ 2,685.08		\$ 2,685.08	
142923230066	1930 LEXINGTON AVE N	150.00	\$ 5,299.50		\$ 5,299.50	Corner Lot Short side
152923140094	Bruce Russell Park	186.33	\$ 6,583.04		\$ 6,583.04	OL=((134+318.8+454.23)/2)/84506.4

Totals 7009.32 \$ 247,639.13

Roseville Police Civil Service Commission
Commissioners and Term of Service Expiration
April, 2010 through March, 2011

James (Jim) Campbell - February 2012

Chairperson

Teresa (Terry) Bailey - February 2011

Vice Chairperson

Donald (Don) Drackert - February 2013

Recording Secretary

REVISED SECTION OF 2010 VERSION OF ROSEVILLE POLICE CIVIL SERVICE COMMISSION RULES AND REGULATIONS

REV. 8-14-10

1. PURPOSE

The following rules and regulations are established by the Roseville Police Civil Service Commission in order carry out the purposes and intent of Minnesota Statutes Chapter 419 and Chapter 202 of the City Code of the City of Roseville.

The purpose of the Rules is to give effect to, and supplement, the provisions of Minnesota Statutes, Chapter 419, as amended. The Rules shall be applied in accordance with the purposes of the Statute which are hereby interpreted and declared to be as follows:

- (a) To establish a uniform, comprehensive, effective and fair system of personnel administration for the Department.
- (b) To provide fair and equal treatment to all affected employees in order to secure and retain competent employees in the Department.

..... continued

- (c) To support a police system which shall, as far as practical, be made attractive as a career, and which shall encourage each employee to render his/her best service willingly and in compliance with applicable Minnesota Statutes.
- (d) To aid the City Manager in the selection of competent and best qualified employees thereby helping to ensure the efficient performance of Department functions.
- (e) To classify positions of similar duties and responsibilities into Classes so that for all personnel purposes such Classes may be treated alike.

Dissimilar positions shall be treated with due recognition of the nature and extent of existing differences.
- (f) To the maximum extent possible, protect employees against political interference in the performance of their duties.
- (g) To the maximum extent possible, provide fair and equal opportunity to all qualified citizens to enter employment in the Department on the sole basis of merit and fitness, as determined by means of job-relevant competitive examinations.

SECTION 2. SCOPE

- (a) The Rules shall apply to all sworn employees of the Department except for the Chief and Deputy Chief of Police. The Rules do not apply to non-sworn municipal employees on assignment to the Department who are governed by the separate and distinct hiring and promotion regulations issued by the City of Roseville.

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 8/23/10

Item No.: 11 . a

Department Approval



City Manager Approval



Item Description: Public Hearing to Consider Request to Extend Working Hours for Twin Lakes Infrastructure Phase 2 Construction Project

BACKGROUND

Veit Company has been hired by the City of Roseville to complete the Twin Lakes Infrastructure Phase 2 Construction Project. This project is currently underway and includes the construction of Twin Lakes Parkway, between Mount Ridge Road and Prior Avenue, the construction of Prior Avenue, between Twin Lakes Parkway and County Road C, and a signal at County Road C and Prior Avenue. The project also includes watermain, sanitary sewer, storm sewer, streetlights, fiber conduit, and landscape installation. We have received a request from the Contractor, to complete a portion of the work during night time hours.

Their request requires a variance to City Code Section 405.03 HOURLY RESTRICTIONS OF CERTAIN OPERATIONS which permits construction activities to occur between the hours of seven o'clock (7:00) A.M. and ten o'clock (10:00) P.M. on any weekday, or between the hours of nine o'clock (9:00) A.M. and nine o'clock (9:00) P.M. on any weekend or legal holidays.

Veit Company is seeking a variance to complete water main construction work between 10:00 PM and 7:00 AM for up to three nights between August 24th and September 10th, 2010. Since weather conditions are always a factor, they have asked for a window of time for the variance to occur.

A variance to this section of code requires a Public Hearing before the City Council, per code section 405.04. The code requires that we send our Public Hearing notices to all properties within 500 feet of the corridor. Any comments that we receive will be shared with the City Council as a part of the Public Hearing.

The closest residential property to the intersection of Prior and County Road C, where the work will be occurring, is a half mile away along the south side of County Road C2.

POLICY OBJECTIVE

New water main serving the Twin Lakes Redevelopment Area needs to be connected to the existing water main in County Road C. This will require the shutdown of water service to a number of businesses in addition to the closure of lanes of traffic along County Road C. The Contractor is asking for the variance so that they can reduce inconvenience to these property owners and to the travelling public.

FINANCIAL IMPACTS

None identified.

30 **STAFF RECOMMENDATION**

31 Approve a variance to extend the working hours as requested.

32 **REQUESTED COUNCIL ACTION**

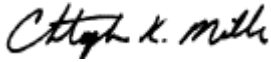
33 Approve request to extend working hours for Twin Lakes Infrastructure Phase 2 Construction Project

Prepared by: Debra Bloom, City Engineer

REQUEST FOR COUNCIL ACTION

Date: 8/23/2010
Item No.: 11 . b

Department Approval



City Manager Approval



Item Description: Public Hearing on Establishing a Street Light Utility Ordinance

BACKGROUND

At the July 12, 2010 City Council meeting, the Council discussed the merits of establishing a street light utility consistent with the Council's desire to review alternative funding mechanisms. At the conclusion of the discussion, the Council established a hearing to consider additional information on possible rates, and to solicit public comment.

Attachment A contains a draft ordinance as prepared by the City Attorney. The ordinance is consistent with those enacted in other area cities. *Attachment B* contains a summary of potential street light utility rates for various property classifications. City Staff will present an overview of these potential rates at the Council meeting. A brief description is included here:

Example #1: Represents the rate structure that was proposed for the initial discussion back on July 12th. The amount is slightly higher than originally depicted in the original Staff RCA due to a revised acreage count.

Example #2: Includes a rate for multi-family units that is two-thirds the amount of single-family residential properties. This is consistent with how the City applies its solid waste recycling rate.

Example #3: Includes the same rate structure as Example #2 but lowers the rates to achieve a funding amount of only \$300,000 – the amount originally called for.

Example #4: Preserves the same rate general rate structure as Example #3; however the single-family rate is now set at an amount that is equivalent to what a typical single-family home would pay for street lighting via their property tax bill.

Example #5: This example distributes the rates based on the same proportion of taxes collected by each property category. In this example, a significant shift is observed from multi-family to single-family residences.

The preliminary 2011 Budget establishes a need of \$210,000 for streetlight operations including repairs and energy costs. In addition, the 2011-2020 Capital Improvement Plan identifies a \$64,000 need to replace a portion of the City's aging lighting systems. The City owns, or is responsible for, approximately 1,300 street lights.

35 Once established, the separate utility fund will be expected to pay its proportionate share of
36 property/liability insurance and administrative service charges. This is expected to be approximately
37 \$15,000 annually. It is anticipated that Street Light Utility Fees would be collected on existing utility
38 billing cycles to minimize administrative costs.

39
40 Staff has received a number of comments from residents on the proposed ordinance. They are attached
41 as well. (*Attachments*)

42 **POLICY OBJECTIVE**

43 The City has a street lighting policy to ensure public safety on public ways. Currently there are
44 approximately 1,300 street lights in the city. The City is also responsible for energy costs and lighting
45 maintenance on most signalized intersections throughout the city.

46 **FINANCIAL IMPACTS**

47 See *Attachment B*.

48 **STAFF RECOMMENDATION**

49 Continue discussing a streetlight utility ordinance.

50 **REQUESTED COUNCIL ACTION**

51 Discuss draft ordinance and provide direction to staff.

52

Prepared by: Chris Miller, Finance Director & Duane Schwartz, Public Works Director
Attachments: A: Draft Ordinance as prepared by the City Attorney
B: Summary of Potential Street Light Utility Rates
C. Public Comments

53

City of Roseville
ORDINANCE NO. _____

**AN ORDINANCE ADDING CHAPTER 804 ESTABLISHING A STREET LIGHT UTILITY IN
ACCORDANCE WITH MINNESOTA STATUTES SECTION 429.021**

THE CITY OF ROSEVILLE ORDAINS:

SECTION 1: Chapter 804 is hereby added to the Roseville City Code:

SECTION:

- 804.01: Authority and Purpose
- 804.02: Street Light Utility Established
- 804.03: Rates and Collection of Fees
- 804.04: Certification of Delinquent Accounts
- 804.05: Street Light Utility Fund

804.01: AUTHORITY AND PURPOSE

Minnesota Statutes Section 429.021 authorizes cities to install, replace, extend, and maintain street lights and street lighting systems and special lighting systems. The City Council has determined that in order to promote the general health, safety, and welfare of the citizens of the City, it is in the best interest of the citizens that the City operate and maintain a city-wide street lighting system utility and has further determined that the operation and maintenance of such utility benefits each and every property within the City. The City Council has therefore determined that it is fair, appropriate, and reasonable that the costs of such operation and maintenance be paid on a fair and reasonable basis by all of the property in the City so benefited and the cost should be charged and collected from all such benefited property, except for those exempted in Section 804.03E.

804.02: STREET LIGHT UTILITY ESTABLISHED

The City of Roseville hereby establishes a street light utility. The City's street light utility consists of all street lighting and traffic control lighting systems whether owned by the City or otherwise for what the City purchases and supplies electrical energy from a public utility, and any additional facilities owned or operated by the City in the future. The operation of such utility shall be under the supervision of the Public Works Director.

804.03: RATES AND COLLECTION OF FEES

A. Rates. The rates for street lighting are based on land use. The City Council shall establish rates for all property categories within the City. The rates shall be established annually by the City Council pursuant to Chapter 314 and are set forth in the City's Fee Schedule in Section 314.05.

B. Collection of Rates. The City Council shall establish the rate of the service charge of each property annually pursuant to Chapter 314. Charges shall be apportioned similarly to similar uses of property.

102 **C. Collection of Fees.** The service charges for street lighting shall be placed directly on the utility
103 bill for each property, which shall be due within thirty (30) days after the date of mailing such bill.
104

105 **D. Penalty for Late Payment.** A penalty in the amount of 10% of the amount past due shall be
106 added to all utility accounts not paid in full by the due date. The penalty shall be added to the balance
107 for which the accounts remain unpaid.
108

109 **E. Exemptions.** A charge shall not be made against land that is:
110

- 111 1. City-owned, except that which is leased to persons or nongovernmental entities;
- 112 2. Public right-of-way;
- 113 3. Vacant (without improvements);
- 114 4. Cemeteries;
- 115 5. Railroad right-of-way.
- 116 6. Properties that own and maintain public street lighting systems on public right of way
117

118 **804.04: CERTIFICATION OF DELINQUENT ACCOUNTS**
119

120 Any street light utility charges in excess of ninety (90) days past due shall be certified to the County
121 Records office as a charge against the property benefited as a special assessment pursuant to Minnesota
122 Statute Section 429.101 and other pertinent statutes for certification to the County and collection the
123 following year with real estate taxes.
124

125 **804.05: STREET LIGHT UTILITY FUND**
126

127 All fees and assessments received pursuant to this Chapter shall be placed in a dedicated fund for the
128 purpose of paying the costs of the street lighting utility.
129

130 SECTION 2: Effective date. This ordinance shall take effect upon its passage and publication.
131

132 Passed by the City Council of the City of Roseville this ____ day of _____, 20__.
133

134 *Ordinance Adding Chapter 804 Establishing a Street Light Utility in Accordance With Minnesota*
135 *Statutes Section 429.021*
136

137
138 (SEAL)
139

140

141

142

143

144

145

146

147

148 ATTEST:

149

150

151

152 _____
William J. Malinen, City Manager

CITY OF ROSEVILLE

BY: _____
Craig D. Klausing, Mayor

City of Roseville
Street Light Utility Analysis

revised 8/5/10

Example #1

<u>Category</u>	<u>Total Units</u>	<u>Rate Per Unit</u>	<u>Total Acres</u>	<u>Units Per Acre</u>	<u>Rate Per Unit</u>	<u>Quarterly Projected Revenue</u>	<u>Annual Projected Revenue</u>
Single Family	9,414	4.00	-	-	-	37,656	\$ 150,624
Multi-Family	-	-	302	1,207.71	4.00	4,831	19,323
Other (Less exemptions)	-	-	2,390	9,560.03	4.00	38,240	152,960
							<u>\$ 322,908</u>

Example #2

<u>Category</u>	<u>Total Units</u>	<u>Rate Per Unit</u>	<u>Total Acres</u>	<u>Units Per Acre</u>	<u>Rate Per Unit</u>	<u>Quarterly Projected Revenue</u>	<u>Annual Projected Revenue</u>
Single Family	9,414	3.50	-	-	-	32,949	\$ 131,796
Multi-Family	6,235	2.35	-	-	-	14,621	58,484
Other (Less exemptions)	-	-	2,390	9,560.03	3.50	33,460	133,840
							<u>\$ 324,121</u>

* multi-family is 2/3 single-family consistent with Recycling charges.

Example #3

<u>Category</u>	<u>Total Units</u>	<u>Rate Per Unit</u>	<u>Total Acres</u>	<u>Units Per Acre</u>	<u>Rate Per Unit</u>	<u>Quarterly Projected Revenue</u>	<u>Annual Projected Revenue</u>
Single Family	9,414	3.25	-	-	-	30,596	\$ 122,382
Multi-Family	6,235	2.18	-	-	-	13,577	54,307
Other (Less exemptions)	-	-	2,390	9,560.03	3.25	31,070	124,280
							<u>\$ 300,969</u>

* multi-family is 2/3 single-family consistent with Recycling charges.

Example #4

<u>Category</u>	<u>Total Units</u>	<u>Rate Per Unit</u>	<u>Total Acres</u>	<u>Units Per Acre</u>	<u>Rate Per Unit</u>	<u>Quarterly Projected Revenue</u>	<u>Annual Projected Revenue</u>
Single Family	9,414	3.20	-	-	-	30,125	\$ 120,499
Multi-Family	6,235	2.14	-	-	-	13,368	53,471
Other (Less exemptions)	-	-	2,390	9,560.03	3.30	31,548	126,192
							<u>\$ 300,163</u>

* multi-family is 2/3 single-family consistent with Recycling charges.

** single-family rate is equivalent to what they pay currently via property taxes

Amount paid by residential 173,971
% paid by residential 58.0%

Example #5

<u>Category</u>	<u>Total Units</u>	<u>Rate Per Unit</u>	<u>Total Acres</u>	<u>Units Per Acre</u>	<u>Rate Per Unit</u>	<u>Quarterly Projected Revenue</u>	<u>Annual Projected Revenue</u>
Single Family	9,414	4.15	-	-	-	39,068	\$ 156,272
Multi-Family	6,235	0.80	-	-	-	4,988	19,952
Other (Less exemptions)	-	-	2,390	9,560.03	3.20	30,592	122,368
							<u>\$ 298,593</u>

* Revenue generated approximates the same percentage as city taxes paid

Single Family 52.6%
Multi-Family 6.7%
Other 40.7%

From: Meyer, Timothy J. [REDACTED]
Sent: Thursday, August 19, 2010 7:17 AM
To: Duane Schwartz
Subject: Streetlight hearing input

Dear Mr. Schwartz;

Regarding the proposed streetlight fee, please give residents the option of giving up the streetlights in their neighborhood instead of forcing them to pay for something they don't want or need. If having lighted streets is really a city safety issue then the burden falls to the City. Funding must be reduced elsewhere or reduce the current level of city services.

I strongly oppose the proposal of a utility fee for the city lighting system. The wording in the article made it sound like the fee would be increasing every year which I also strongly oppose. Rather than charging another fee I would rather you propose disabling a percentage of the streetlights starting with the one that shines into my bedroom window at 944 Millwood Ave.

Respectfully,
Timothy J. Meyer

[REDACTED]

PRIVACY NOTICE: This e-mail message, including any attachments, is for the sole use of the intended recipient(s) and may contain business confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited. If this e-mail was not intended for you, please notify the sender by reply e-mail that you received this in error. Destroy all copies of the original message and attachments.

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Thursday, August 12, 2010 2:39 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Linda Neilson

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~|

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| Based on the current limited information available on the City's website about this matter, I am not in favor of a utility fee to pay for street lights. If you could somehow prove adding this fee will lead to an equivalent or higher annual reduction in property taxes, perhaps it would be palatable.

I am confident my property taxes will not decrease by the same amount I would be assessed on my utility bill, so therefore the net effect on me and all other property taxpayers would be increased cost. As a retiree and 32+ year resident and property taxpayer in the City, I am not in favor of the city assessing costs in addition to property taxes and disguising them as utility "fees".

I understand the city is looking for ways to increase revenues to cover costs, but you are overburdening Roseville residents. I suggest you curtail the holiday lighting at city hall and around the oval during the holiday season and use those funds for streetlights.

Additional Information:

Form submitted on: 8/12/2010 2:39:11 PM

Submitted from IP Address: [REDACTED]

Referrer Page: No referrer- Direct link

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Saturday, August 14, 2010 11:29 AM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Sue Van Zanden

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~|

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| Dear Duane and City Council Members,

I am unable to attend the meeting on August 23rd.

I am Block Captain for our long (31 households) block. We have no lighting in the middle of the block so it is very dark. When we inquired, we were told we would have to finance it as it did not meet the requirement for placement from the city.

With regard to the current proposal, I am skeptical of a fee that has no limits or parameters for lighting needs in the city...especially since the block here west of Hamline are not well lit...and no plans to improve the situation exist.

I fully understand the need to retain financing for this utility, and am willing to include this in my property taxes. As I said, I am far more skeptical of a fee being imposed unless residents pay for what they have-- or get-- in a fair manner.

Additional Information:

Form submitted on: 8/14/2010 11:28:31 AM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Wednesday, August 11, 2010 4:26 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Jeff Beech-Garwood

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~| [REDACTED]

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| Hi Duane,
On the subject of a 'Street Light Utility Fee' can you please take into
consideration folks such as myself who don't have a streetlight anywhere
near us. (Don't have a sewer in this part of Dale St for that matter
either).
Thanks, Jeff

Additional Information:

Form submitted on: 8/11/2010 4:25:40 PM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Thursday, August 12, 2010 7:55 AM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Sue Evanoff

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~| [REDACTED]

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~|
I do not like this idea Property taxes and utilites bills are high enough.
Instead of always increasing taxes or utility fees look for cuts in
unnecessary spending.

Additional Information:

Form submitted on: 8/12/2010 7:55:20 AM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Wednesday, August 11, 2010 4:45 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Marceil Luedtke

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~ [REDACTED]

Daytime Phone Number:~|

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| RE: utility Street Light Fee - NO - Give us a break. One person in my house has lost half her work works, I have college tuition for my son and I haven't received a raise in 4 years at the non-profit I work at. I dont' have any more to give. We pay state taxes. We pay property taxes. We pay for water and waste. I don't have any more to give. Everything goes up but my wages. Turn off half the lights on the street.

Additional Information:

Form submitted on: 8/11/2010 4:44:33 PM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Thursday, August 12, 2010 3:05 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Tim Ivory

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~|

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| The City of Roseville wants to hear your thoughts on a street light utility fee to fund the operations and replacement of city owned and leased lighting systems. Currently streetlights are paid through property taxes. This ordinance would allow Roseville to collect a utility fee for these purposes with rates established on an annual basis.

Duane, Since there are no streetlights on my street, i assume there would be know fee for me, correct? If a portion of my property tax is allocated to streetlights that i don't have, i would be in favor of the change.
Thanks,
Tim Ivory

Additional Information:

Form submitted on: 8/12/2010 3:04:46 PM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Wednesday, August 11, 2010 8:45 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Fredrik M. Christiansen

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~|

Email Address:~ [REDACTED]

Please Share Your Comment, Question or Concern~| Taxes are good! Fees paid to [ourselves=government] are not!

Taxes should be in proportion to our ABILITY to pay...Not what "services are rendered" by our "government"!

There should be no conflict of interest by "government" or its employees. Fees usually cause conflict of interest.

Additional Information:

Form submitted on: 8/11/2010 8:44:59 PM

Submitted from IP Address: [REDACTED]

Referrer Page: No referrer- Direct link

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Wednesday, August 11, 2010 4:01 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Cynthia White

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~|

Email Address:~| [REDACTED]

Please Share Your Comment, Question or Concern~| This happens to be a fee that I am not in favor of. My experience with this in another state doesn't lead me to think it provides consistency across a municipality in the long run, particularly when carried to extremes. I see street lights as a public safety issue for which the entire city must bear responsibility, rightly paid through property taxes. I'd be happy to be educated about why I'm wrong and/or my concerns are ill-founded. Of course, I understand the need to increase revenues and thus why I think we must increase Roseville property tax.

Additional Information:

Form submitted on: 8/11/2010 4:01:25 PM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

From: support@civicplus.com [mailto:support@civicplus.com]
Sent: Wednesday, August 11, 2010 4:11 PM
To: Duane Schwartz
Subject: Online Form Submittal: Contact Duane Schwartz

The following form was submitted via your website: Contact Duane Schwartz

Name:~| Tom Dougherty

Address:~| [REDACTED]

City:~| Roseville

State: ~| MN

Zip:~| 55113

Home Phone Number:~| [REDACTED]

Daytime Phone Number:~| [REDACTED]

Email Address:~ [REDACTED]

Please Share Your Comment, Question or Concern~| I need more information to make an informed decision on this matter. I would assume the current method collects these costs from those who pay property taxes. Those that do not would not share in the cost of the City providing these services. If the net impact to me is a cost reduction by shifting more to those not currently paying for this benefit, I would support the change. If it merely keeps my cost the same but shifts it from an income tax deductible cost to non-deductible, I would oppose the shift.

Additional Information:

Form submitted on: 8/11/2010 4:10:34 PM

Submitted from IP Address: [REDACTED]

Referrer Page: <http://www.cityofroseville.com/index.aspx?NID=1986>

Form Address: <http://www.cityofroseville.com/forms.aspx?FID=77>

Date: 8/23/10

Item: 12.a

Noise Variance

No Attachment

See 11.a

Date: 8/23/10
Item: 12.b
Streetlight Utility
Ordinance

No Attachment

See 11.b

REQUEST FOR CITY COUNCIL ACTION

DATE: **08/23/2010**

ITEM NO: **12 . c**

Department Approval



City Manager Approval



Item Description: Request by the Planning Division to Amend the Comprehensive Plan – Land Use Designation for 70 properties in Roseville that were incorrectly or inadvertently guided during the Comprehensive Plan Update process and to Rezone the same 70 properties accordingly. **(PROJ0017)**.

1.0 BACKGROUND

1.1 On July 12, 2010, the City Council directed the Planning Division to begin the process to correct 70 inappropriate and/or incorrect Comprehensive Plan - Land Use Designations that the Planning Staff has located as a part of it Official Zoning Map update process.

1.2 On July 29, 2010, the Planning Division held the required open house pertaining to the 70 anomaly properties. The Division provided background information on the need for the changes and discussed with individual property owners their specific correction. A summary of the resident comments are attached (Attachment B).

2.0 ANOMALY PROPERTIES

2.1 To better understand the need to establish an appropriate land use designation and zoning, the Planning Division has created separate or groupings of lots/parcels on individual slides. These “attachments” identify each the lot/parcel and the existing/proposed Comprehensive Plan – Land Use Designation as well as the existing/proposed Zoning classification.

3.0 PLANNING COMMISSION ACTION

3.1 At the duly noticed public hearing, the City Planner indicated to the Planning Commission that the Planning Staff held the required open house on the land use designation and zoning changes on July 29, 2010, which meeting was well attended. At the open house the Planning Staff provided specific information to citizen regarding their parcel or parcels of interest. The City Planner added that the notes from the open house were attached for the Planning Commission’s information.

3.2 Chair Doherty asked that the City Planner go over each of the slides provided in the packet individually and, if there were any questions or comments, that those citizens could address the Commission and/or City Planner at the time the slide was being reviewed.

3.3 The City Planner noted that after further consideration, two small properties near South McCarron’s Boulevard and adjacent to Tamarack Park will be guided right-of-way (ROW) versus Park/Open Space as the sheet indicates. The City Planner indicated that these parcels along with others currently identified as right-of-way are used by some of

the neighboring property owners to access their yards and, should that continue, the Park designation would be inappropriate. A couple of residents did address the Commission on this particular correction, seeking that the land area (both parcels) be designated right-of-way.

3.4 Also during the presentation, a number of citizens addressed the Commission and City Planner asking questions and seeking additional information regarding why the change was being made. The general statement provided to most all citizens was that each property has been determined to be guided in the current Comprehensive Plan incorrectly or inappropriately and that the Planning Division needs to correct these properties so that the guiding and zoning are consistent with one another, thus meeting State Statute requirements.

3.5 The Planning Commission recommended approval (5-0) of the 70 proposed Comprehensive Plan - Land Use Designation changes and appropriate/applicable rezoning as amended by staff during the presentation (two parcels near Tamarack Park).

4.0 STAFF COMMENTS/RECOMMENDATIONS

The Roseville Planning Division recommends that the City Council approve Comprehensive Plan - Land Use Map Amendments for the 70 anomaly properties as indicated on the attached slides. The rezoning of each parcel will appear on the revised Official Zoning Map which will be brought forward in October/November for final approval.

5.0 SUGGESTED CITY COUNCIL ACTION

ADOPT A RESOLUTION APPROVING COMPREHENSIVE PLAN – LAND USE MAP AMENDMENTS FOR 70 PROPERTIES IN ROSEVILLE.

Prepared by: Thomas Paschke, City Planner

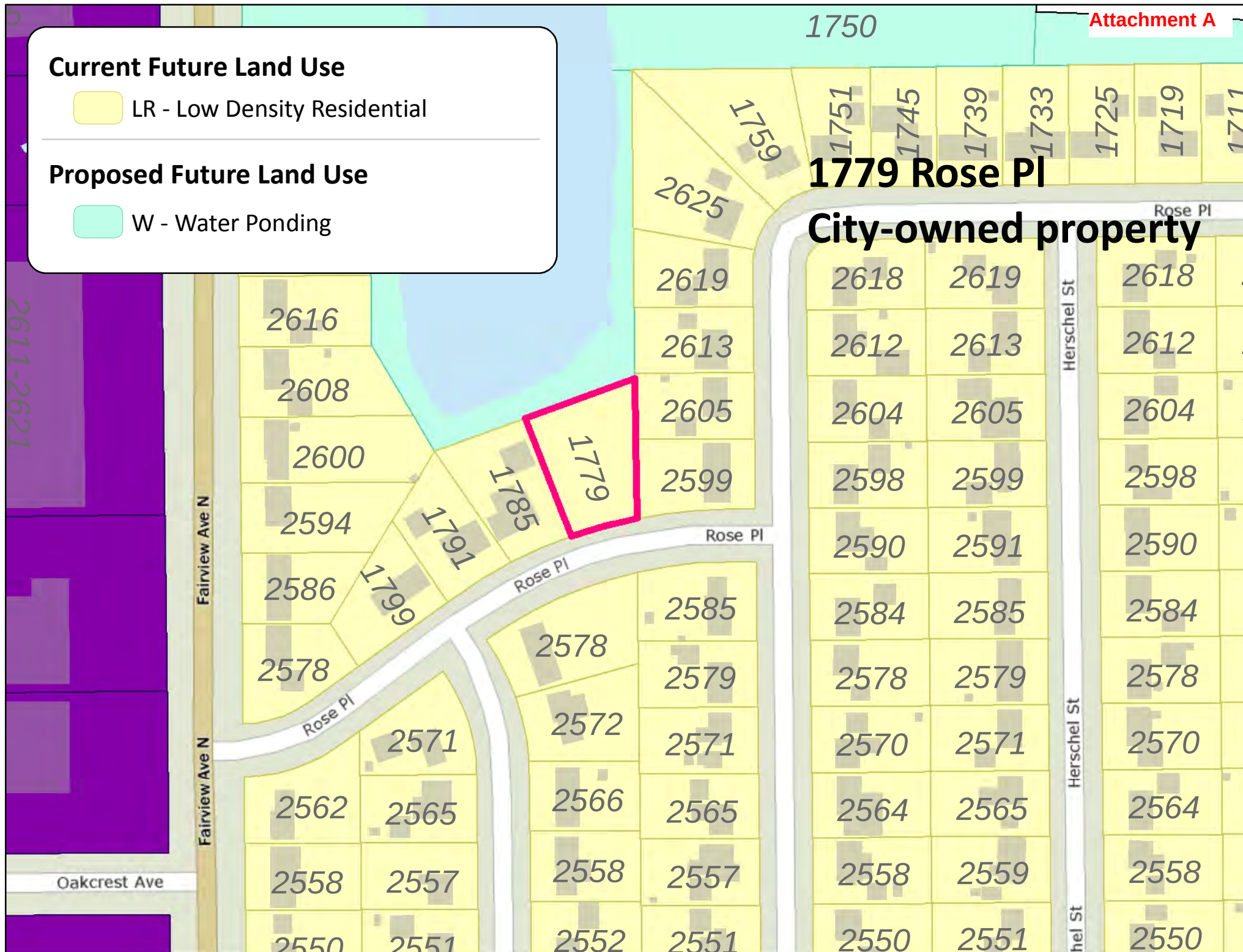
Attachments: A: Anomaly Slides
B. Open House Comments
C: Draft PC Minutes
D. Resolution

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 W - Water Ponding



Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 IN - Institutional

Dale St St Paul Water Board property

1901

1894

1893

1893

Stubur Ave W

1884

1883

1872

1877

1860

1871

1854

1863

1850

1855

1849

1842

1847

1841

1841

1890

1880

1870

1860

1854

1844

675

676

655

656

Pineview Ct

1851

1827

646

636

626

645

635

625

Dal

Dale St N

609

601

593

585

575

Ryan Ave W

1866

1960

600

590

578

615

577

571

Ro

Current Future Land Use



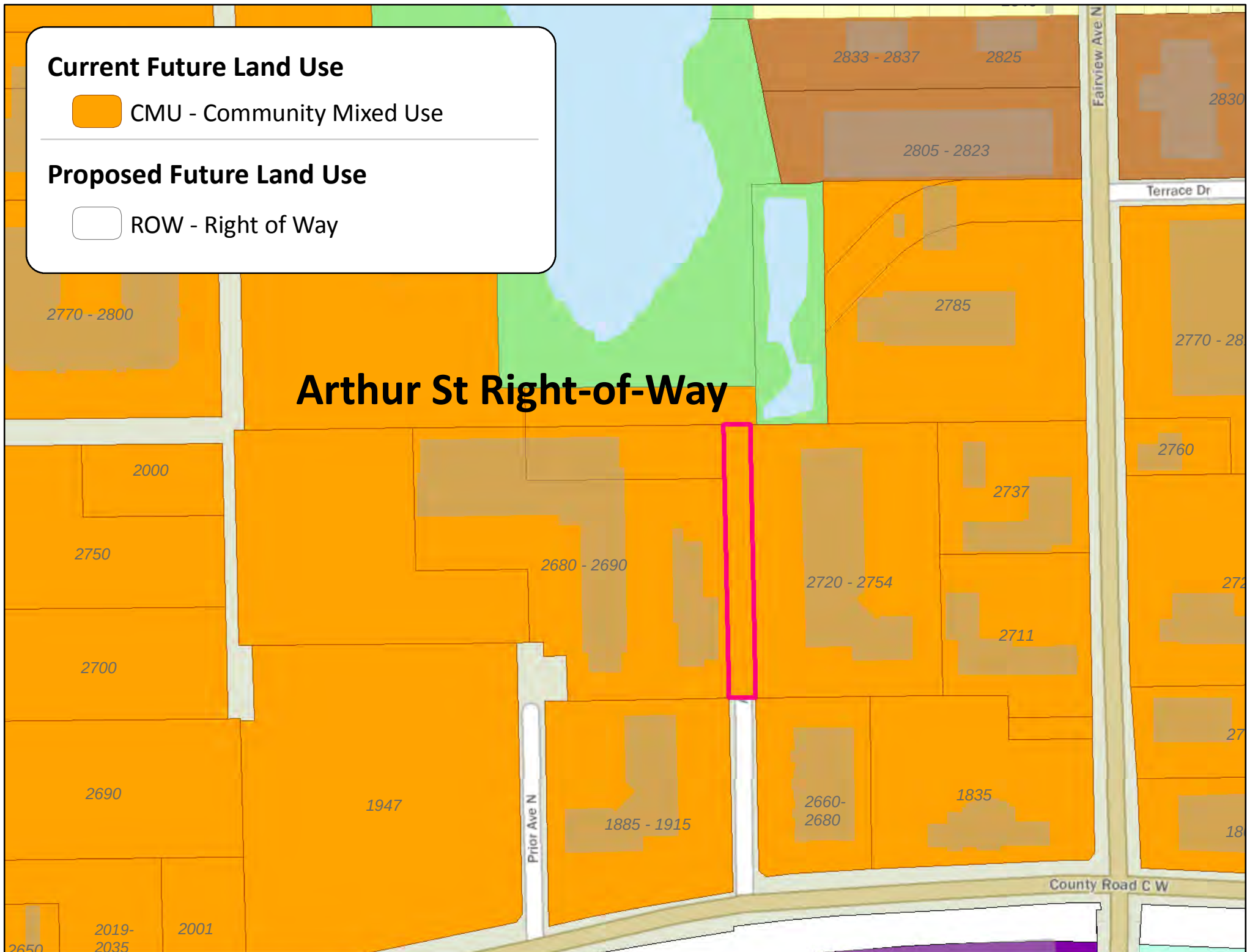
CMU - Community Mixed Use

Proposed Future Land Use



ROW - Right of Way

Arthur St Right-of-Way

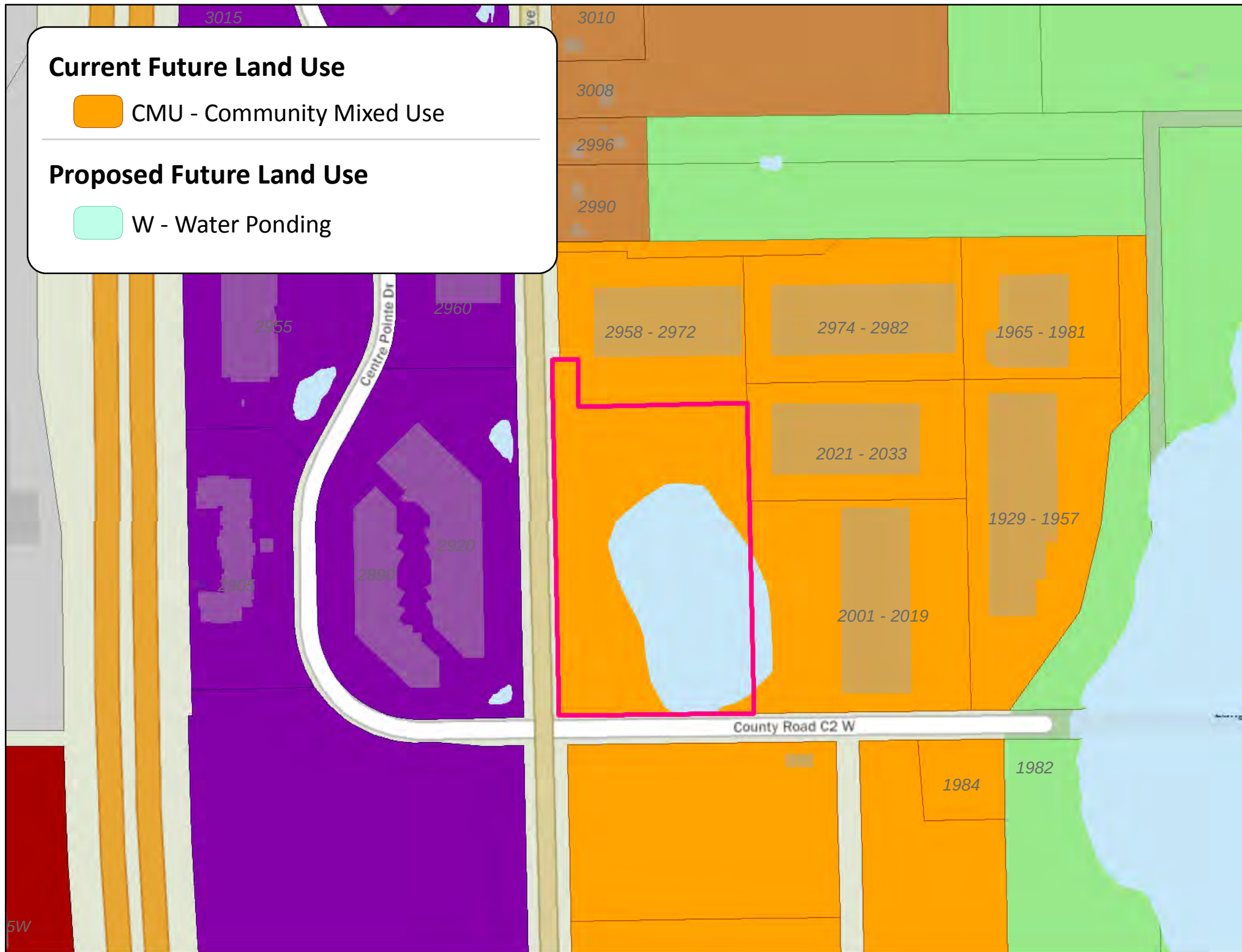


Current Future Land Use

 CMU - Community Mixed Use

Proposed Future Land Use

 W - Water Ponding

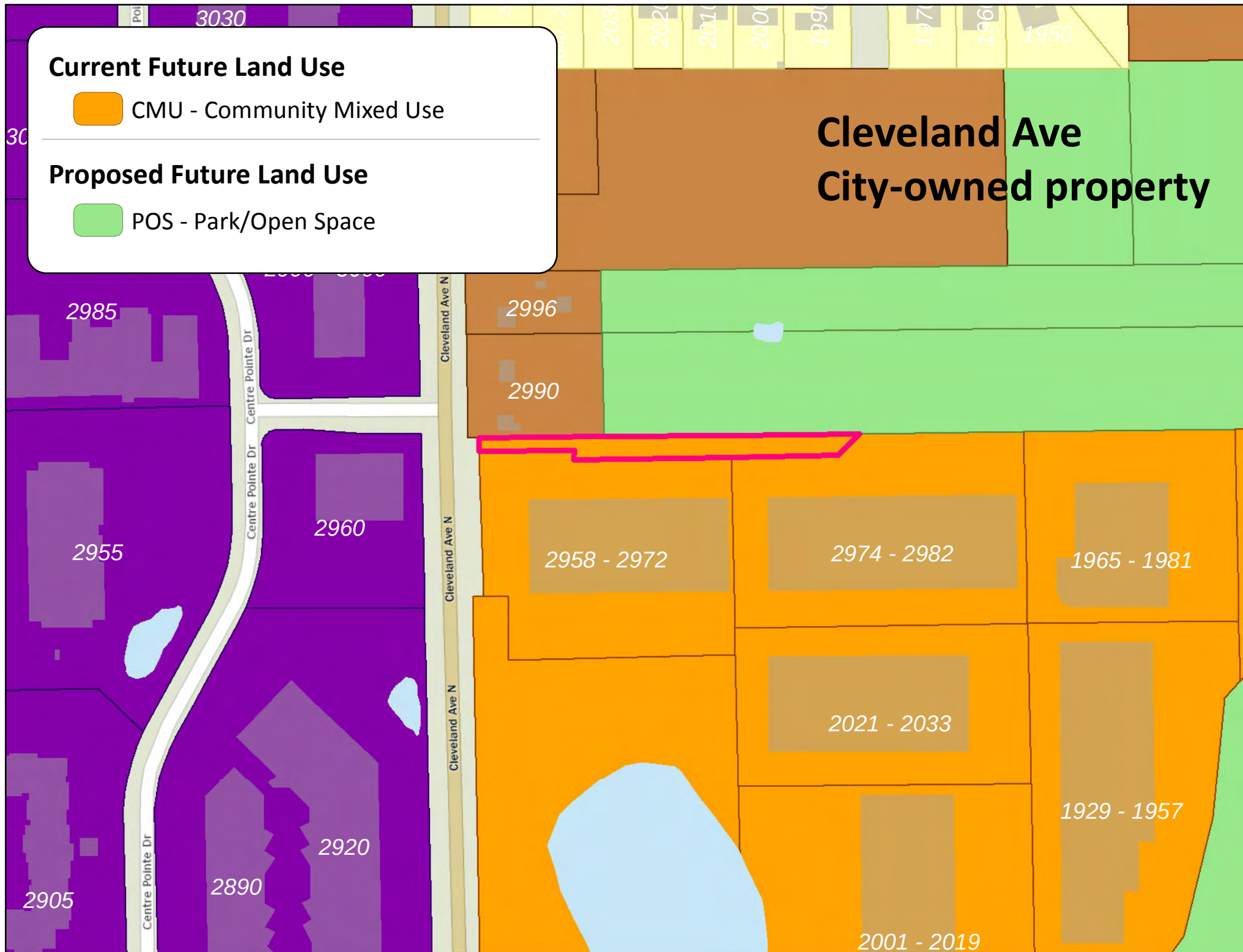


Current Future Land Use

 CMU - Community Mixed Use

Proposed Future Land Use

 POS - Park/Open Space



Current Future Land Use

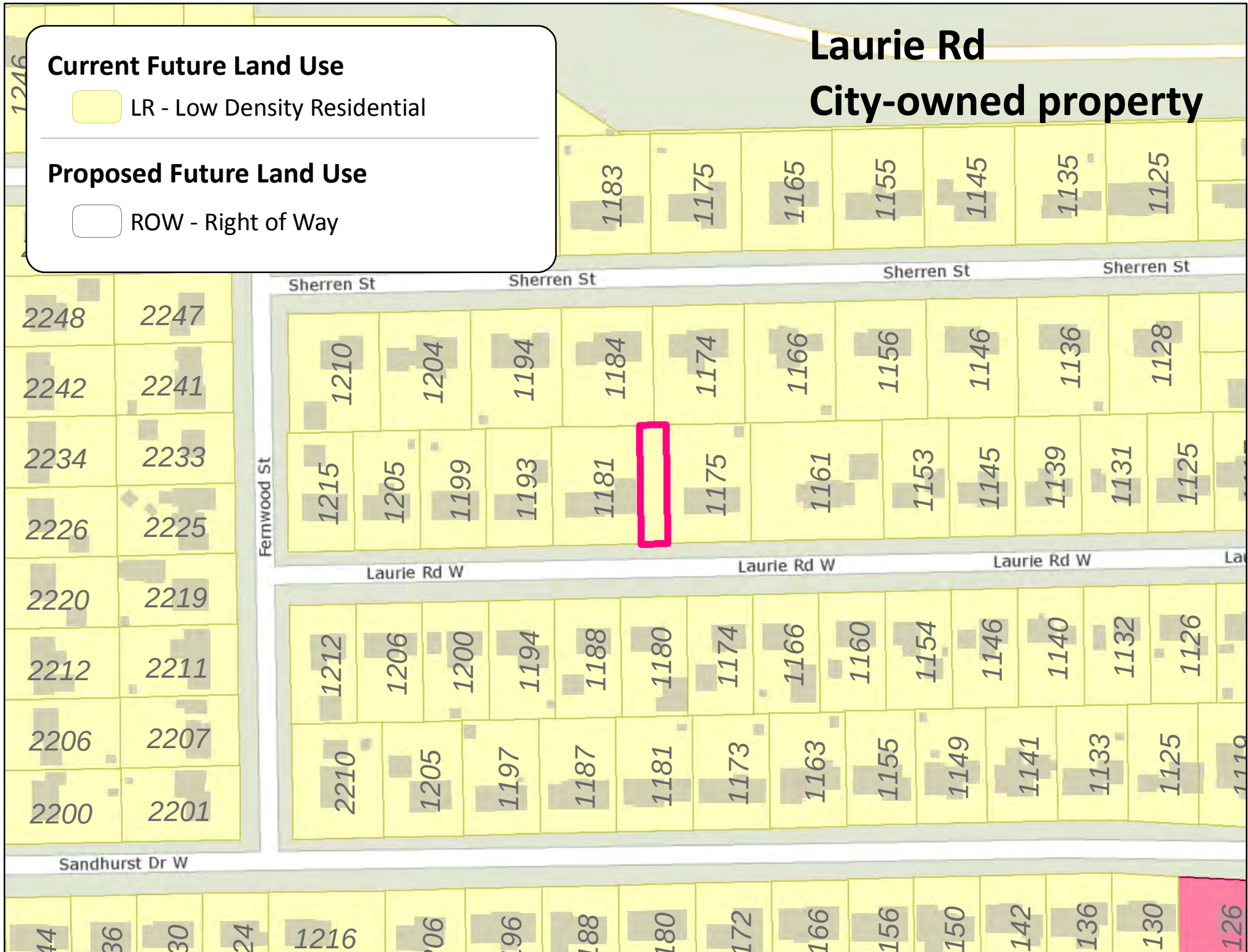
 LR - Low Density Residential

Proposed Future Land Use

 ROW - Right of Way

Laurie Rd

City-owned property

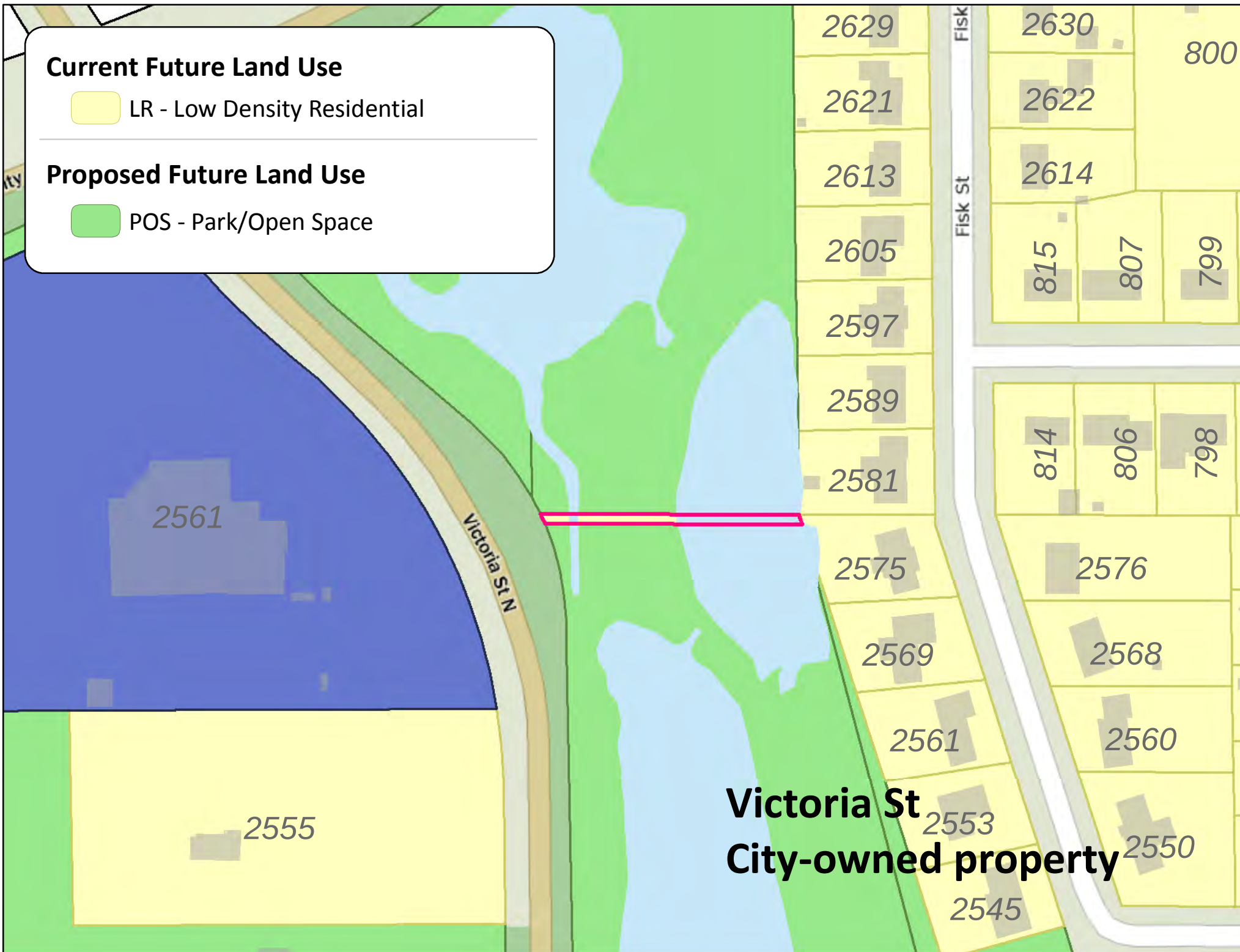


Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 POS - Park/Open Space



Victoria St
City-owned property

Current Future Land Use

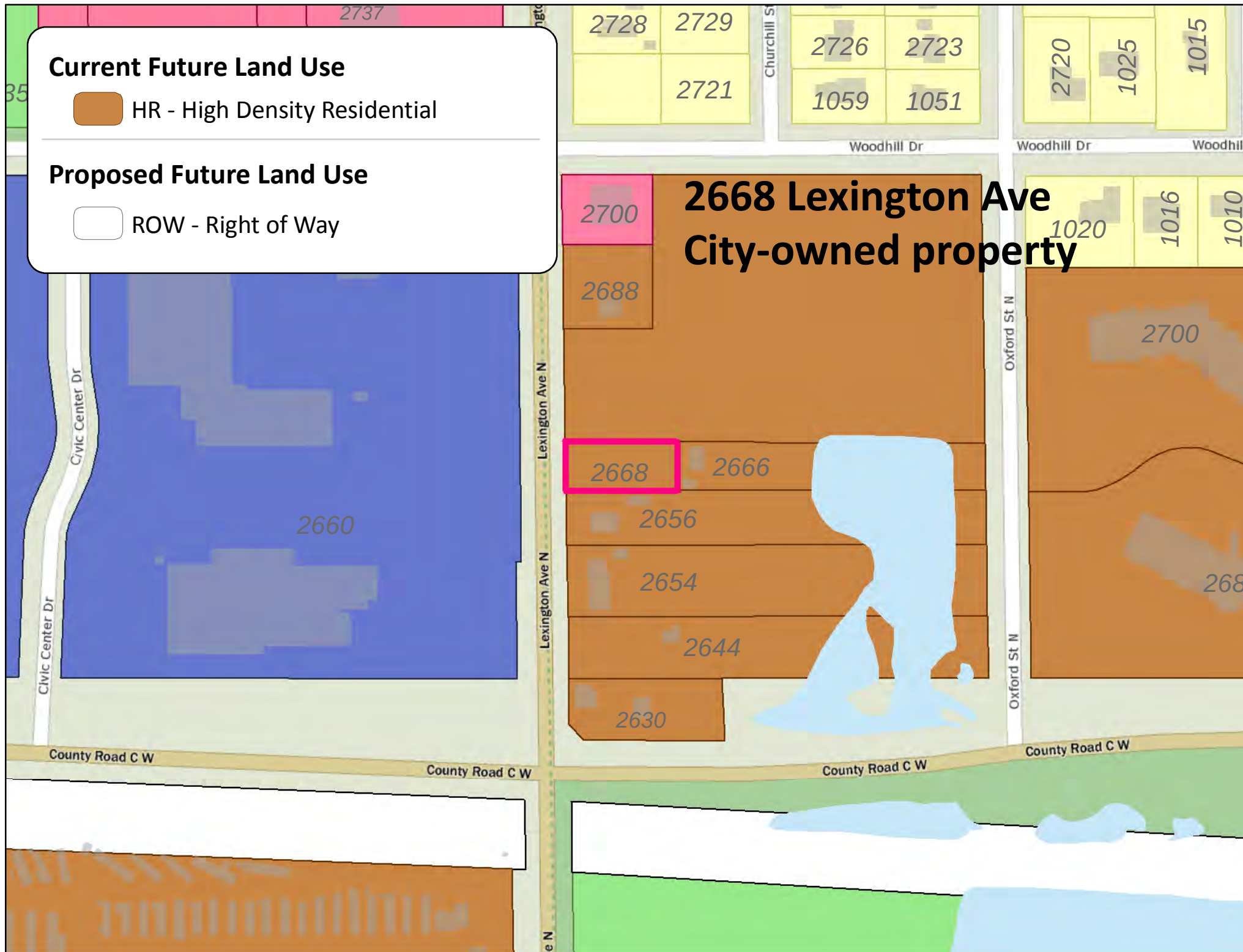


HR - High Density Residential

Proposed Future Land Use



ROW - Right of Way



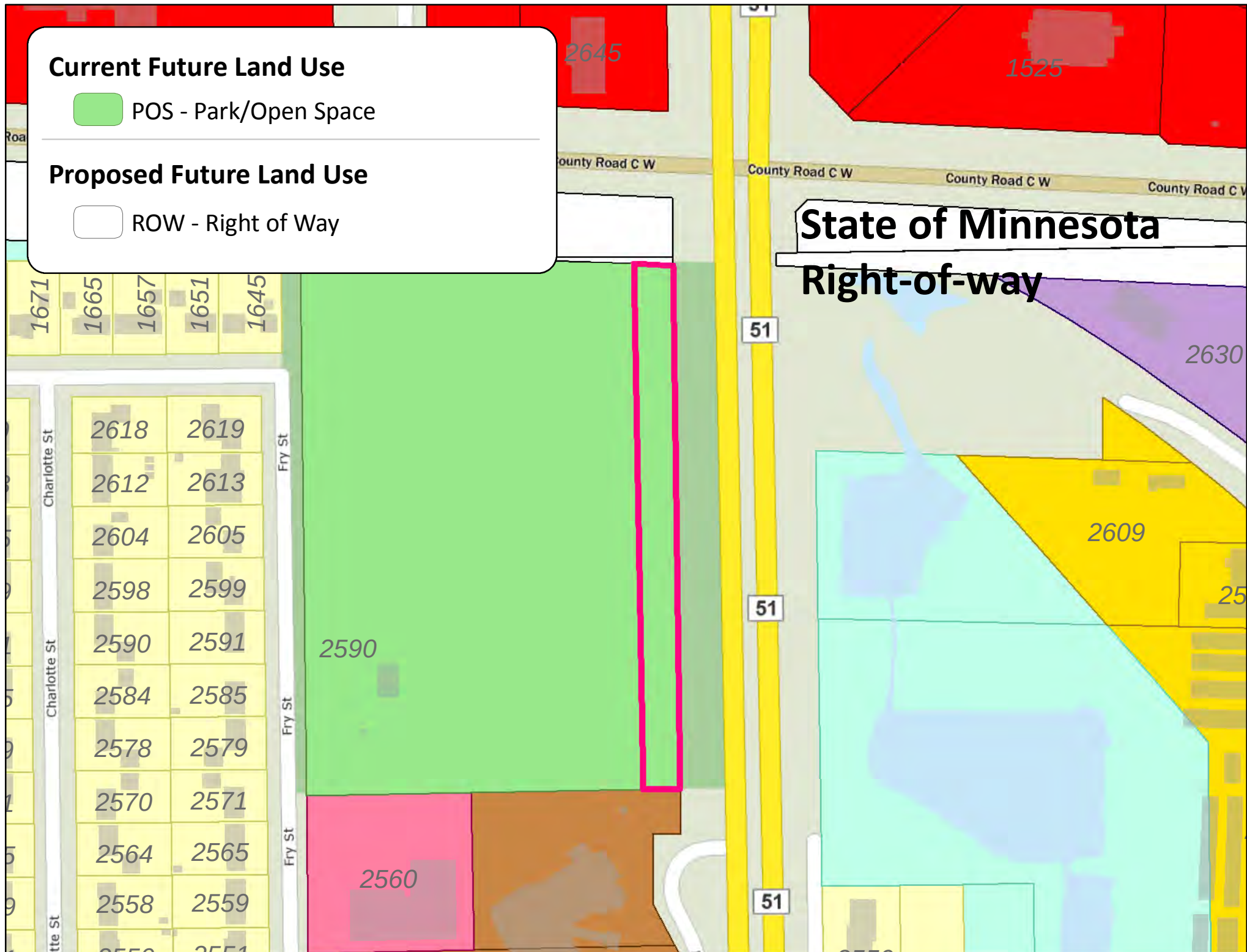
2668 Lexington Ave
City-owned property

Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 ROW - Right of Way

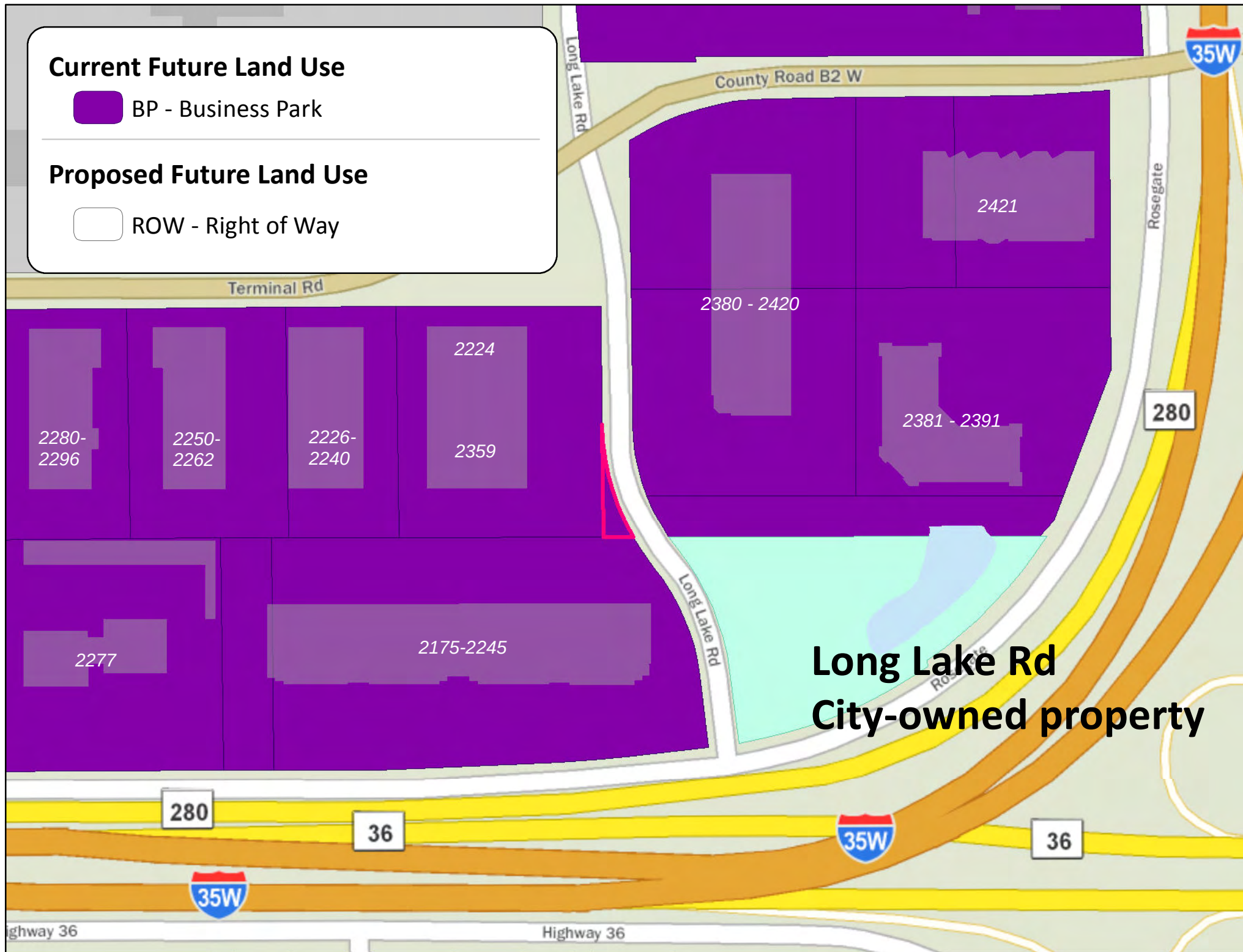


Current Future Land Use

 BP - Business Park

Proposed Future Land Use

 ROW - Right of Way

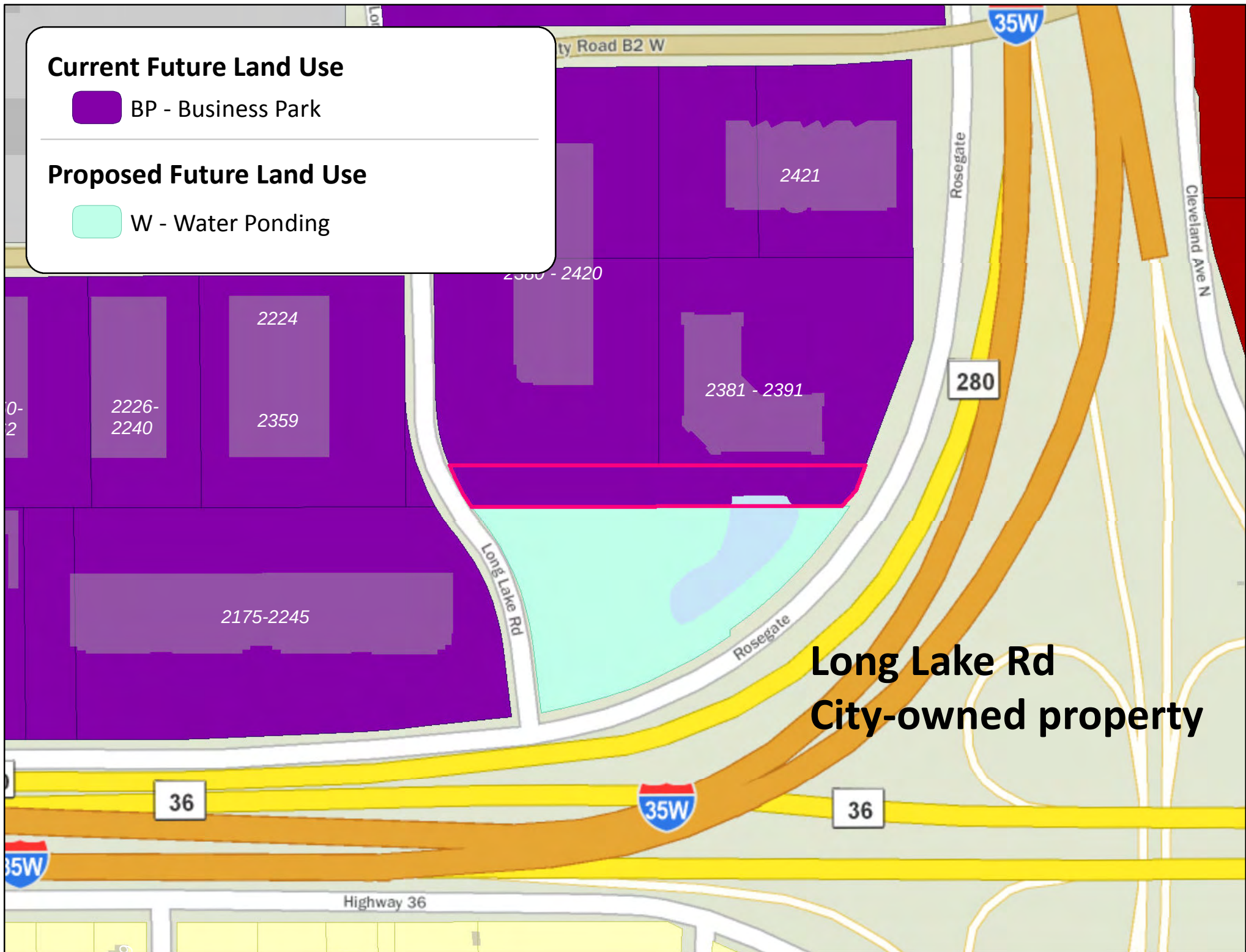


Current Future Land Use

 BP - Business Park

Proposed Future Land Use

 W - Water Ponding

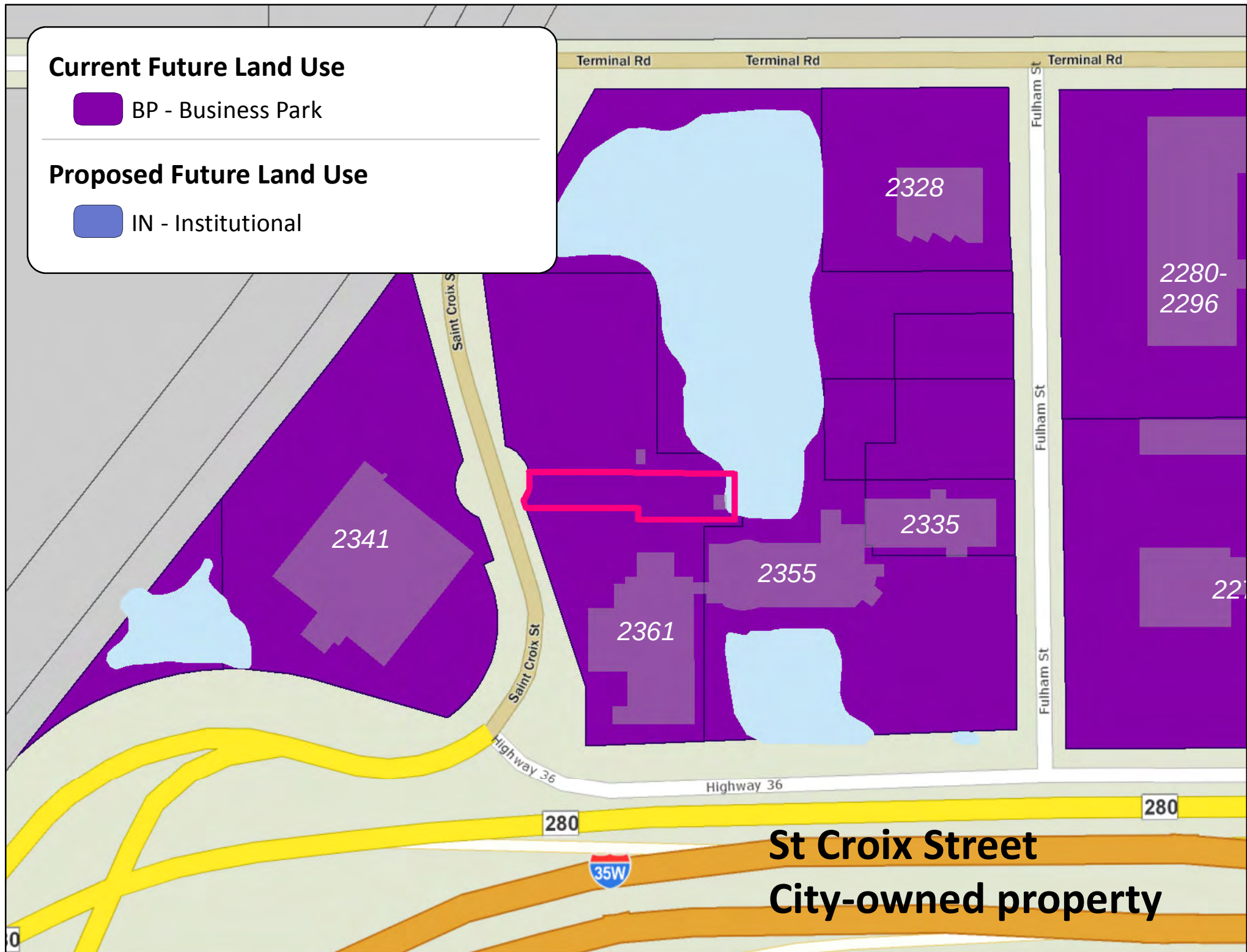


Current Future Land Use

 BP - Business Park

Proposed Future Land Use

 IN - Institutional



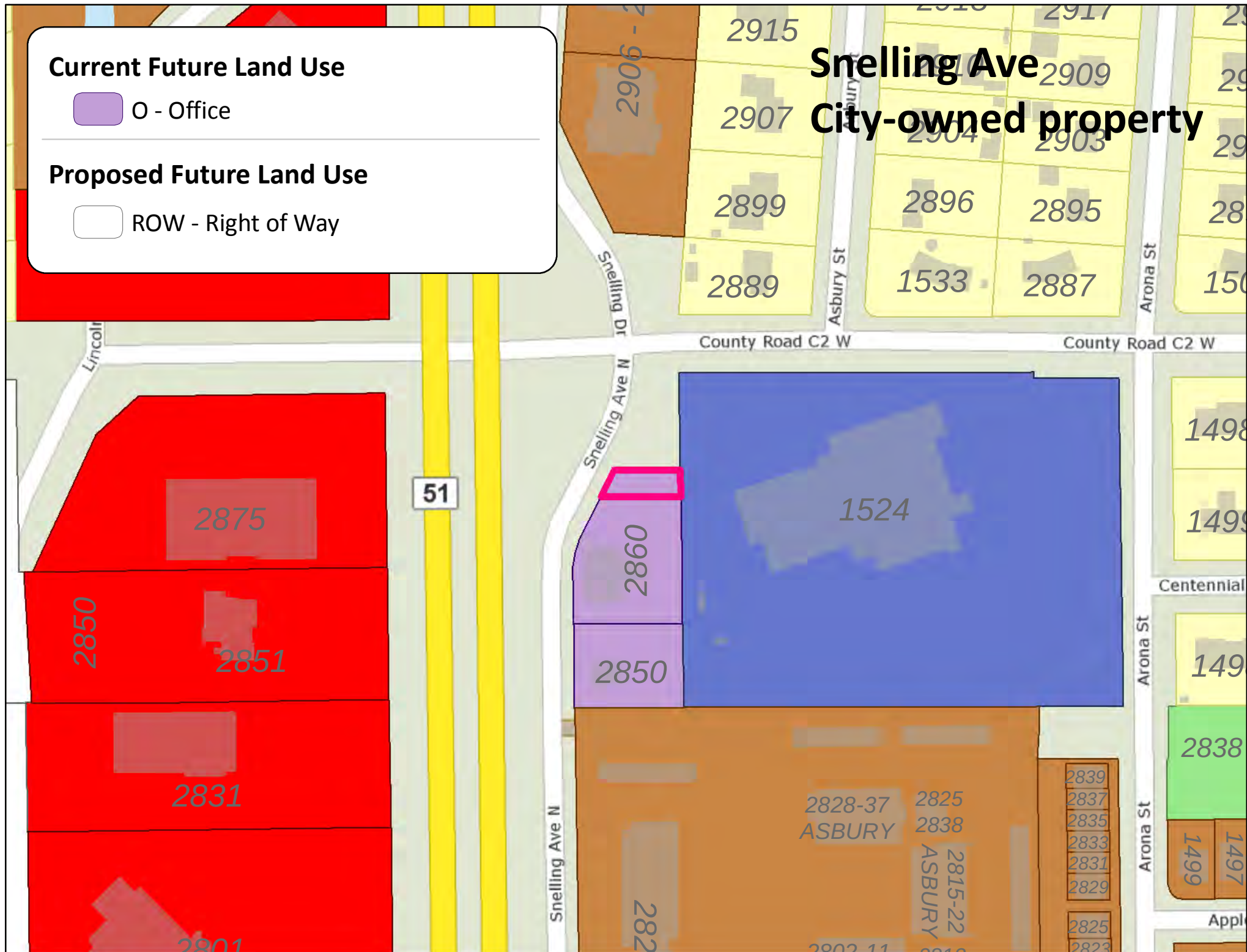
Current Future Land Use

 O - Office

Proposed Future Land Use

 ROW - Right of Way

Snelling Ave
City-owned property

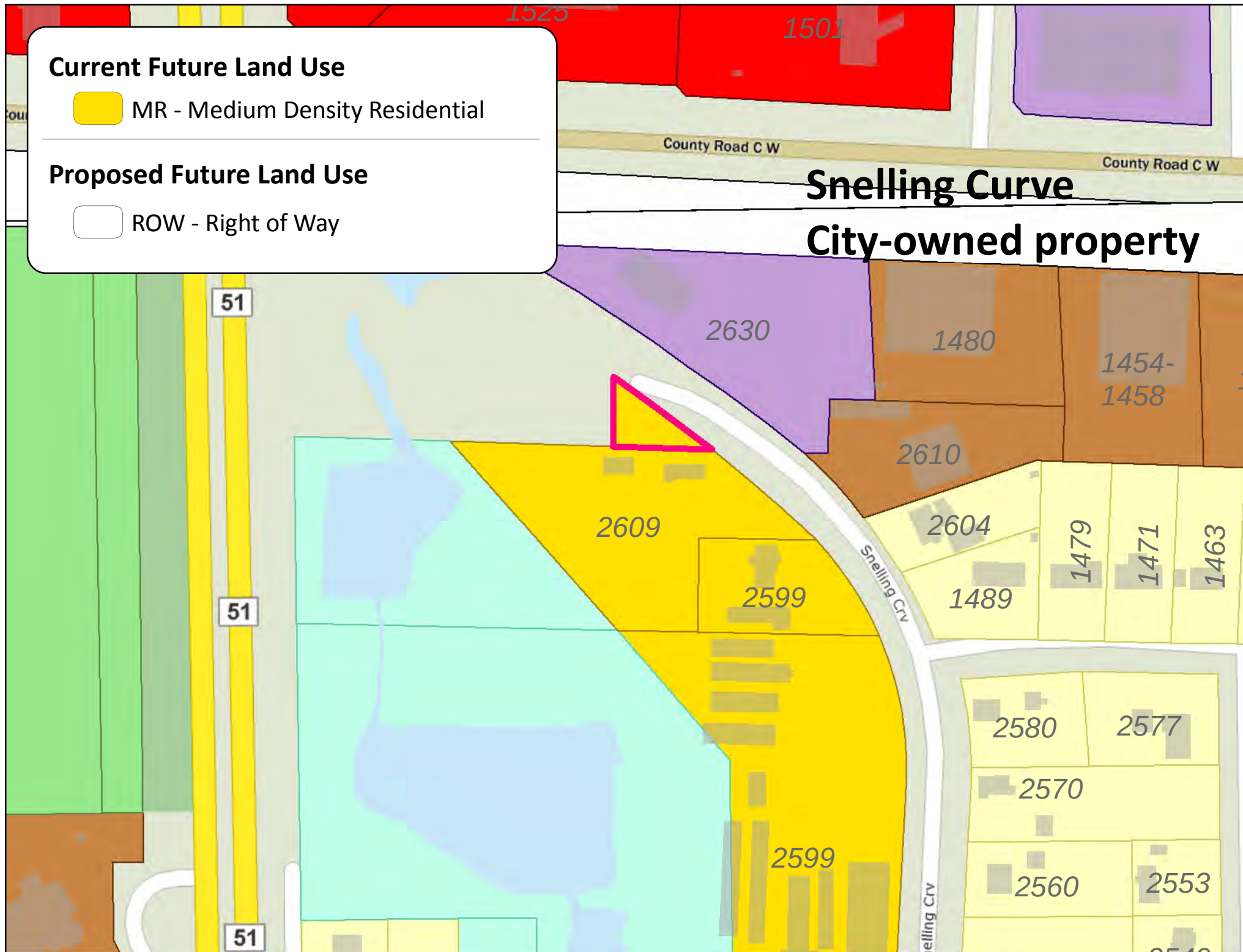


Current Future Land Use

 MR - Medium Density Residential

Proposed Future Land Use

 ROW - Right of Way



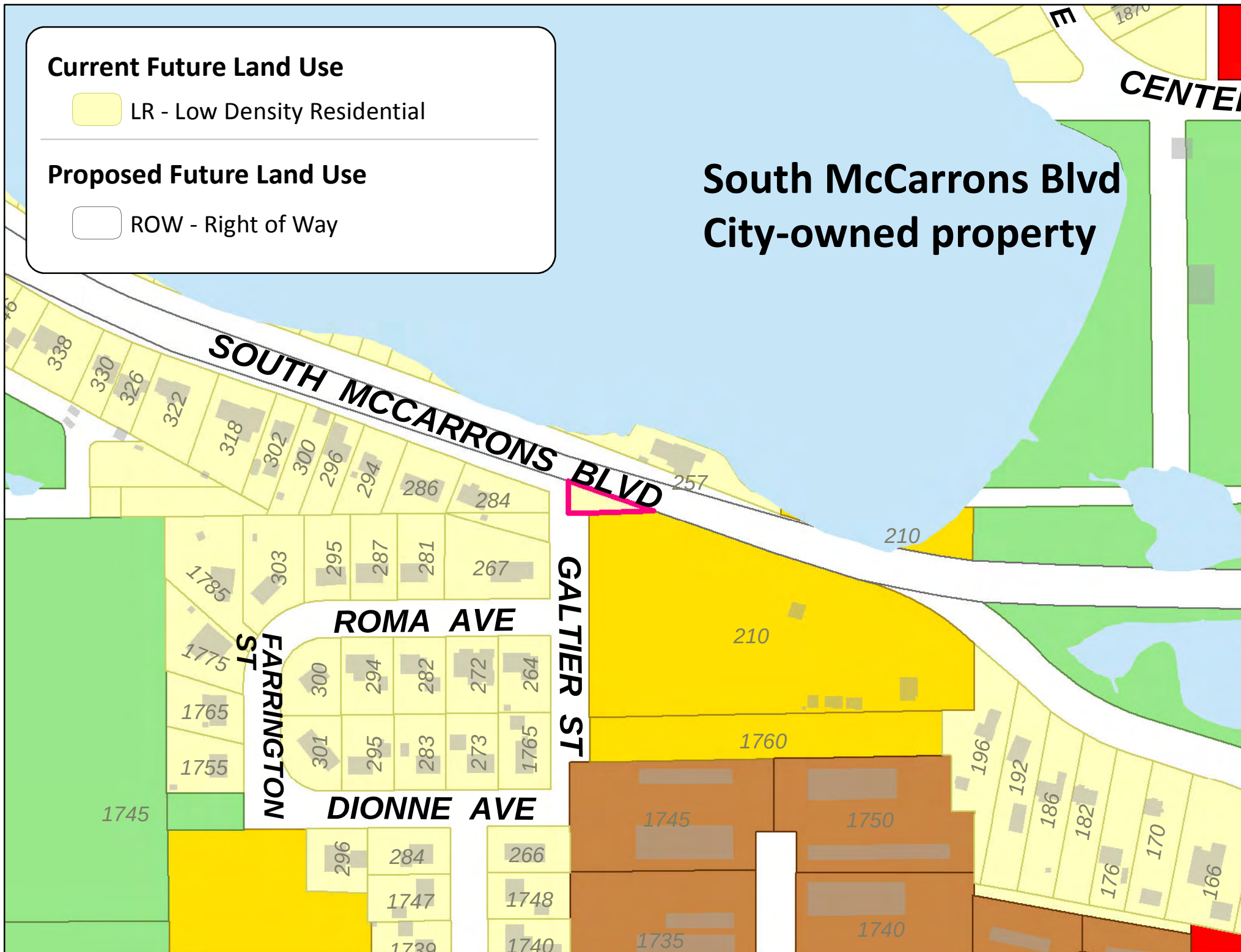
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 ROW - Right of Way

South McCarrons Blvd
City-owned property



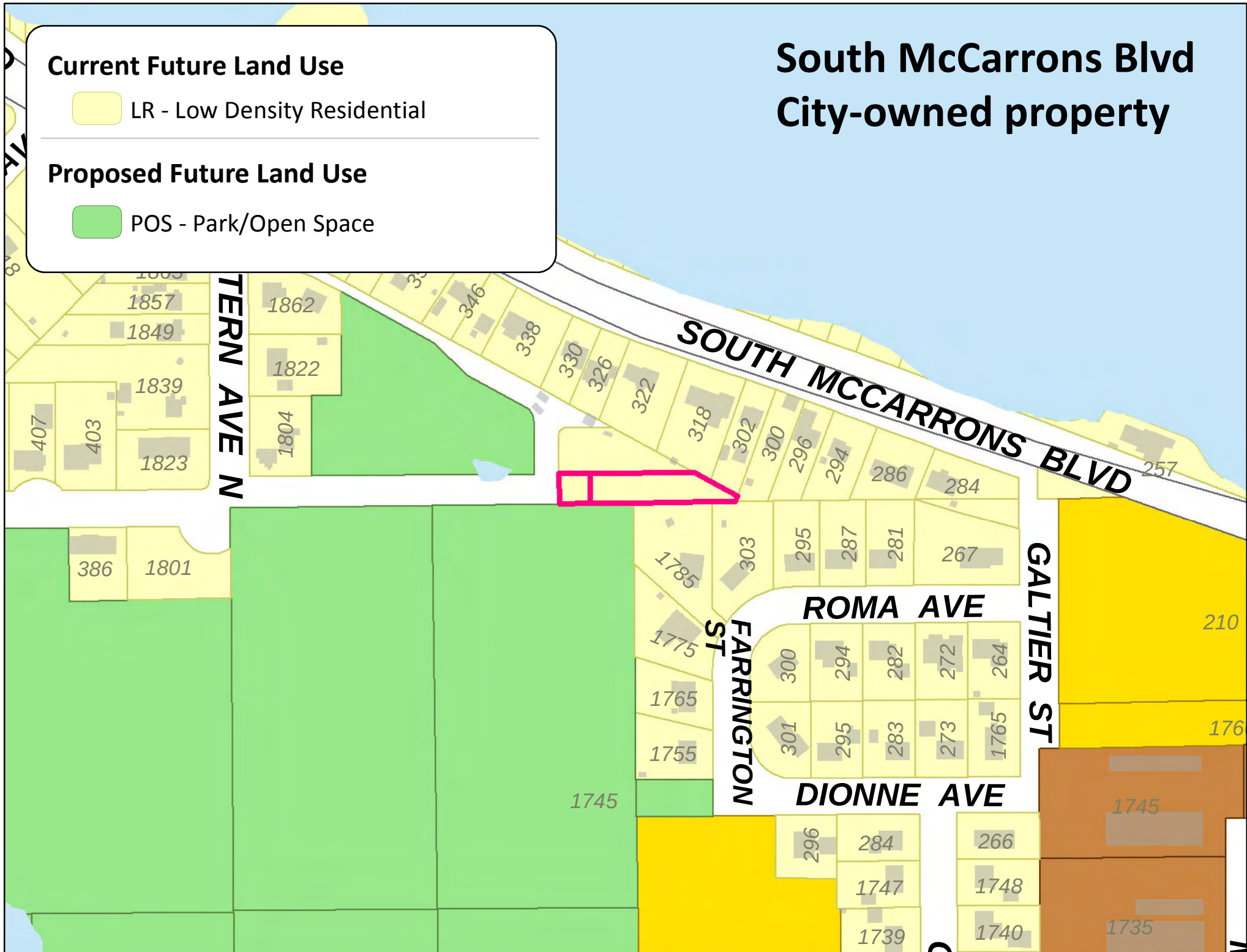
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 POS - Park/Open Space

South McCarrons Blvd City-owned property



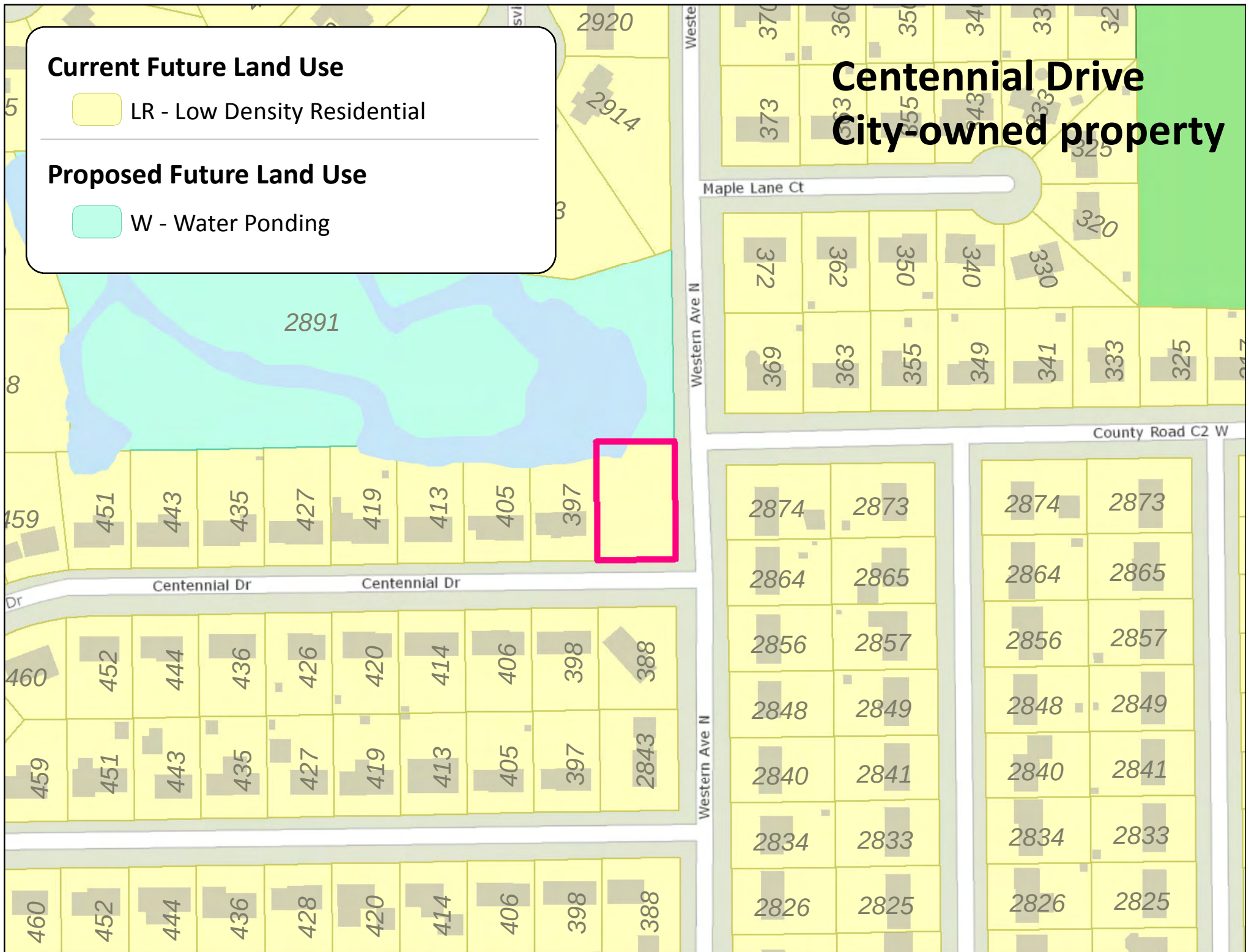
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 W - Water Ponding

Centennial Drive
City-owned property



Current Future Land Use

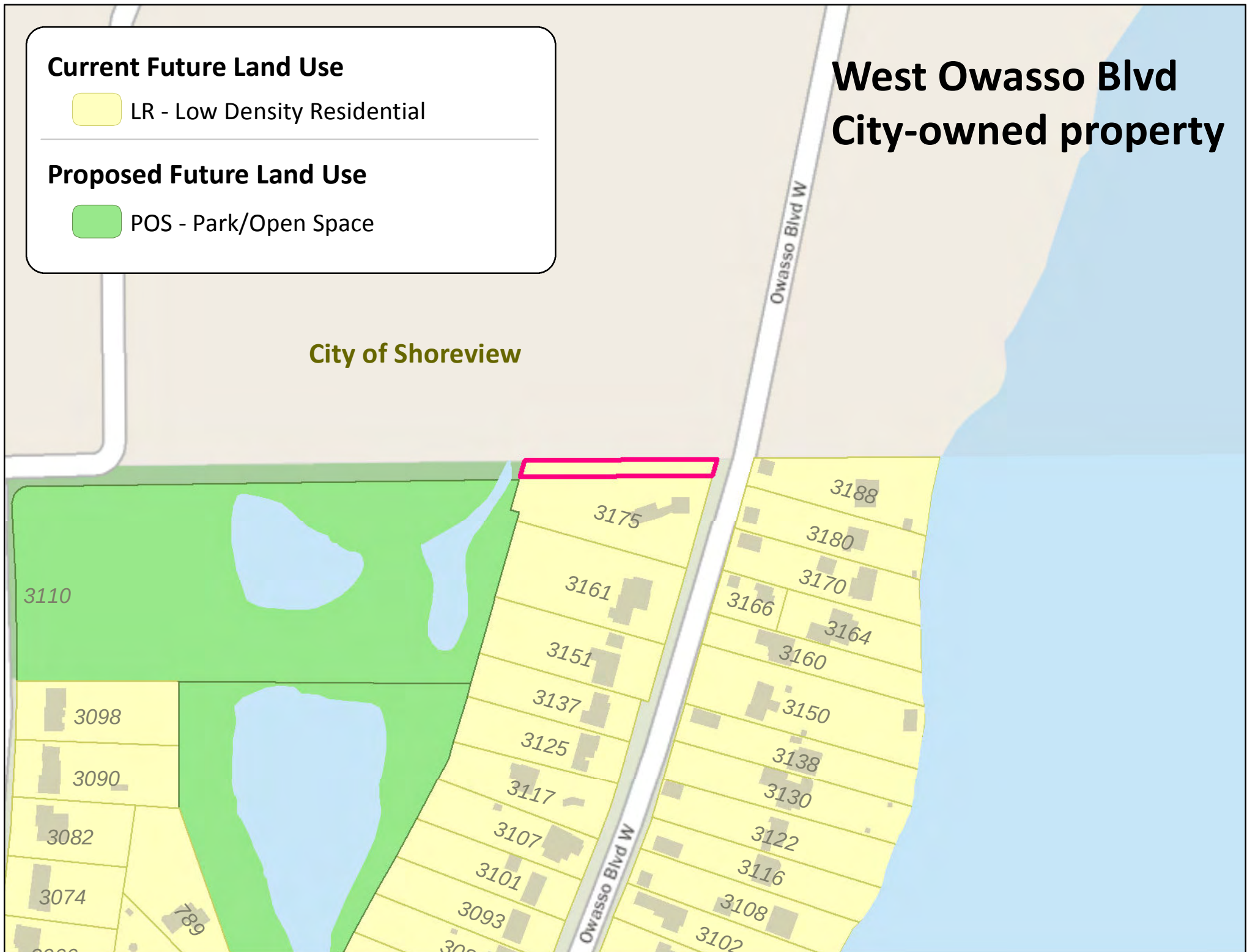
 LR - Low Density Residential

Proposed Future Land Use

 POS - Park/Open Space

West Owasso Blvd
City-owned property

City of Shoreview



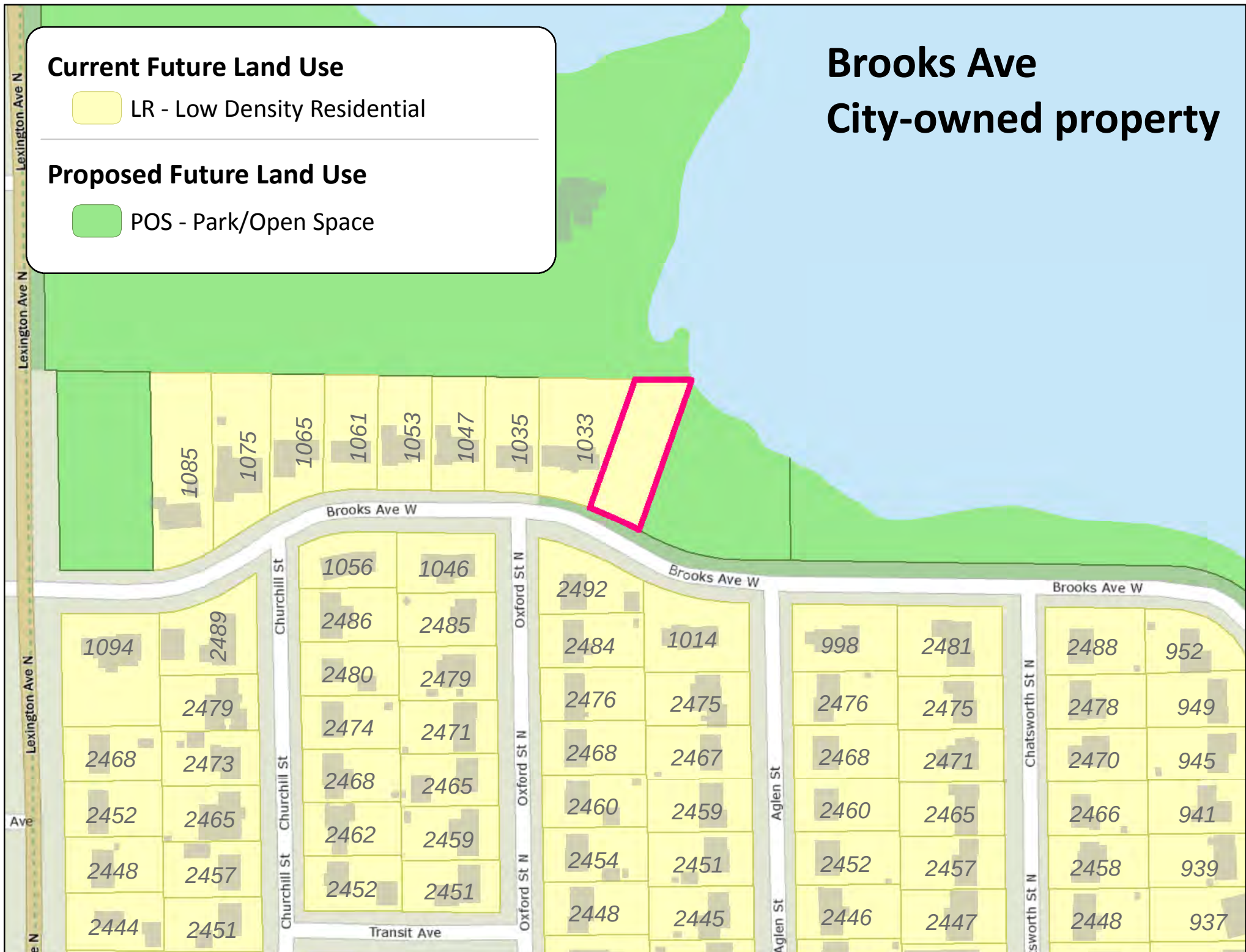
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 POS - Park/Open Space

Brooks Ave City-owned property



Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 ROW - Right of Way

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 ROW - Right of Way

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

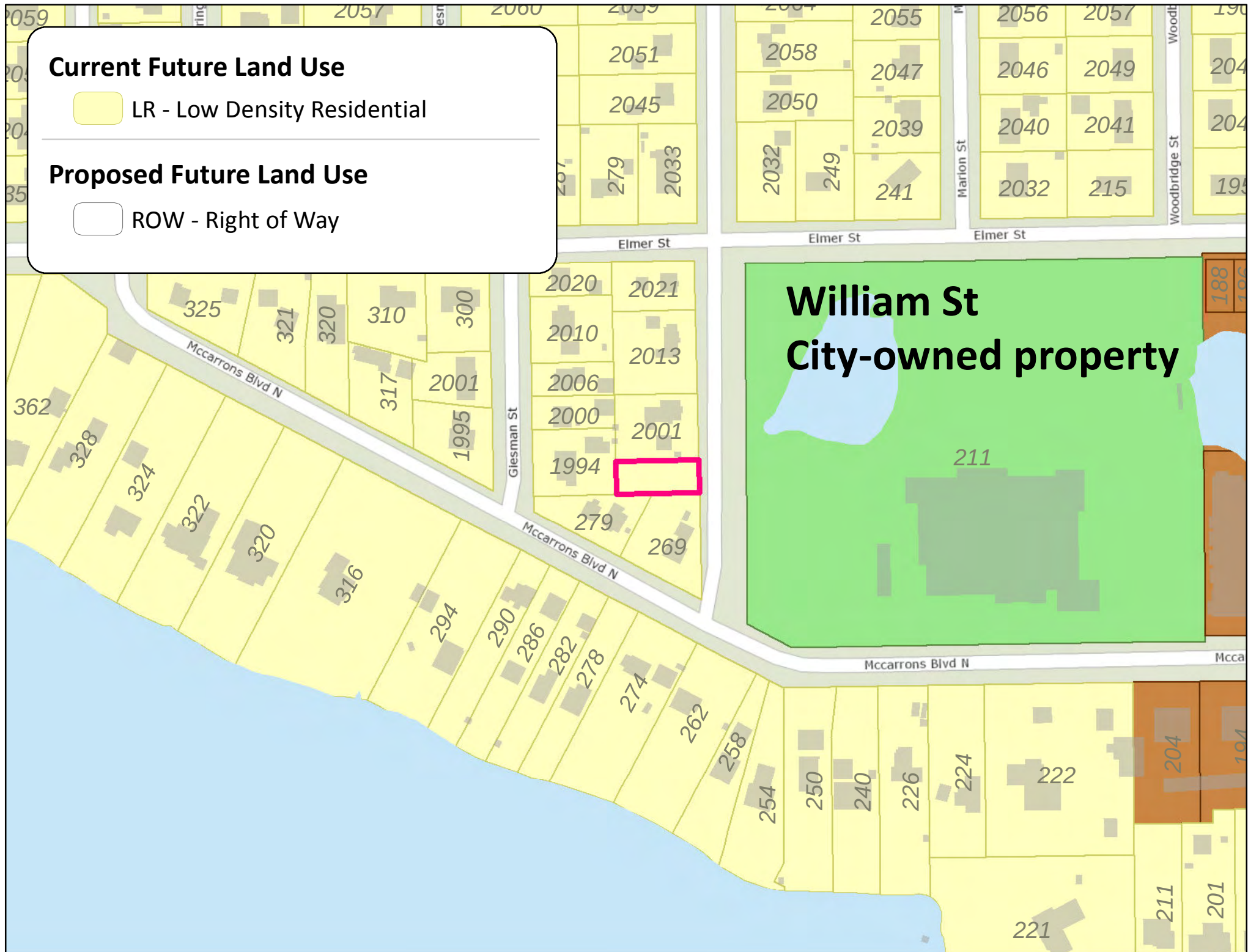
 ROW - Right of Way

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 ROW - Right of Way



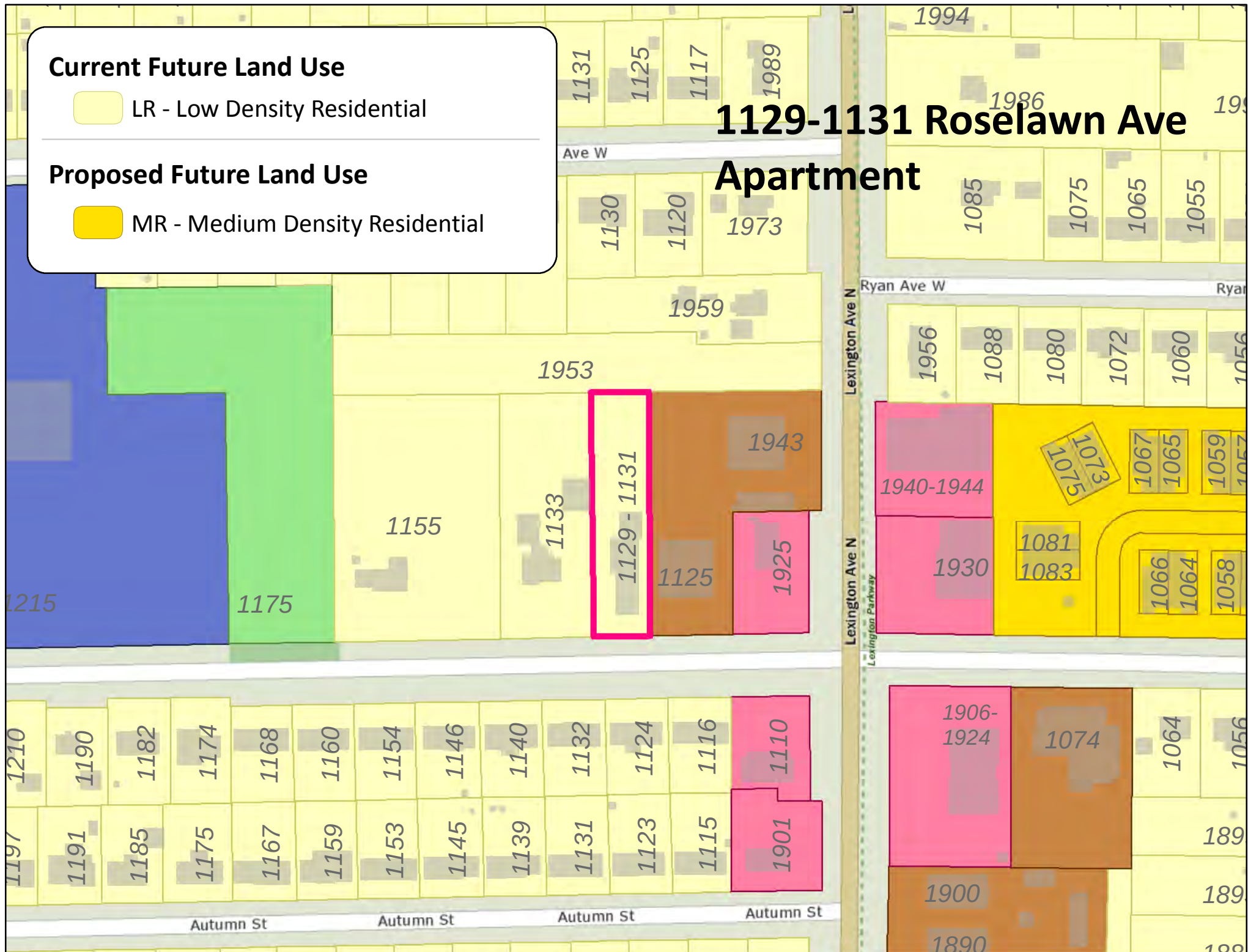
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 MR - Medium Density Residential

1129-1131 Roselawn Ave Apartment



Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

2180

1330 Co Business

2205

2197

2193

2127

2116

2171

1297

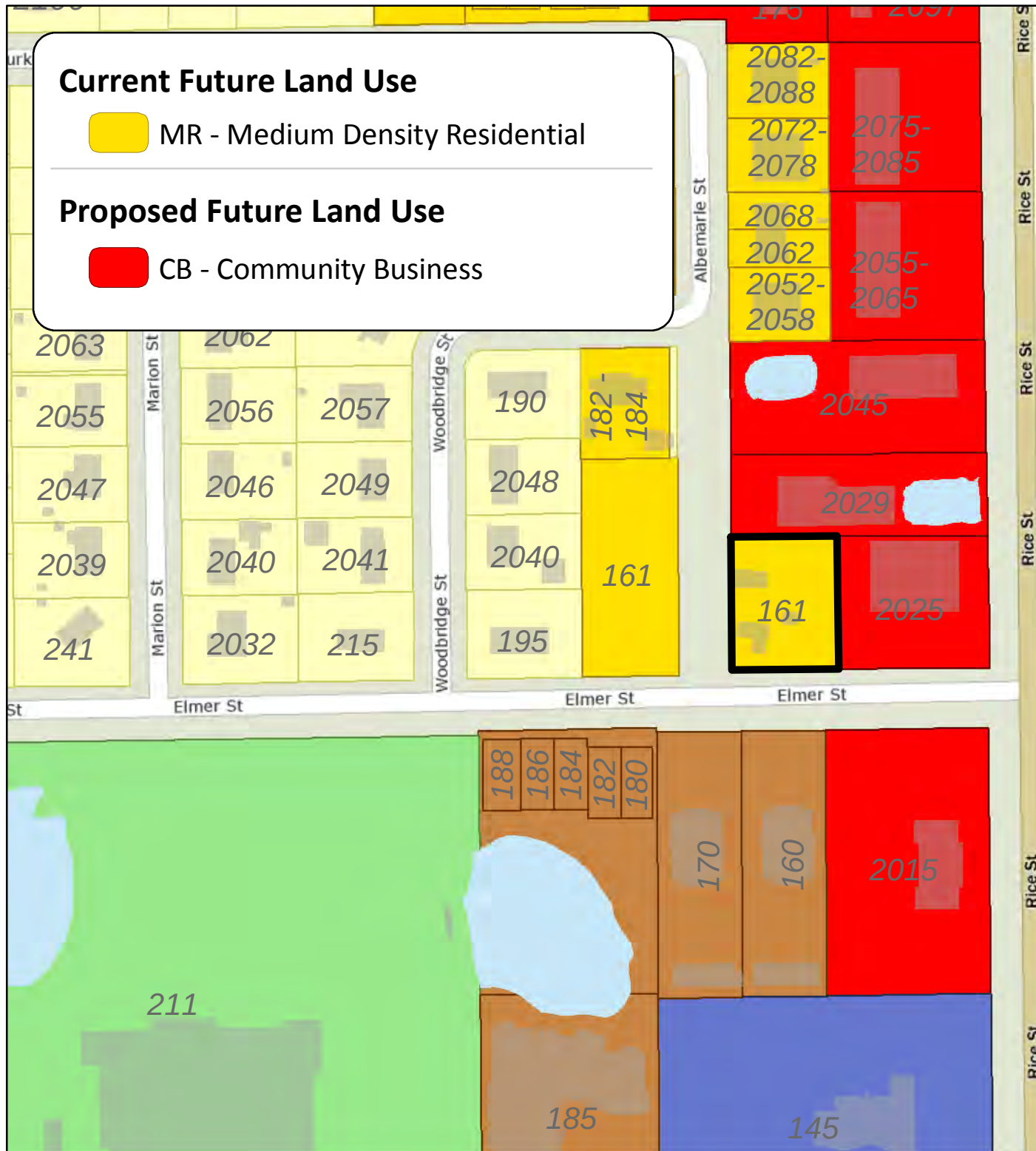
1295

Current Future Land Use

 MR - Medium Density Residential

Proposed Future Land Use

 CB - Community Business



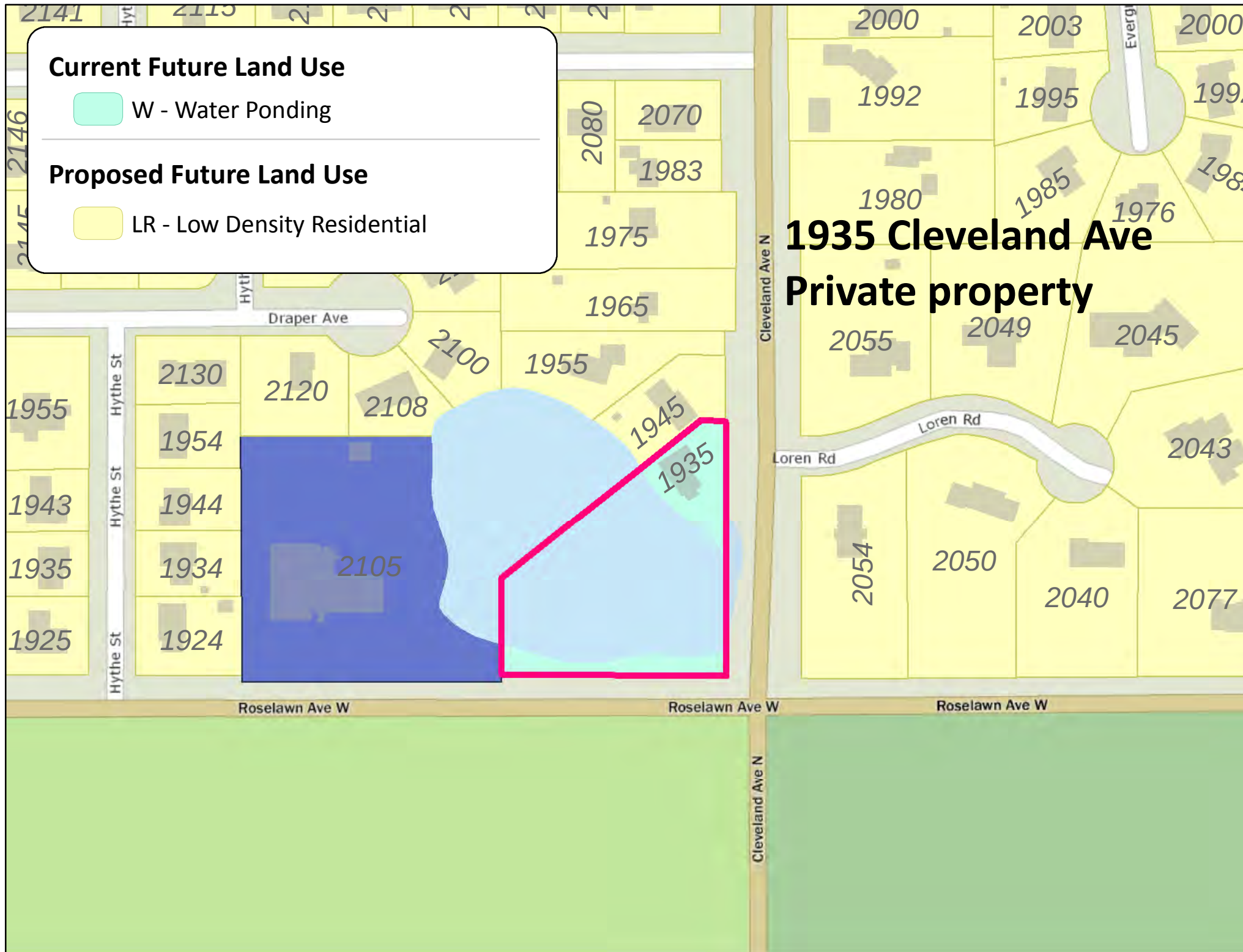
161 Elmer St
Zoned B1 in 1980s

Current Future Land Use

 W - Water Ponding

Proposed Future Land Use

 LR - Low Density Residential



Current Future Land Use

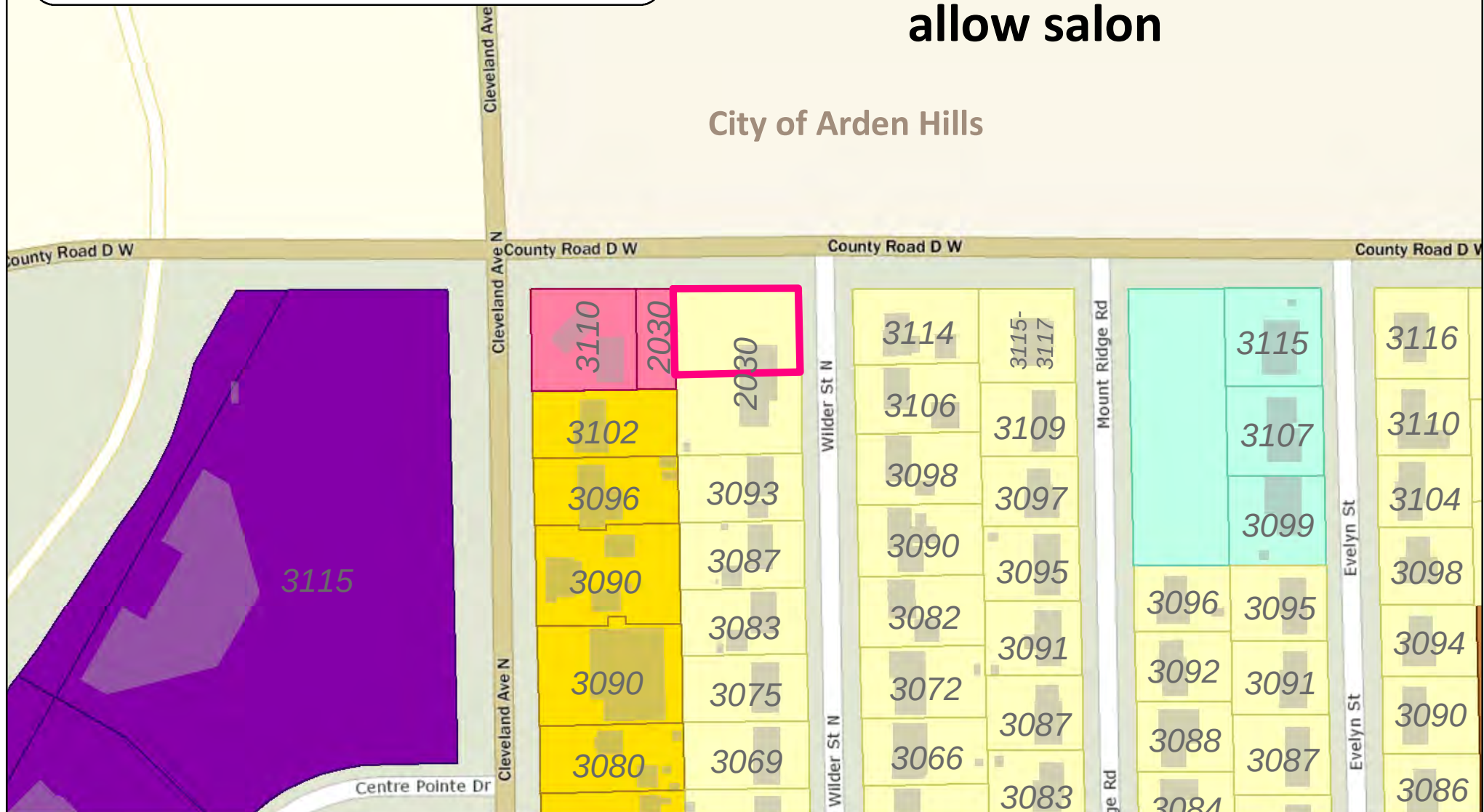
 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

2030 County Road D
Half of property zoned
business in 1970s to
allow salon

City of Arden Hills



Current Future Land Use

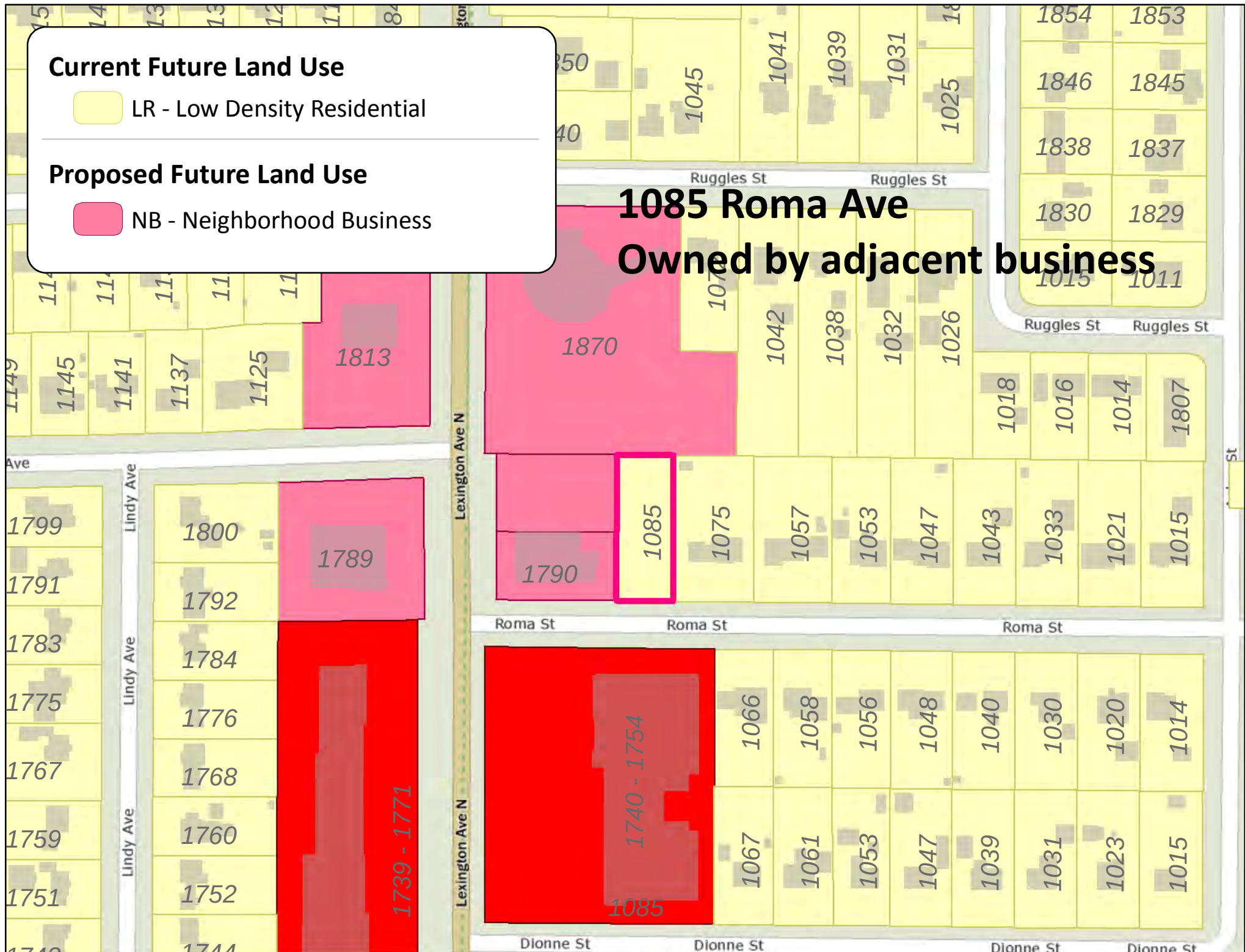
 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

1085 Roma Ave

Owned by adjacent business



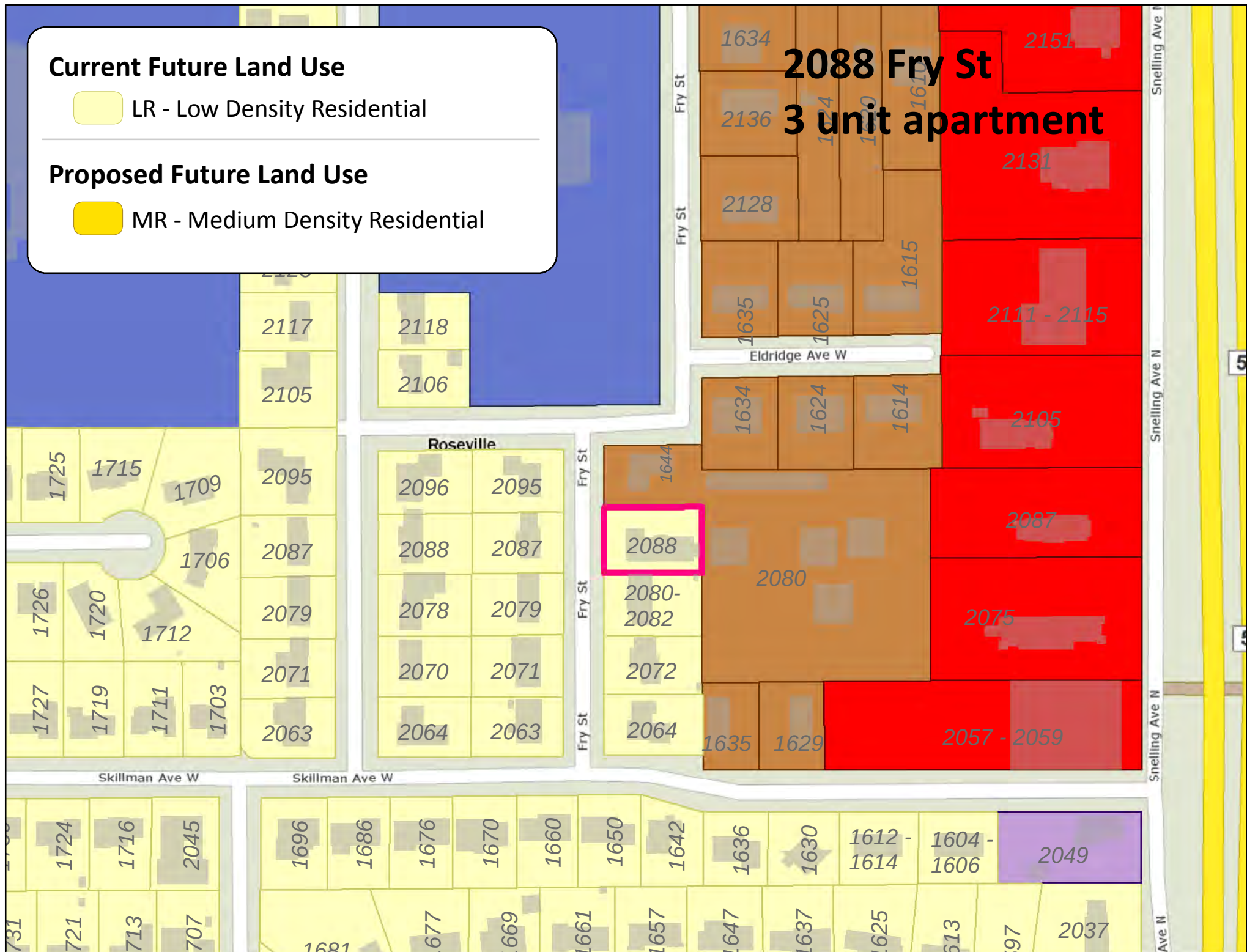
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 MR - Medium Density Residential

2088 Fry St
3 unit apartment



Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 0 - Office

2211 Hamline Ave
Office building

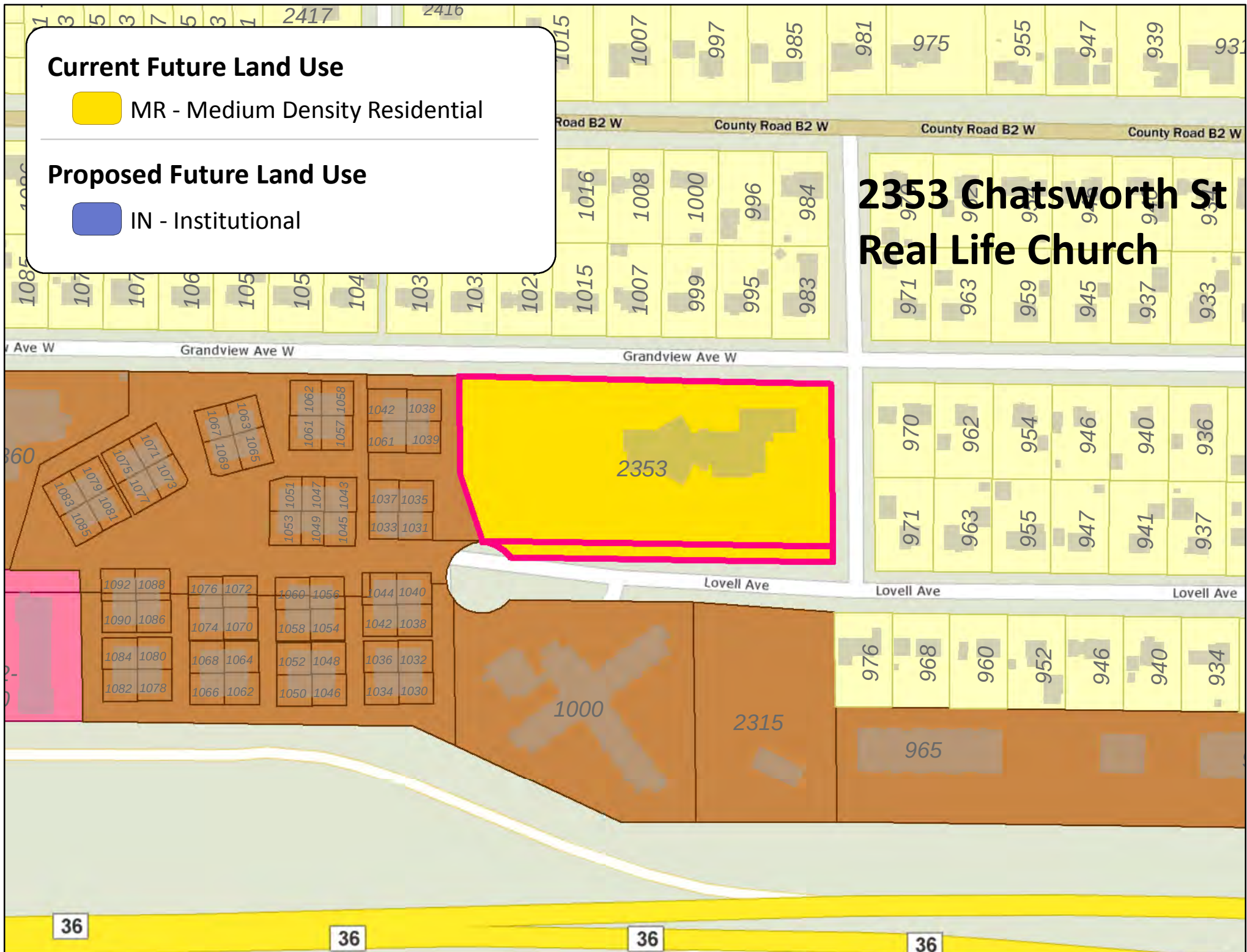
Current Future Land Use

 MR - Medium Density Residential

Proposed Future Land Use

 IN - Institutional

**2353 Chatsworth St
Real Life Church**



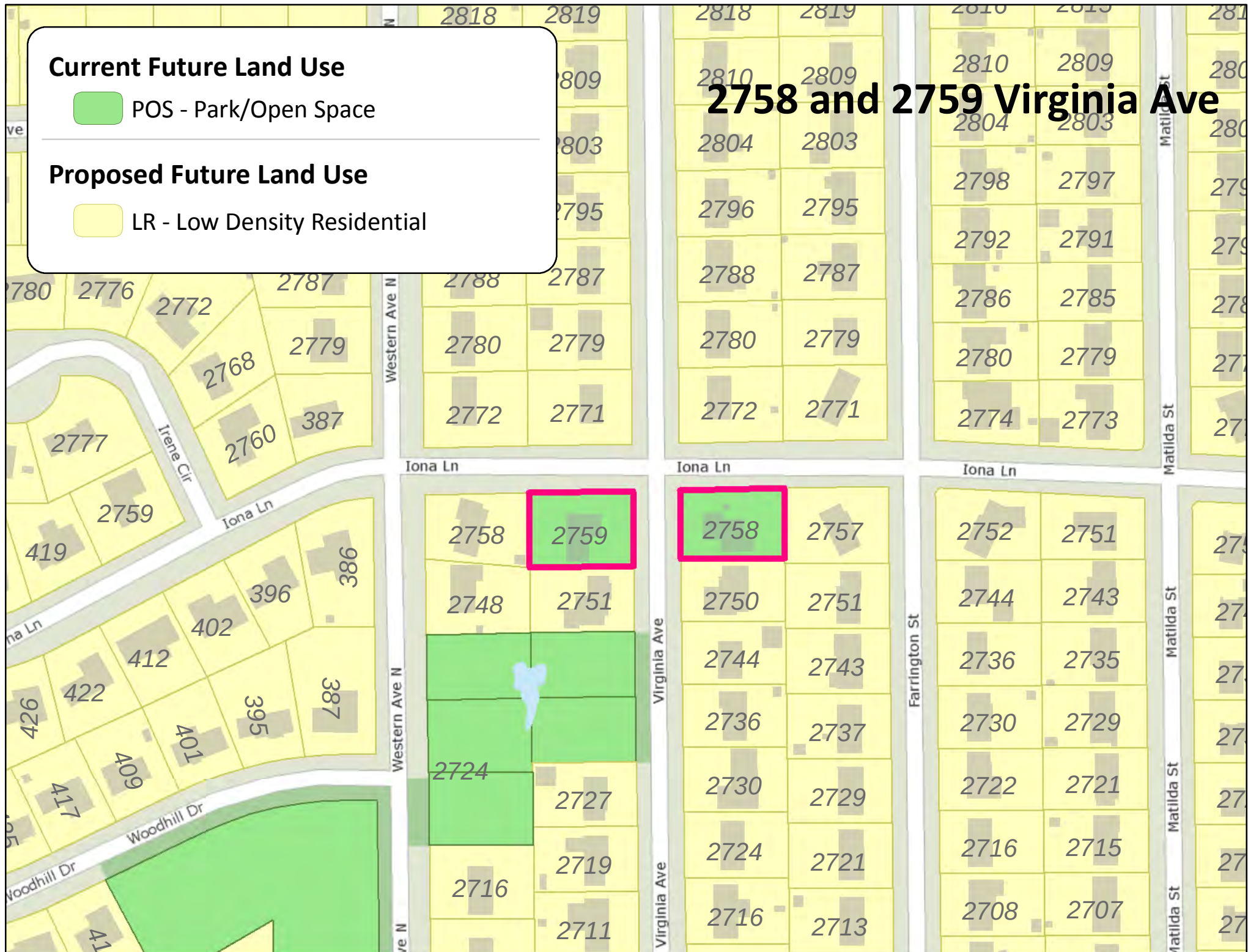
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

2758 and 2759 Virginia Ave

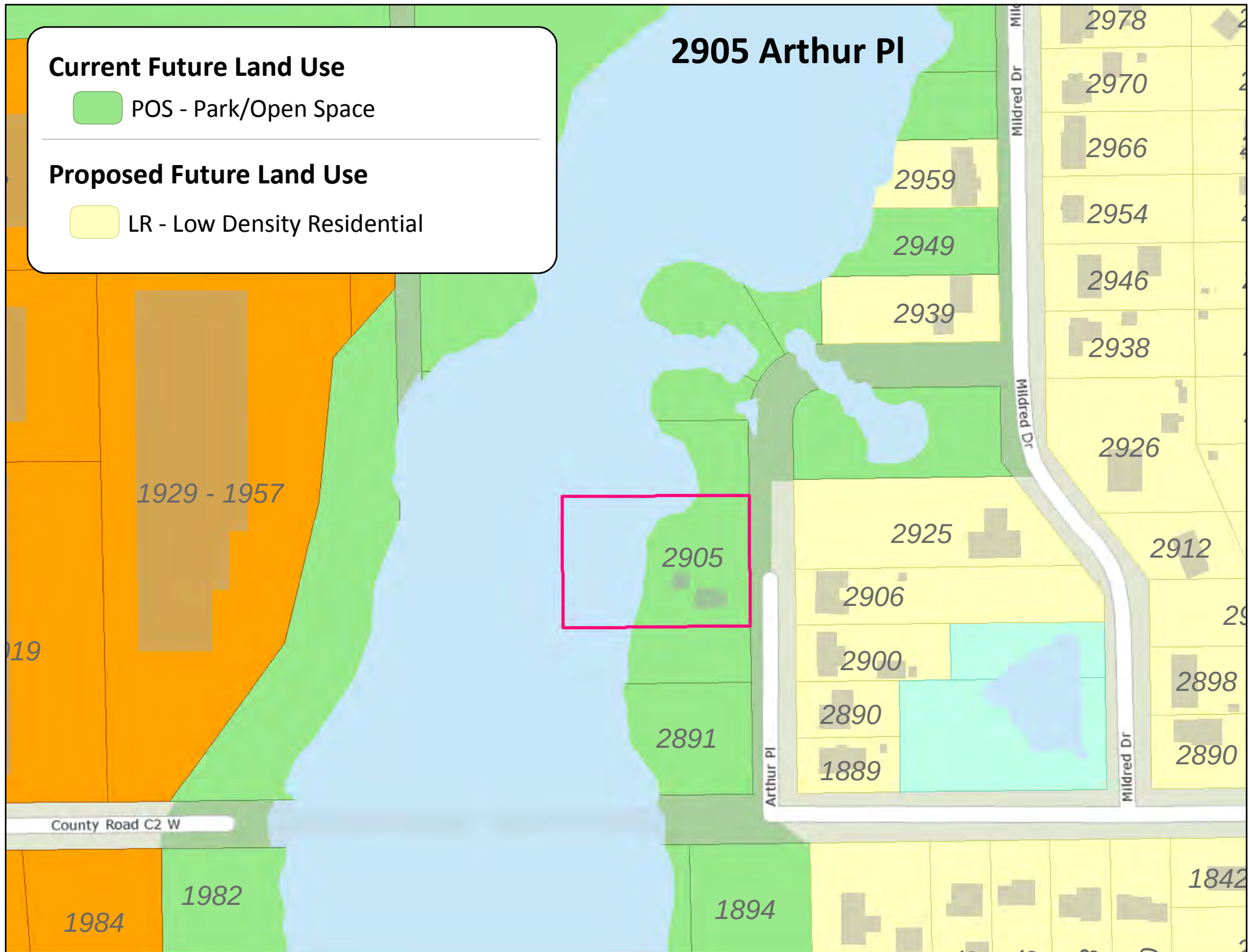


Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential



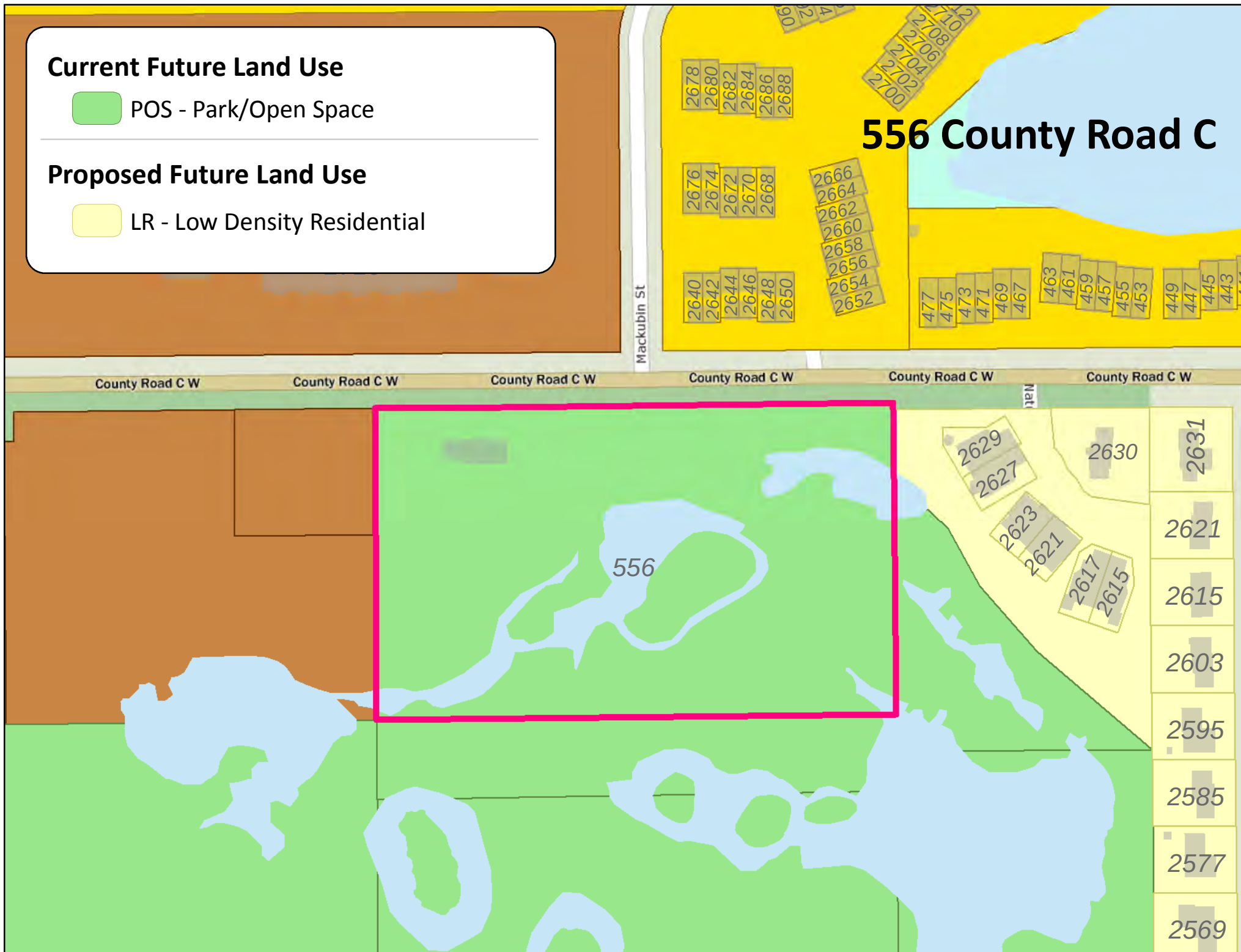
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

556 County Road C

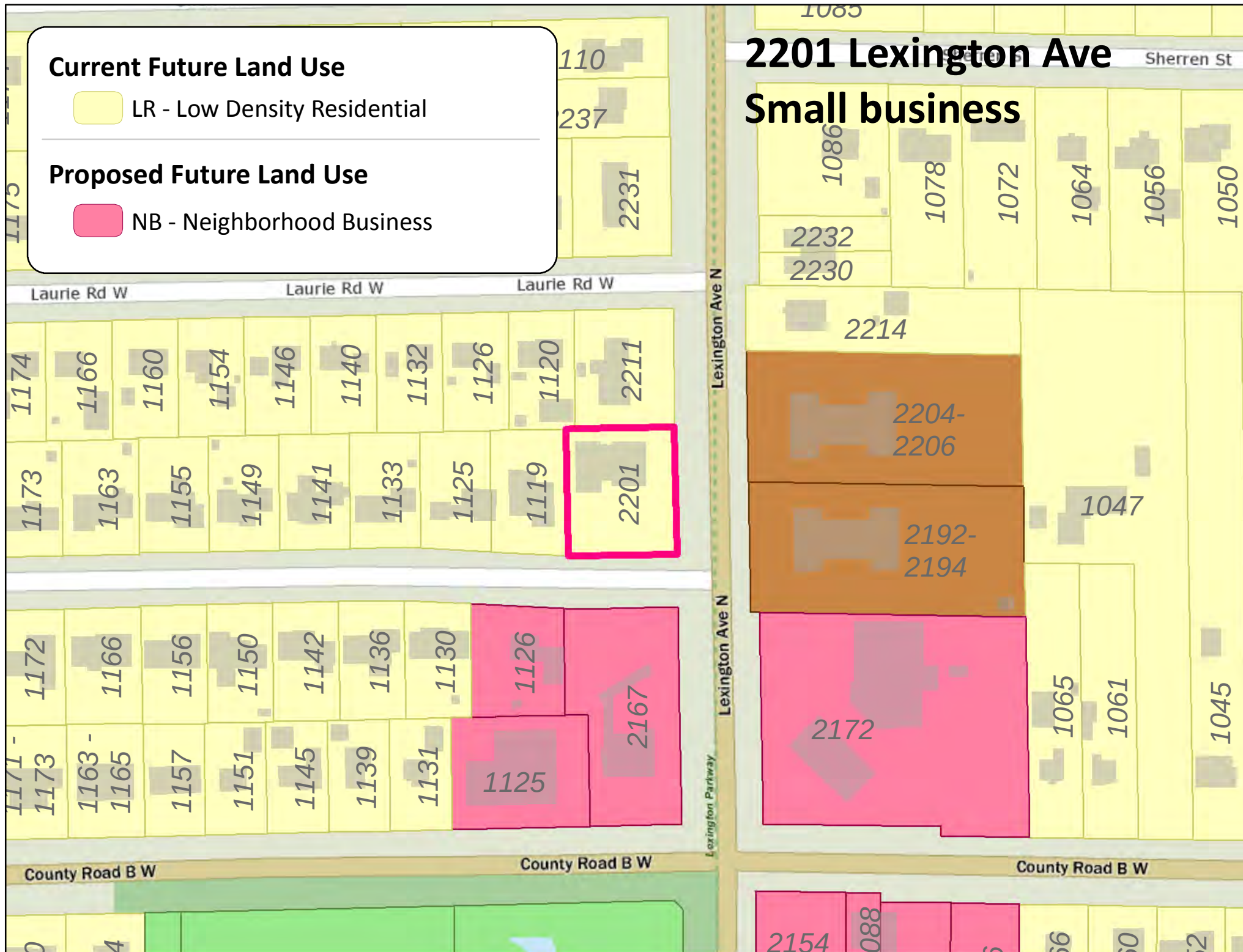


Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business



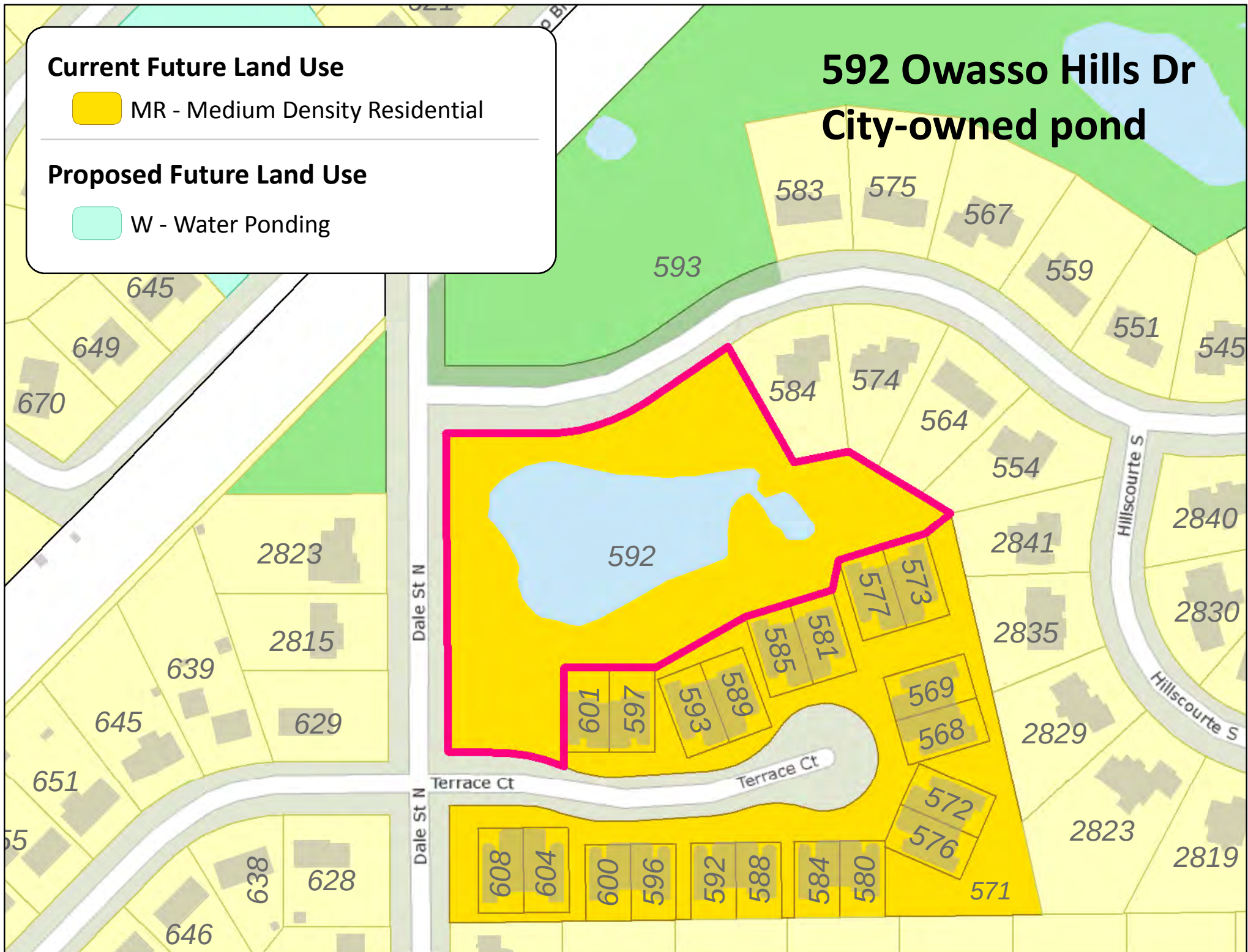
Current Future Land Use

 MR - Medium Density Residential

Proposed Future Land Use

 W - Water Ponding

592 Owasso Hills Dr
City-owned pond

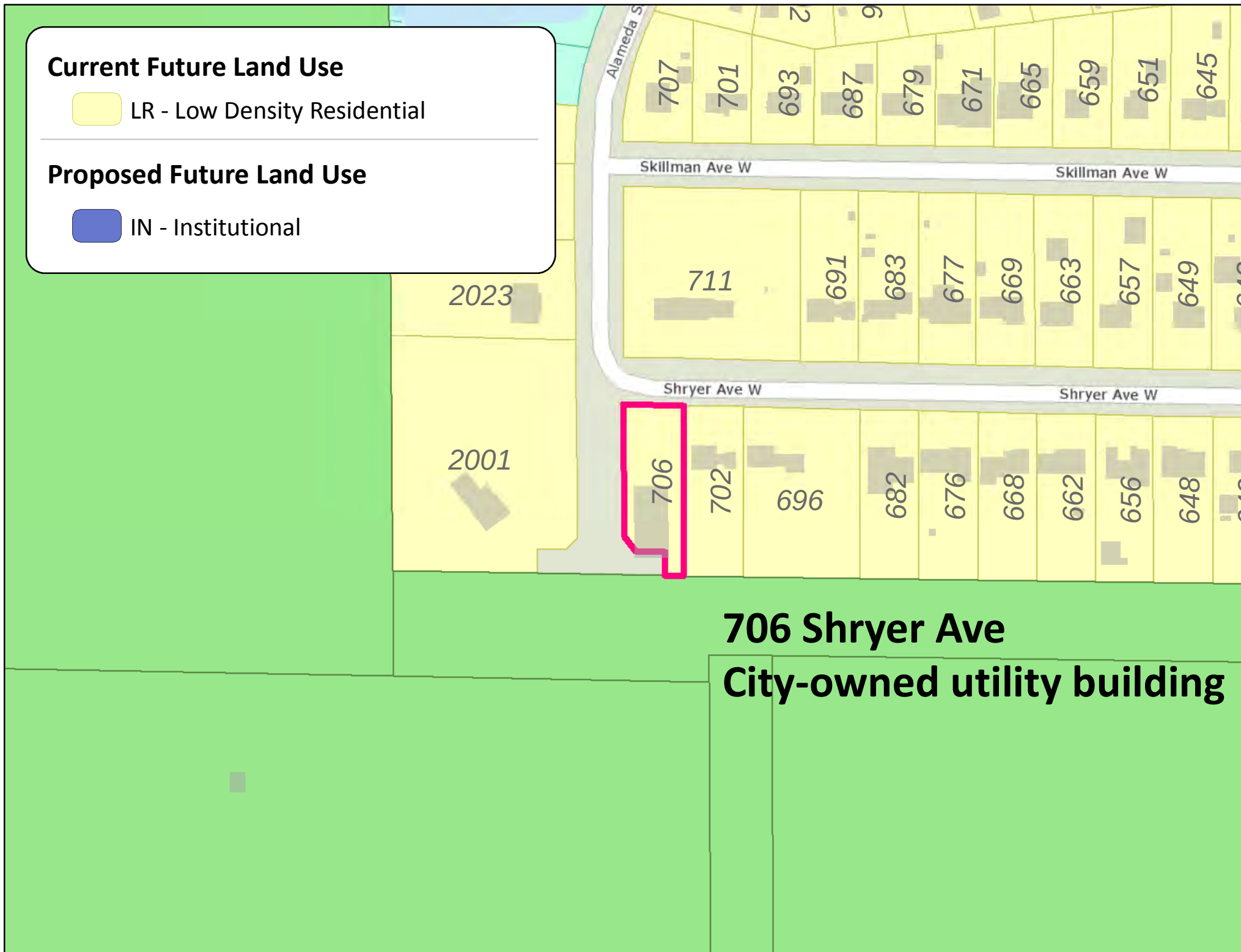


Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 IN - Institutional



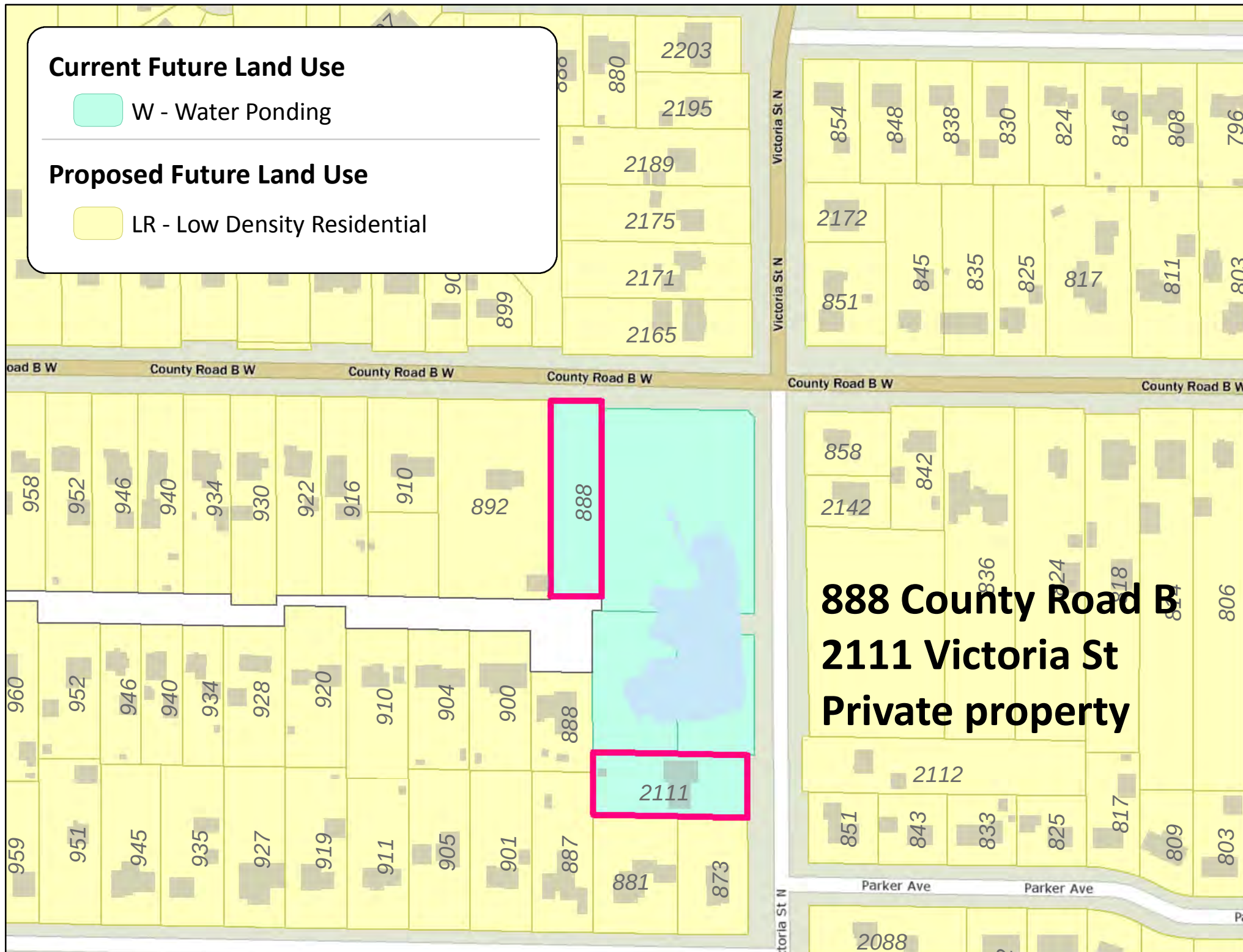
706 Shryer Ave
City-owned utility building

Current Future Land Use

 W - Water Ponding

Proposed Future Land Use

 LR - Low Density Residential



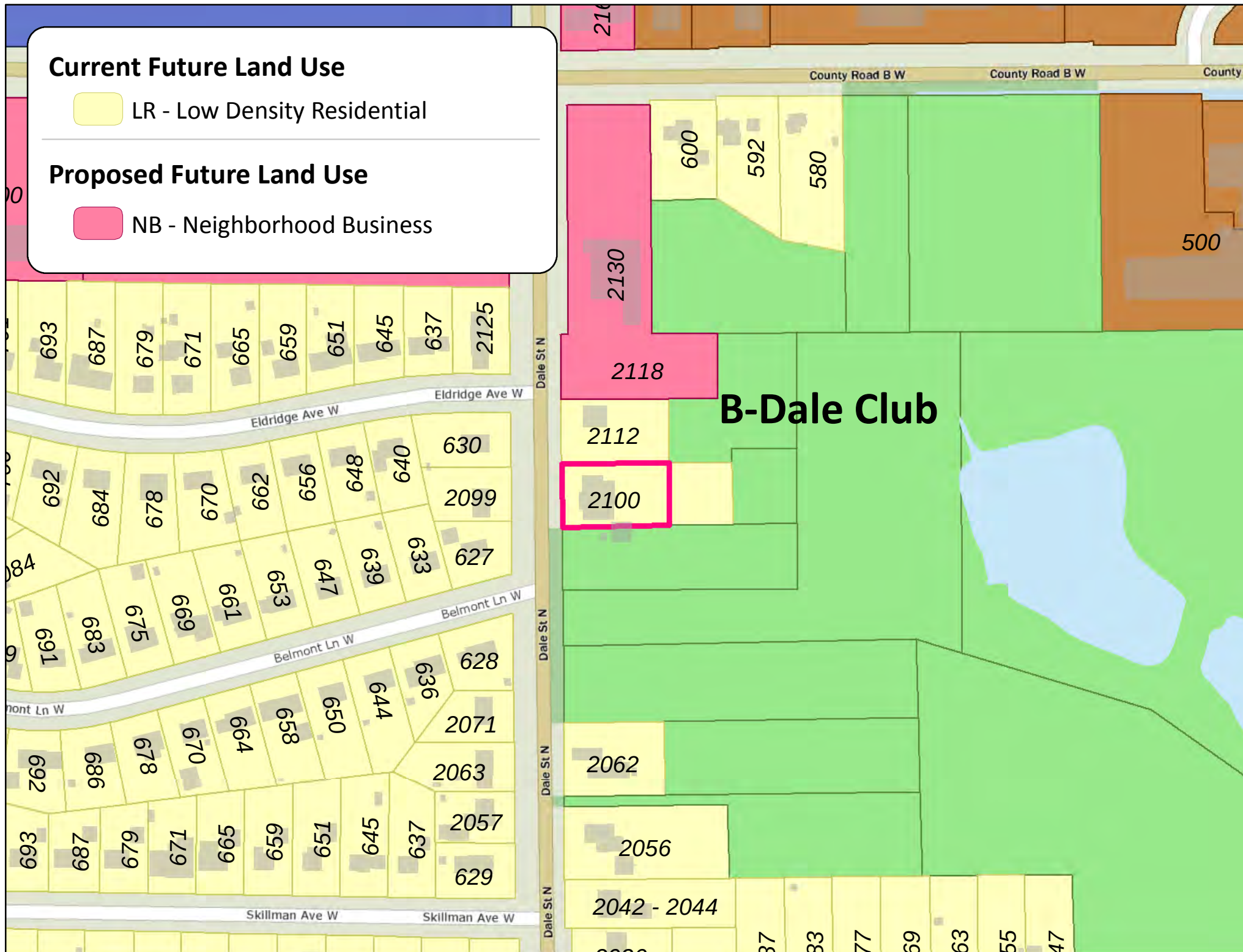
**888 County Road B W
2111 Victoria St
Private property**

Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

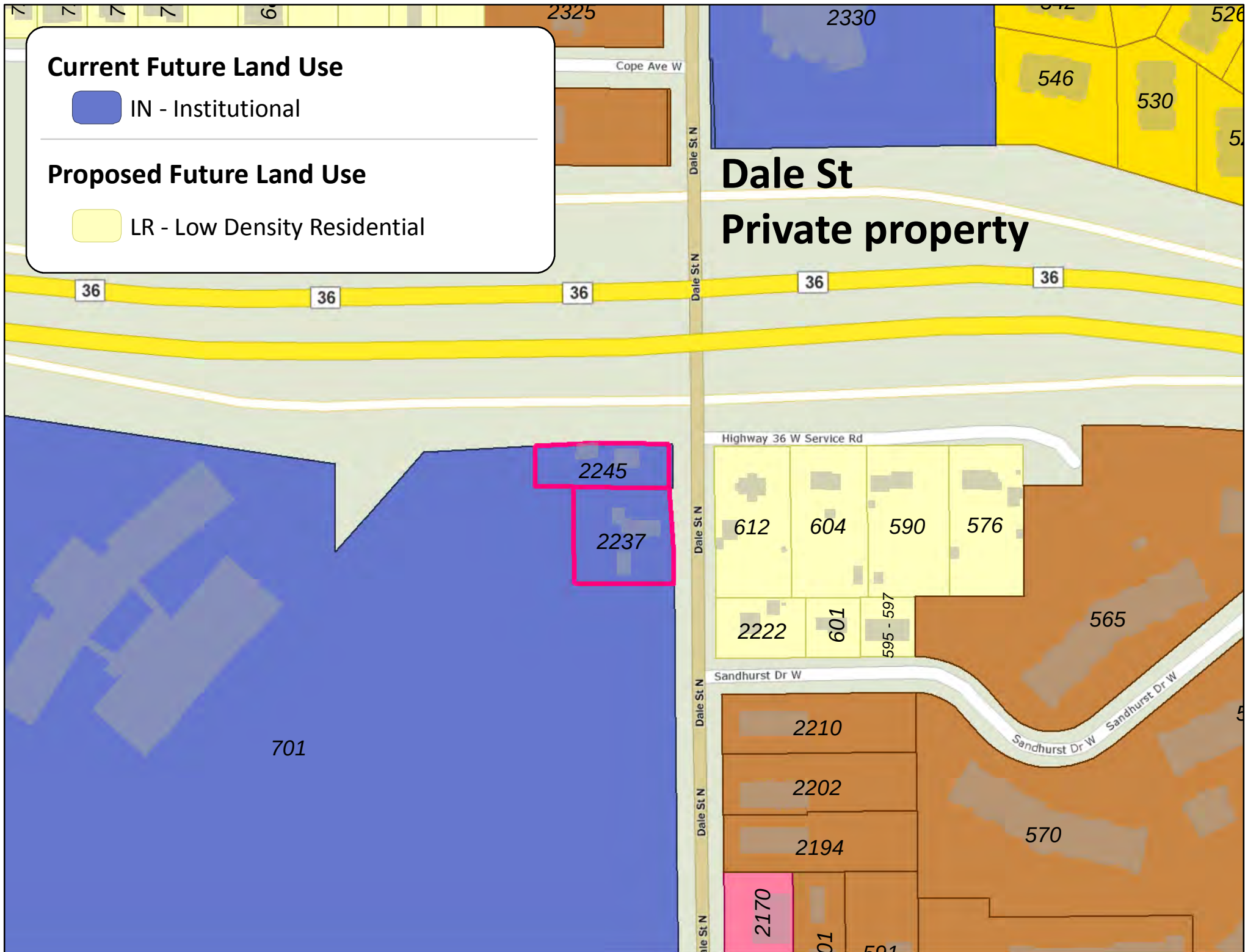


Current Future Land Use

 IN - Institutional

Proposed Future Land Use

 LR - Low Density Residential



Current Future Land Use

- POS - Park/Open Space

Proposed Future Land Use

- LR - Low Density Residential

Current Future Land Use

-  POS - Park/Open Space

Proposed Future Land Use

-  LR - Low Density Residential

Current Future Land Use

- POS - Park/Open Space

Proposed Future Land Use

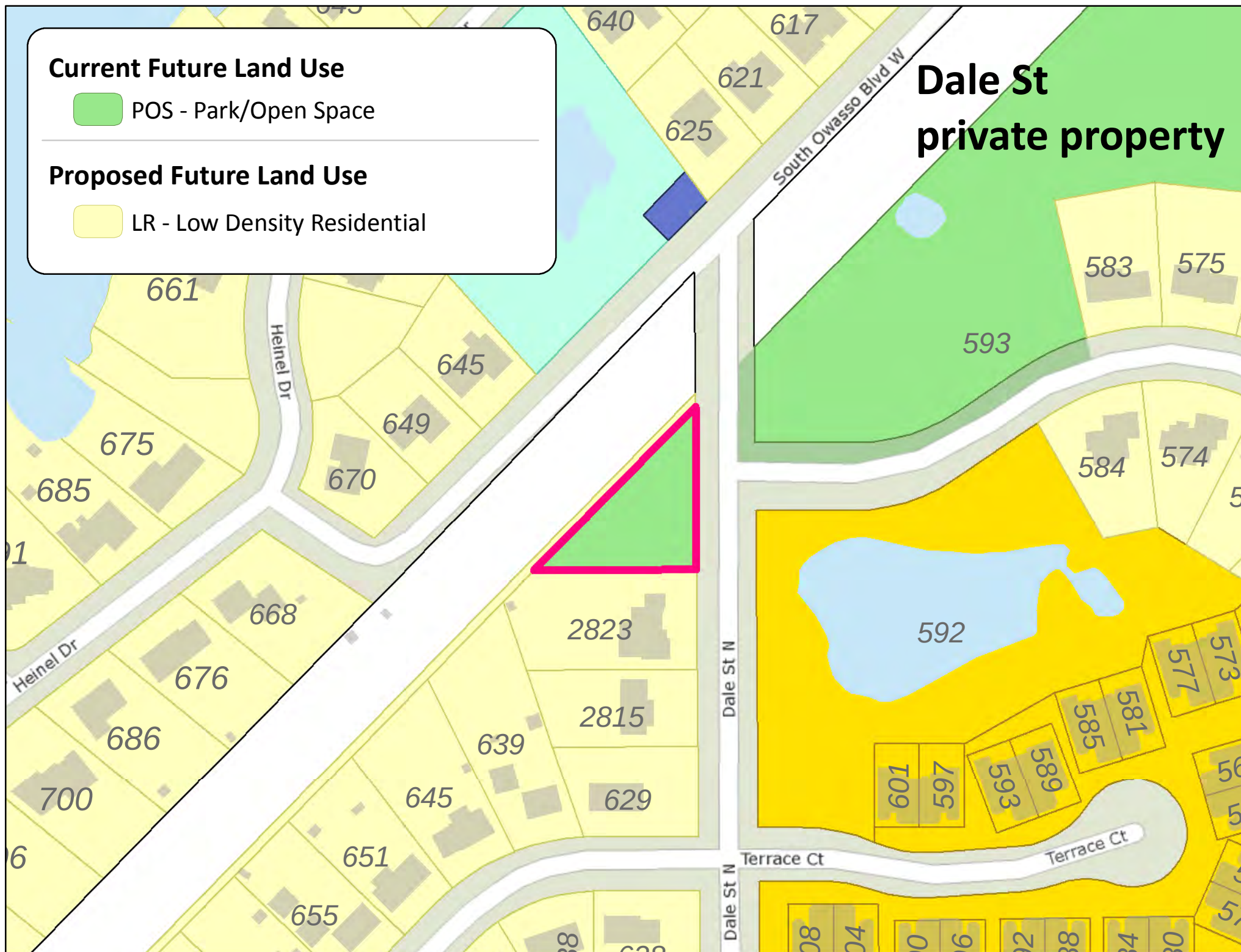
- LR - Low Density Residential

Current Future Land Use

-  POS - Park/Open Space

Proposed Future Land Use

-  LR - Low Density Residential



Current Future Land Use

 W - Water Ponding

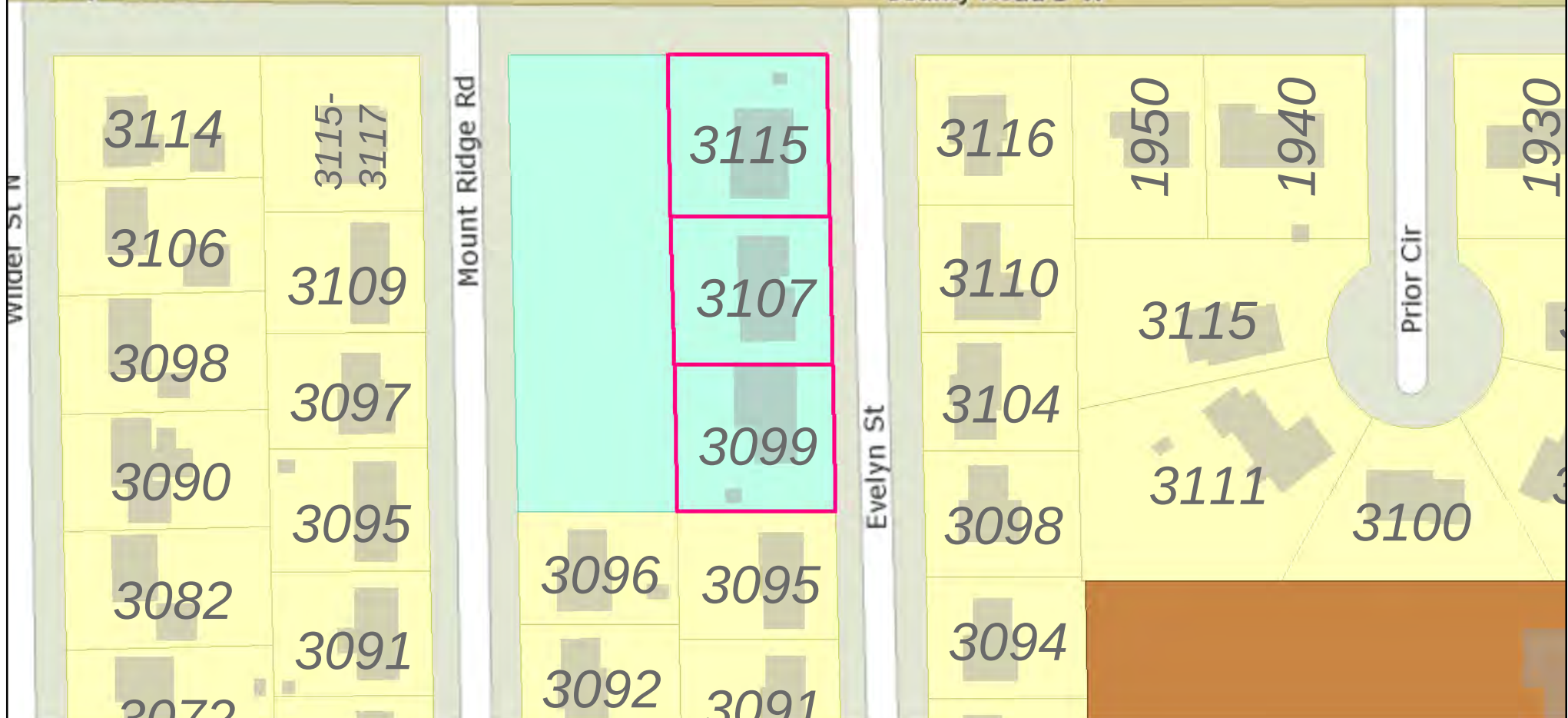
Proposed Future Land Use

 LR - Low Density Residential

3099, 3107, 3115 Evelyn St

County Road D W

County Road D W



Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

Farrington Court private property



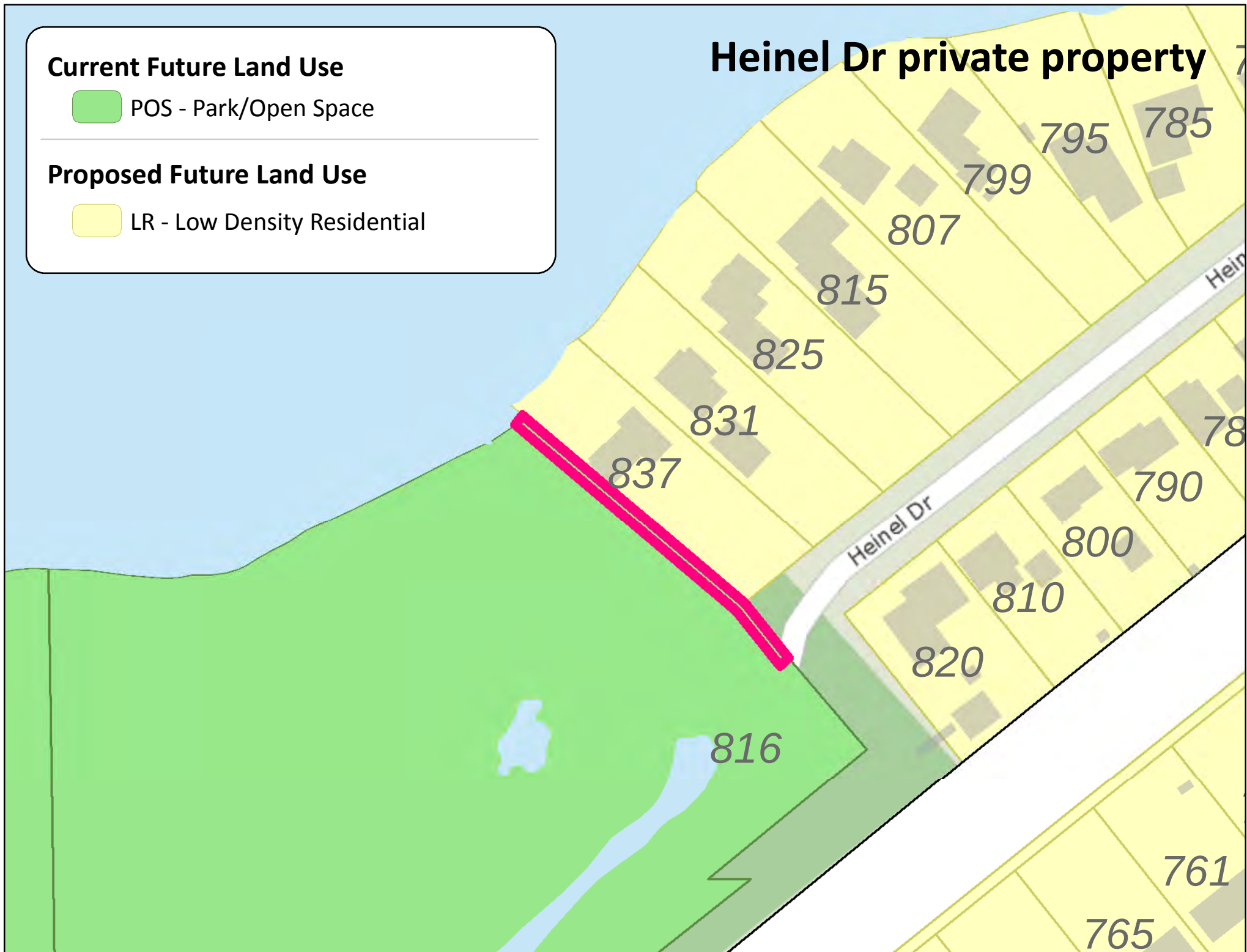
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

Heinel Dr private property



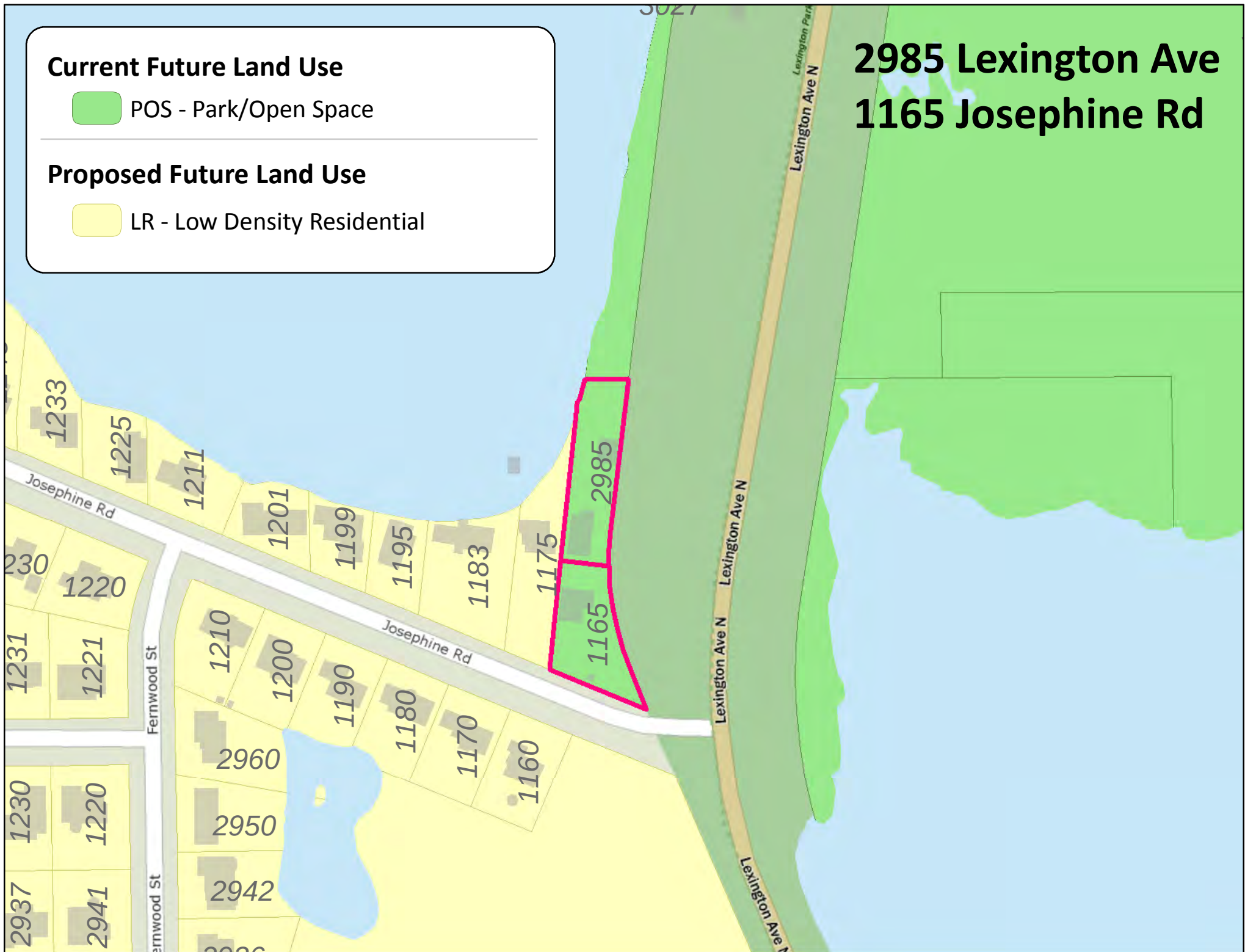
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

2985 Lexington Ave
1165 Josephine Rd

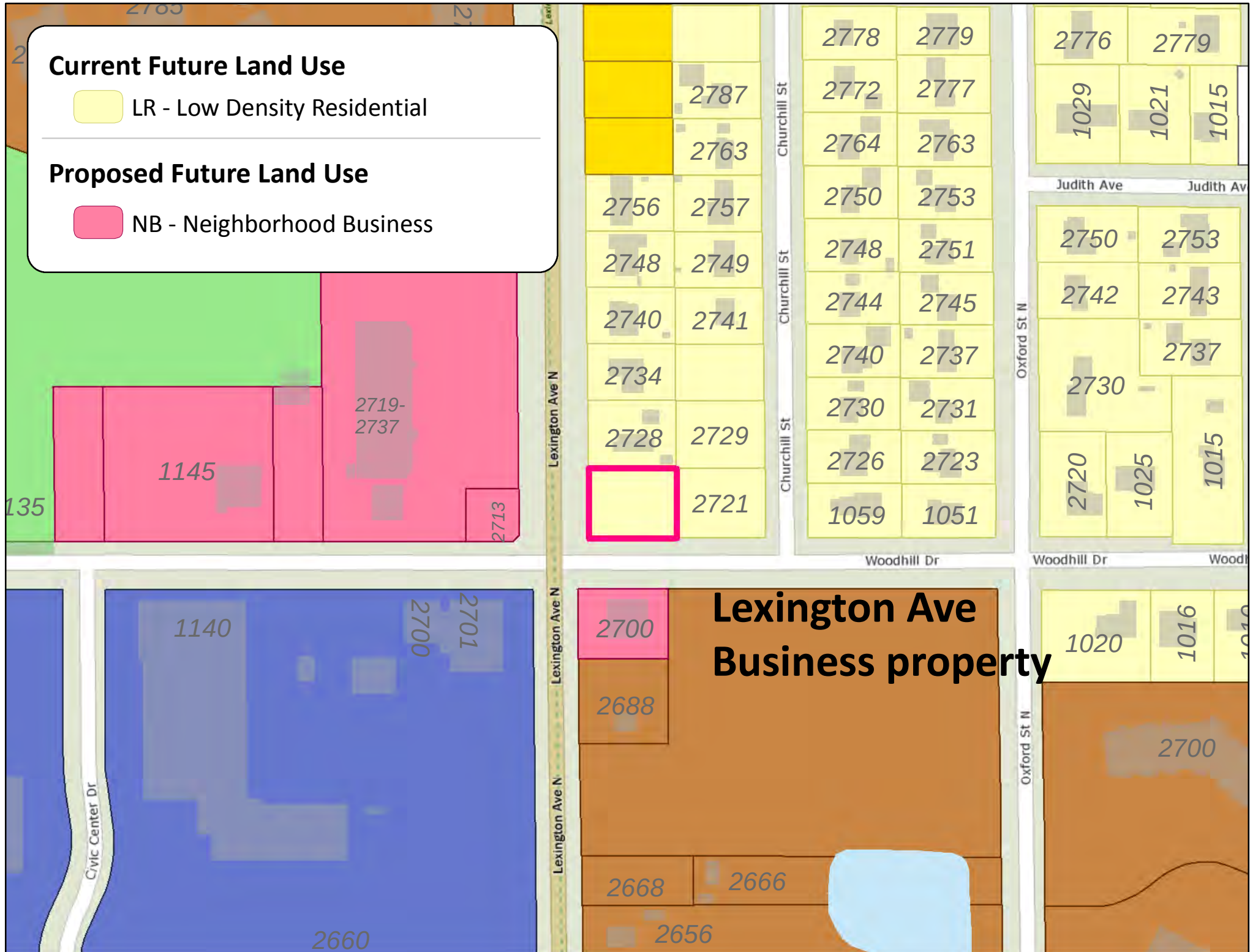


Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business



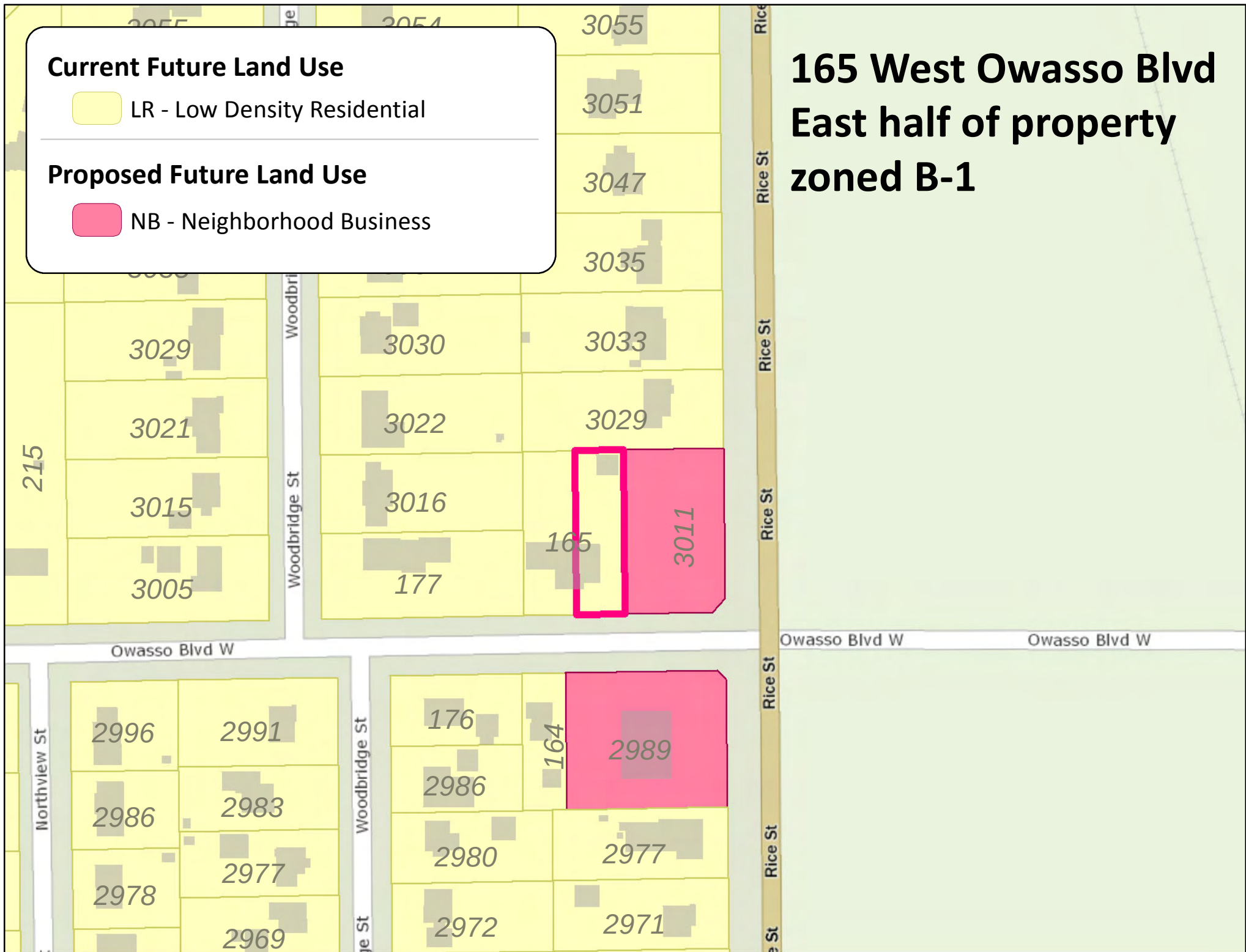
Current Future Land Use

 LR - Low Density Residential

Proposed Future Land Use

 NB - Neighborhood Business

**165 West Owasso Blvd
East half of property
zoned B-1**



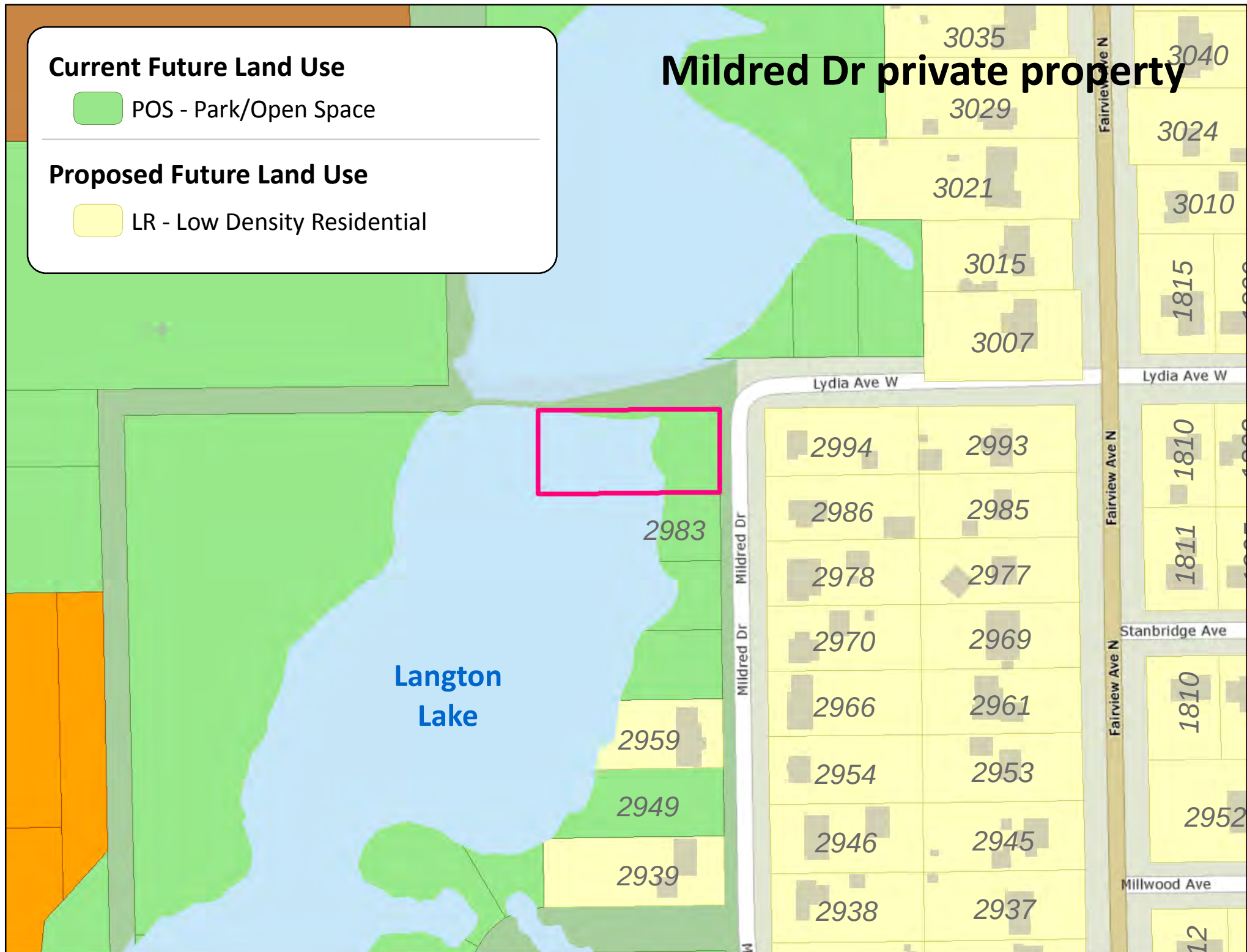
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

Mildred Dr private property



Current Future Land Use

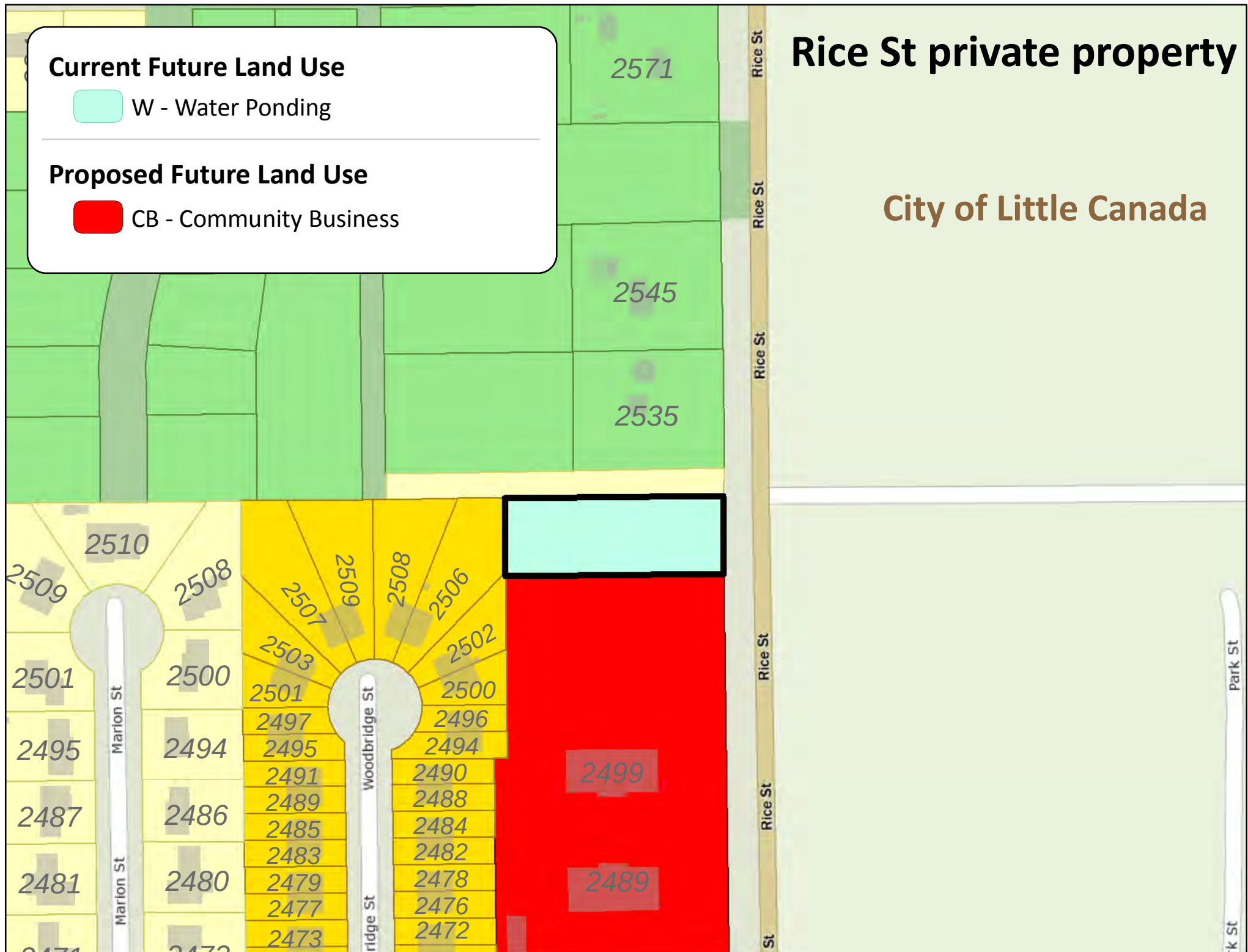
 W - Water Ponding

Proposed Future Land Use

 CB - Community Business

Rice St private property

City of Little Canada

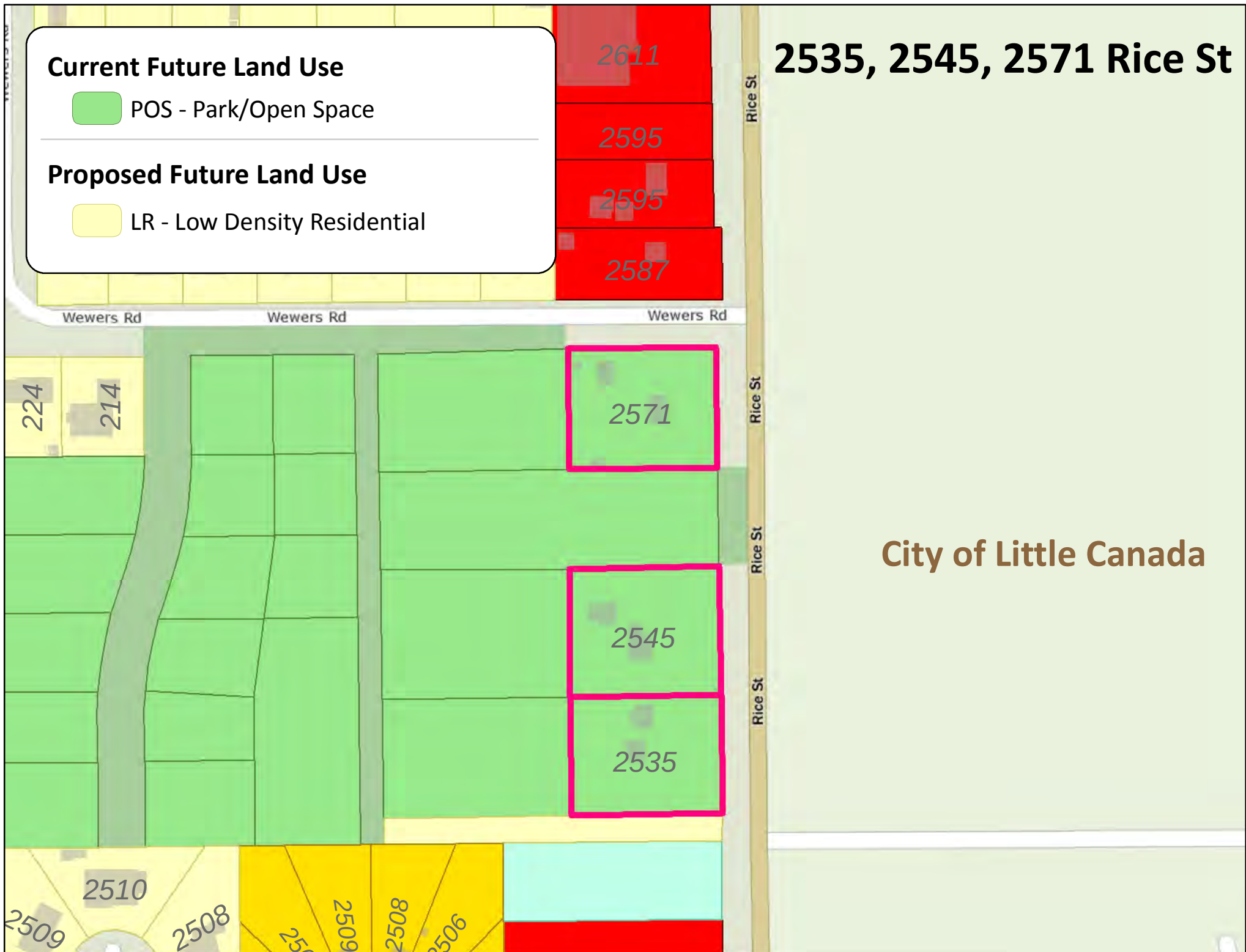


Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential



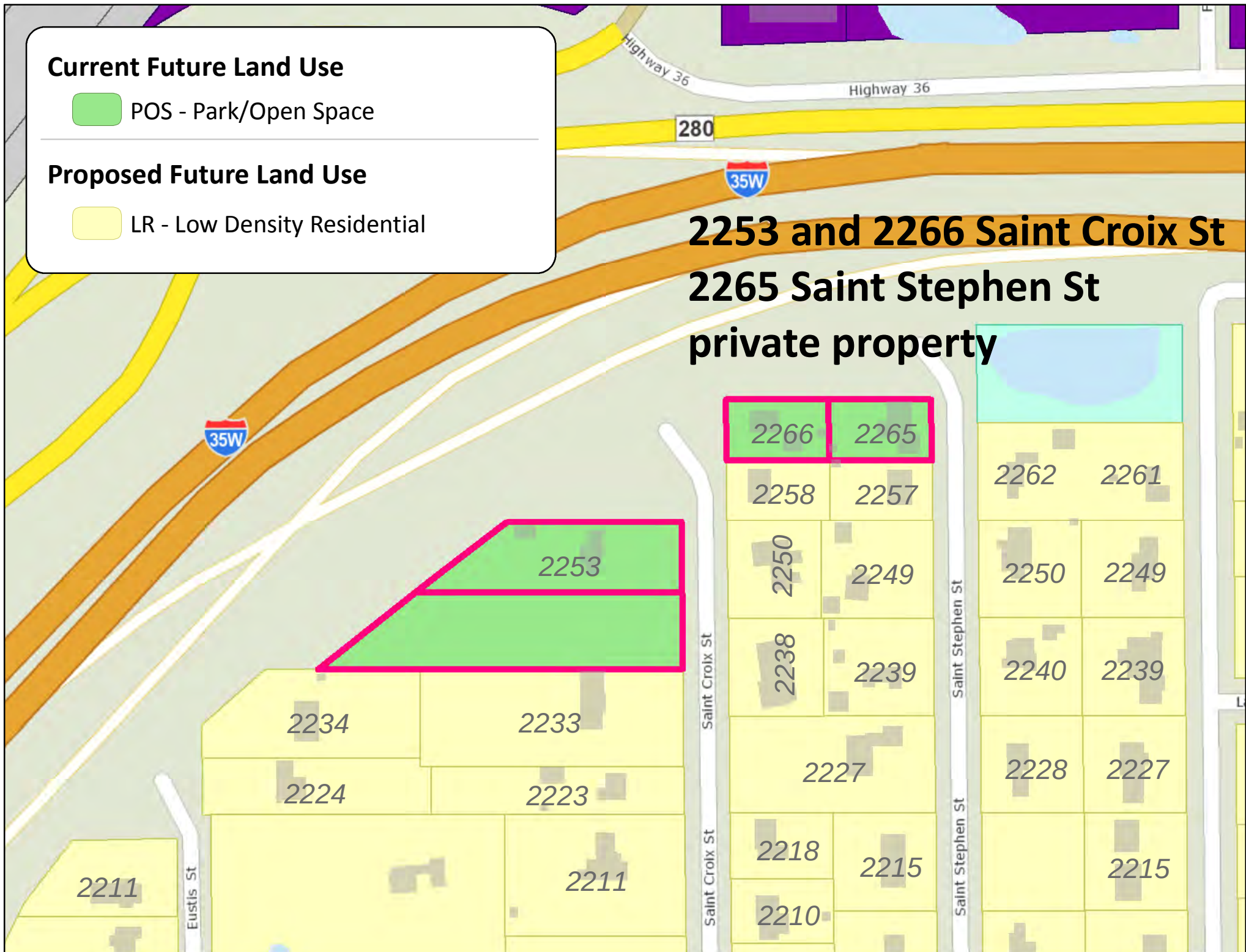
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 LR - Low Density Residential

2253 and 2266 Saint Croix St
2265 Saint Stephen St
private property



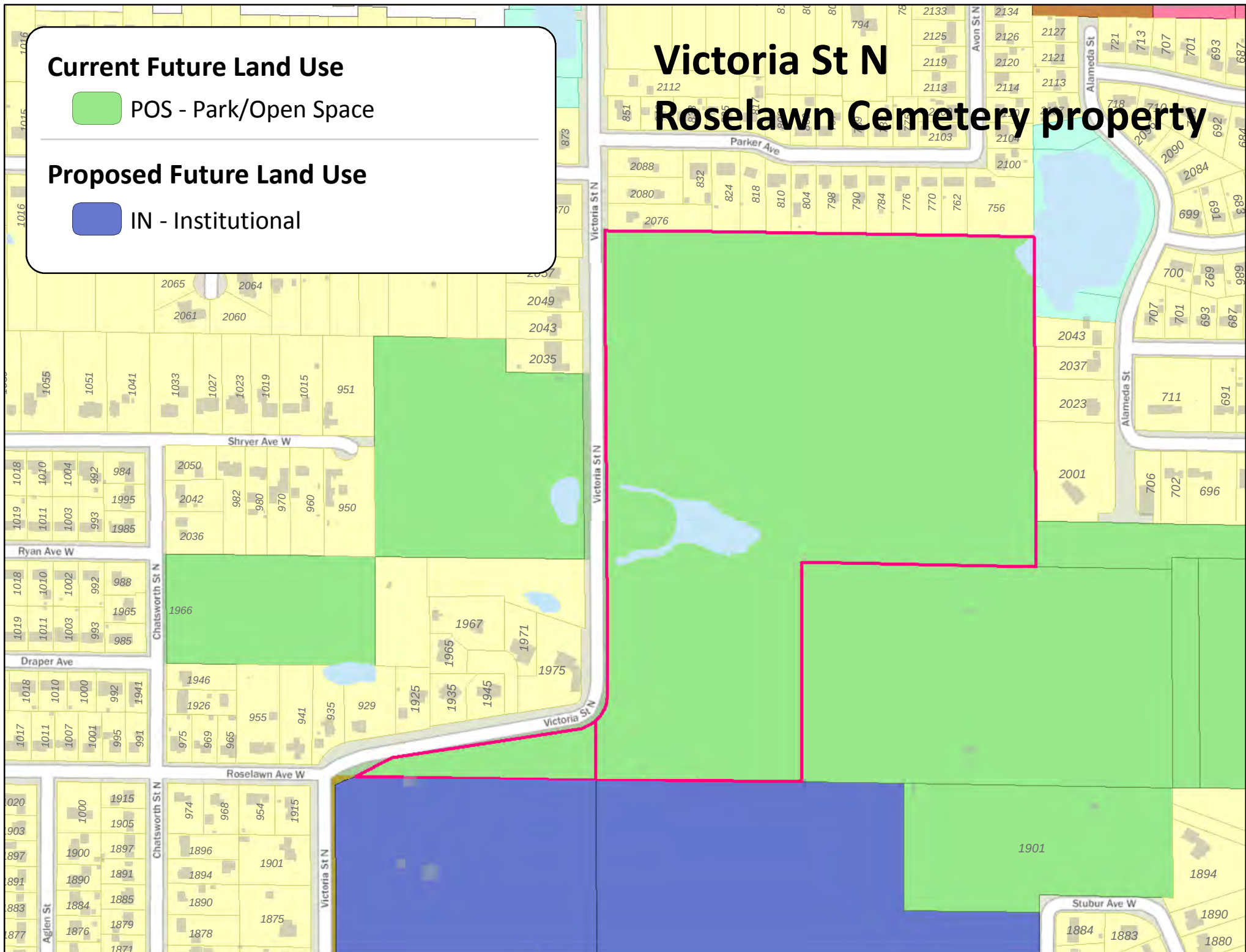
Current Future Land Use

 POS - Park/Open Space

Proposed Future Land Use

 IN - Institutional

Victoria St N Roselawn Cemetery property



OPEN HOUSE NOTES – 07/28/10

The owner of 2823 Dale St. believes that zoning that property LDR-1 will increase his taxes and so he opposes the change. The parcel is vacant and, because of the power line easement, must remain vacant, but he feels that the County will increase the taxes if the zoning "allows" development on the site.

The property owner at 556 County Road C is opposed to his property being designated High density Residential; has future plans to construct a single family home and will send letter formally opposing/requesting change.

Two property owners of Nature View Townhomes indicated concern/opposition to High Density Residential designation of large parcel in southeast corner of Dale Street and County Road C.

The pastor of Real Life Church, 2353 Chatsworth St., was uncomfortable with the idea of guiding/rezoning the church property for institutional uses when we don't have a draft of the proposed zoning district regulations, but he'll watch for the draft to become available and keep informed. Two other nearby residents were opposed to the change because they perceived the institutional designation to be something even more permissive rather than being able to establish better, more appropriate regulations; these two folks also stated that other churches are guided for residential uses, but were unwilling to specify which ones because they didn't want the comp plan/zoning maps to change.

A property owner near Western Ave./Centennial Dr. is supportive of the water ponding use if it'll remain essentially the same or facilitate an expansion of the nearby pond. If the plans included other infrastructure, he would oppose the change and would even be willing to buy the property to ensure that it remains "as is".

Property owner at 3253 Old Highway 8 opposes the recent request to change his and his neighbor's land use designation from High Density to Low Density. Property owner top provide the Planning Division a formal letter of opposition.

An owner of one of the properties along Rice St, adjacent to Acorn Park, doesn't necessarily oppose the mapping change toward single-family uses, but she wouldn't mind selling her house to the City for an addition to the park. She would prefer to guide/zone the property for commercial uses, though.

The remainder of the people the Planning Division talked with were mostly curious about exactly what was going on and thought that the changes were reasonable (even positive), and didn't have any concerns.

Resident adjacent to Har Mar Mall interested in knowing whether the land use designation was changing for the southern parcel currently zoned single family residence.

The property owner at 1129 – 1131 Roselawn Avenue sought information as to why the change and what is the difference. The site is a multi-family property that is currently guided low density, but has 2-3 units.

EXTRACT OF THE DRAFT MEETING MINUTES
ROSEVILLE PLANNING COMMISSION
AUGUST 4, 2010

b. **PROJECT FILE 0004**

Request by the Roseville Planning Division to consider corrections or amendments to the Comprehensive Land Use Plan designations of seventy-two (72) parcels throughout the City

City Planner Thomas Paschke noted previous discussions held at the June Planning Commission meeting of numerous "anomaly" properties throughout the City that had been incorrectly guided during the Comprehensive Land Use Map update process, with the list having grown from sixty-seven to seventy-two (67 to 72) properties. Mr. Paschke noted, as detailed in the Request for Planning Action dated August 4, 2010, that in order to correct zoning designations on those properties, a Comprehensive Plan – Land Use Amendment and applicable rezoning processes would need to be followed. Mr. Paschke advised that the City Council had concurred with recommendations for this process by the Planning Commission.

Mr. Paschke clarified that, at the request of the property owner at 3253 Old Highway 8, the property (3261 and 3253 Old Highway 8) would not be part of tonight's discussion and that notice had been published and mailed for consideration at the Commission's Special meeting scheduled for Wednesday, August 25, 2010. Mr. Paschke advised that it would be appropriate to receive public comment on properties not being considered for action tonight to accommodate the public in attendance; however, there would be no specific action on those.

Mr. Paschke provided the summary notes from the Open House held on July 28, 2010 to discuss the anomaly properties.

At the request of Chair Doherty, Mr. Paschke reviewed the history of some of the properties, carrying over incorrect land use designations and/or zoning from as far back as 1979 and incorrectly identified on past Comprehensive Plan maps; of consisting of split zone properties that may be separated by a public right-of-way where the property identification system only identifies one of those properties for a number and zoning designation, or some sliver properties that are inadvertently overlooked.

Mr. Paschke advised that the Planning, Public Works/Engineering, and Park and Recreation Departments met cooperatively to review all City property for their property identification and intended land use and zoning designation; as well as incorrect privately owned lots/parcels to establish their appropriate land use and zoning designations, resulting in the multiple maps of those properties under discussion and consideration at tonight's meeting.

Mr. Paschke noted a change from the staff report for two (2) parcels on South McCarron's identified as right-of-way, and after initial staff discussion, a determination by staff to recommend that their designation change from right-of-way to Park/Open Space. However, since that time, Mr. Paschke advised that staff had heard from a number of concerned residents and neighbors currently using the undeveloped right-of-way as an alley to access their property. Mr. Paschke advised that, after further discussion, staff was recommending that it remain designated as right-of-way, not Park/Open Space.

Chair Doherty asked that Mr. Paschke go through each proposed amendment to allow the meeting minutes to reflect discussion specific to that parcel; and inviting public comment for individual items.

Unidentified Audience member

The speaker had a general question for 2201 Lexington Avenue, designated LDR, and for all properties in general and the rationale for recommended changes, whether requested by property owners in order to change their use.

Mr. Paschke reiterated that there were no proposals prompting the proposed amendments to the Comprehensive Land Use Map, and that they were corrections to parcels that continued to be carried over from the 1970's and/or 1980's that had not been caught until a more thorough review during the Rezoning process following the State-mandated update of the City's Comprehensive Plan and rezoning consistent with the guidance of that plan.

1779 Rose Place – City-owned property

Mr. Paschke advised that the structure on this parcel had been demolished; and it was recommended for designation from LR (Low Density Residential) to W (Water Ponding).

Dale Street, St. Paul Water Board Property (Parcels 1883 and 1894)

Mr. Paschke noted the location of these parcels and the large water line running under them; and recommended designation from LR to IN (Institutional)

Arthur Street Right-of-Way

Mr. Paschke noted that this was City-owned property and should be designated as Right-of-Way (ROW) rather than CMU (Community Mixed Use),

County Road C-2 West at Fairview Avenue (?) - Storm Pond – City-owned Parcel

Mr. Paschke noted that staff recommended that this property, currently zoned CMU, be designated W (Water Ponding).

Cleveland Avenue – City-owned property

Mr. Paschke noted that two (2) parcels in the Twin Lakes Redevelopment Area were currently designated CMU and needed to be designated as POS (Park/Open Space). Mr. Paschke advised that staff was still researching the acquisition and intent for the land, and it may eventually change to ROW designation. However, at this time, it needed to be identified as POS, and was adjacent to land currently identified as POS.

Laurie Road – City-owned property

Mr. Paschke advised that the Public Works/Engineering Department was not aware of any existing infrastructure on this strip of land and had recommended designating the property as ROW rather than the current LDR designation. Mr. Paschke noted that, if adjacent property owners petitioned it, the City could vacate their interest in the right-of-way while retaining an easement if there were any underground utilities.

Victoria Street – City-owned property

Staff recommended land use designation for this approximate five foot (5') strip of land change from LR to POS.

2668 Lexington Avenue – City-owned property

Staff recommended guiding this property as ROW rather than the current HR (High Density Residential) as recommended by the City's Public Works/Engineering and Parks and Recreation Departments.

Discussion included the home on the adjacent parcel at 2666 and access through a private drive running through the 2668 parcel.

State of MN – Right-of-Way

Mr. Paschke advised that this property had been acquired by MnDOT for light rail transit purposes; and therefore needed to be identified as ROW rather than POS.

Long Lake Road – City-owned properties (2 parcels)

Staff recommended guiding these parcels as ROW rather than the current BP (Business Park), consistent with Long Lake Road rights-of-way adjacent to the Water Pond.

Bonestroo Site – St. Croix Street – City-owned property (lift station location)

Staff recommended IN (Institutional) as opposed to current BP (Business Park) designation.

Snelling Avenue – City-owned property

Staff recommended land use designation as ROW rather than current O (Office) use.

Snelling Curve – City-owned property

Staff recommended land use designation as ROW rather than current designation of MR (Medium Density Residential).

???

South McCarrons Boulevard – City-owned property

A revised map was provided as a bench handout, **attached hereto and made a part thereof**, with recommended land use designation from LR (Low Density Residential) to ROW.

South McCarrons Boulevard – City-owned property

Staff recommended land use designation as POS rather than LR (Low Density Residential)

Centennial Drive – City-owned property

Staff recommended designation as W (Water Ponding) rather than the current LR (Low Density Residential).

Mr. Lloyd noted his phone conversation from a resident with the City's Public Works Department, regarding the proposed designation; with no further concerns following staff's response clarifying the intent of the proposed action.

West Owasso Blvd – City-owned property

Staff recommended designation as POS rather than the current LR.

Brooks Avenue – City-owned property

Staff recommended designation as POS rather than current LR.

Discussion included why this parcel had not been sold by the City for LDR land use; with staff responding that it was not a policy of the City to sell city-owned parcels; proximity of a pathway and bicycle path cutting through the parcel and sharing of its address with the adjacent park, and often considered as part of the park already, but just not zoned appropriately at this time.

William Street – City-owned property

Staff recommended designation as ROW rather than the current LR.

Discussion included the small size of the parcel; possible future designation for commercial use, but a ROW designation allowing adjacent property owners to petition vacation; following staff's review of how and why the parcel was acquired by the City.

1129 – 1131 Roselawn Avenue – Apartment

Staff noted that, due to size of the parcel and number of current multi-tenant units, designation needed to be corrected from LR to MR.

1330 County Road B - Business Property

Staff noted that the existing use, as an eye or dental clinic, suggested recommended land use designation for NB (Neighborhood Business) rather than the current designation of LR (Low Density Residential).

161 Elmer Street – Zoned B-1 in 1980's

Mr. Paschke noted that this was a split property, with one Property Identification (PID) number; and needed to be designated as CB (Community Business) rather than the current MR (Medium Density Residential). Mr. Paschke advised that the property had been zoned as such since the 1980's, but that the PID search only caught one of the parcels and respective zoning designations.

1935 Cleveland Avenue – private property

Mr. Paschke advised that the current designation of W (Water Ponding) needed to be corrected, since the parcel had a house already built on it, and should be designated as LR.

2030 County Road D – Half of Property zoned business in 1970's to allow salon

Mr. Paschke advised that the current designation of LR (Low Density Residential) should be corrected to NB (Neighborhood Business) for both the north and south portions to be consistent with the use of the site, since this was one lot.

Unidentified Current Property Owner

The property owner advised that there was originally a residence on both parcels, but that when he'd developed the salon on the corner, it had been rezoned with a setback variance to allow the house and shop on the lot line, and that it was still designated as two (2) lots, but that he had left it as one address to avoid confusion.

Mr. Paschke advised that it hadn't been detected since the 2 lots were listed under one PID and combined for tax purposes.

1085 Roma Avenue – Owned by adjacent business

Staff recommended designation from LR to NB for consistency with the land use as a business (a multi-tenant office building) since the 1990's.

2088 Fry Street – 3 unit apartment

Staff recommended land use designation from the current LR to MR, consistent with its use.

2211 Hamline Avenue

Staff recommended land use designation from LR to O (Office).

2353 Chatsworth Street – Real Life Church

Mr. Paschke advised that, unfortunately when the Comprehensive Plan Amendment process was done, this parcel was not included in that zoning change for all churches and other institutional uses to go to IN (Institutional) designation, and was being corrected at this time.

Richard A. Fair – 39 Mallard Road – North Oaks

Mr. Fair advised that he had received notice of the proposed designation change; however, he was unsure of the process when proposed regulations for IN zoning are still in their draft form; and expressed his preference to review the designation and any ramifications on the church for that property.

Mr. Paschke advised that, once the regulations are completed in their draft form, they would come before the Planning Commission for review and public comment, possibly in September. Mr. Paschke suggested that the speaker refer to the City's website or provide staff with a name and e-mail address to receive future notice.

Mr. Fair advised that the Church also owns the property across the street at 2315 Lowell Avenue, currently having a single-family dwelling on it, and noted rezoning as HD and sought additional information on ramifications of that designation; noting that the home had originally been a parsonage and remained part of the church property.

Mr. Paschke, while not having the property's history available at this time, noted that the 2315 parcel had been guided as HDR for some time and that there was no recommendation to change that designation at this time.

Mr. Lloyd clarified that, since 1979, the parcel at 2315 had been identified as LR land use, but that the zoning had never been corrected to be consistent with that designation.

2758 and 2759 Virginia Avenue

Staff noted that the parcels may have been identified at one time by the City for storm ponds; however, noted that since 1979, the properties had remained inappropriately guided, since homes had been constructed on both parcels; and the land use designation needed to be corrected from POS to LR.

2905 Arthur Place

Staff noted that this parcel also may have been identified at one time by the City for a storm pond; however, since 1979, had remained inappropriately guided, since a home had been constructed on the parcel; and the land use designation needed to be corrected from POS to LR.

556 County Road C

As previously noted, this parcel is scheduled to be considered at a later date due to separate Planning Commission action at their last meeting and public hearing notice requirements.

An unidentified member of the audience requested additional information on this parcel and the reason for the delay and proposed designation from POS to LR; with Member Wozniak reiterating previous discussions tonight by the property owner.

2201 Lexington Avenue – Small business

Staff recommended designation from the current LR to NB.

592 Owasso Hills Drive – City-owned pond

Staff recommended correction of the current designation from MR (Medium Density Residential) to W (Water Ponding).

706 Shryer Avenue – City-owned utility building

Mr. Paschke noted the location of a City lift station on this parcel, and corrected designation from LR to IN.

1 888 County Road B and 2111 Victoria Street (home)

2 Staff recommended correcting these two (2) parcels from the current designation of W
3 to LR, as both were privately owned.

4
5 B-Dale Club

6 Staff recommended correction of current designation of LR to NB.

7
8 Member Cook questioned the adjacent portion remaining as is.

9
10 Mr. Paschke advised that there was an adjacent parcel not owned by the B-Dale Club
11 that may actually be owned by the City; and offered to double-check that back portion
12 shown as LDR to determine ownership. If it was determined that it was owned by the
13 B-Dale Club, Mr. Paschke advised that it would need to be included in the proposed
14 amendment; but that it had not been identified as an anomaly property having an
15 inappropriate designation at this time.

16
17 Dale Street – Private property – 2245 and 2237

18 Staff recommended corrected designation from IN to LR.

19
20 Dale Street – Private property – triangle south of the railroad tracks on S Owasso
21 Boulevard

22 Staff recommended correction of the current designation from POS to LR.

23
24 **Mark McKane, 2823 Dale Street**

25 Mr. McKane requested rationale for changing this designation, addressing easement
26 rights of NSP Power and their comments that the lots were unbuildable.

27
28 Mr. Paschke advised that the City had no plan or purpose for the parcel, making the
29 designation as POS inappropriate and would continue certain restrictions inconsistent
30 with private property. Mr. Paschke noted that the City did not have public right-of-way
31 on the parcel, did not own it, and that it would be inappropriate to guide it as POS,
32 with surrounding properties designated as LR.

33
34 Mr. McKane noted similarities for the 593 City-owned parcel adjacent to LR.

35
36 Mr. Paschke noted that the 593 parcel is part of the park system and was guided
37 accordingly.

38
39 **Chad Adams, 556 West County Road C**

40 Mr. Adams advised that when Owasso Hills was developed, there was much
41 discussion about preserving parks and wetlands; and questioned if the property
42 shouldn't be retained for future park land.

43
44 Mr. Paschke clarified that the City had no intent to acquire the parcel for POS; but
45 didn't know if a private property owner could acquire it.

46
47 3099, 3107, 3115 Evelyn Street

48 Mr. Paschke opined that this property, while privately owned, may have at one time
49 been considered by the City for storm water ponding; but that the City no longer had
50 any interest in acquiring it for such a purpose.

51
52 **Gerald Ode, 3074 Evelyn Street**

53 Mr. Ode advised that he had owned the house at this address for over thirty (30)
54 years; and sought the reason why the developer had been allowed to build homes on
55 the lots designated for water ponding when he, as a homeowner, had been assured
56 that there would be no homes built there.

1
2 Mr. Paschke suggested that the homes may have pre-dated the land use designation.
3

4 Mr. Ode advised his home had been built in 1977 and at that time, he had been
5 advised by the builder that the lots in question were designated for a pond and had
6 been given the impression that the existing trees would remain on the west side. Mr.
7 Ode expressed confusion in how he could have been misrepresented by the
8 developer without ramifications brought forth by the City.
9

10 Discussion included land use designations; research needed to determine how the
11 area was designated for land use in 1977; and current Building Permit practices and
12 processes.
13

14 Farrington Court – Private property

15 Staff recommended designation of this parcel from POS to LR.
16

17 Heinel Drive – Private property

18 Mr. Paschke advised that this strip of property provides access to Lake Owasso; and
19 that the current designation of POS should be corrected to LR to be consistent with
20 adjacent parcels.
21

22 **Betty Wolfangle, 837 Heinel Drive**

23 Ms. Wolfangle advised that 837 Heinel Drive was their private property and that the
24 strip of land was alongside their house, and dropped significantly to a creek or ditch
25 with water entering from Bennett and through Lake Owasso; with the other side of the
26 strip and creek was Central Park wetland area. Ms. Wolfangle, speaking for residents
27 along Heinel Drive, suggested that it seemed appropriate that this strip of land
28 become private property or a part of Central Park.
29

30 Mr. Paschke advised that the parcel was privately owned and therefore should not be
31 guided as POS; and assured Ms. Wolfangle that there were no plans by the City to
32 develop this private property in any way; and reiterated that the proposed changes
33 were simply to correct past inaccuracies.
34

35 2986 Lexington Avenue and 1165 Josephine Road

36 Mr. Paschke advised that, for a number of years, these parcels had been designated
37 POS, and since they both have single-family homes built on them, they should be
38 designated LR.
39

40 Lexington Avenue Business Property (at Woodhill and Lexington)

41 Mr. Paschke noted that these parcels, owned by the George Reiling Estate, had
42 always been zoned Limited Business District, and should be designated under new
43 land use designations as NB (Neighborhood Business) not the current LR (Low
44 Density Residential).
45

46 Mildred Drive – Private property

47 Mr. Paschke noted that this non-addressed property was privately owned and should
48 be designated LR rather than the current POS, whether developable or not.
49

50 Rice Street private property

51 Staff recommended that the current designation as W be corrected to CB (Community
52 Business).
53

54 Discussion included clarifying that this parcel is adjacent to an existing cell tower.
55

56 2535, 2545, 2571 Rice Street

1 Mr. Paschke noted that these parcels had single-family homes built on them for many
2 years, and should be designated as LR rather than the current designation of POS.

3
4 **2253 and 2266 St. Croix Street **and** 2265 St. Stephen Street –Private properties

5 Staff recommended land use designation as LR from the current designation of POS,
6 all privately owned and having homes on them.

7
8 Victoria Street N – Roselawn Cemetery Property

9 Mr. Paschke noted that current designation shows this area adjacent to Roselawn
10 Cemetery property as POS; however, they should be designated as IN (Institutional)
11 use similar to the remainder of Roselawn Cemetery.

12
13 *3253 and 3261 Old Highway 8

14 *As Mr. Paschke previously noted, these parcels are scheduled to be considered at
15 the Special Planning Commission meeting scheduled on Wednesday, August 25,
16 2010.

17
18 Rita Mix, 3207 Old Highway 8

19 Ms. Mix, on behalf of neighbors adjacent to these parcels, sought clarification on
20 staff's recommendation for this property for higher density use.

21
22 Mr. Paschke noted that the charge to staff from the City Council was to hold a public
23 hearing on guiding the property for lower density; and their consideration for the
24 parcels be guided as LR (Low Density Residential). Mr. Paschke advised that he was
25 unsure at this point whether staff or the Planning Commission was supportive of that
26 recommendation; but that the published and mailed public hearing notice had
27 indicated designation changing from HR (High Density Residential) to LR. Mr.
28 Paschke noted that the current property owner was opposed to that proposed
29 designation.

30
31 Ms. Mix advised that the neighborhood supported a LR designation; and sought
32 information as to whether neighbors would be noticed and/or heard.

33
34 Mr. Paschke advised that notices had already been mailed out; however, he asked
35 that Ms. Mix provide staff with an e-mail address where she could be contacted, and
36 staff would provide an e-mail notice to her as well as a copy of the staff report in
37 advance for distribution to the neighbors for their information and so they could be
38 heard at the meeting on August 25.

39
40 Bench Handout – 165 W Owasso Blvd – east half of property – zoned B-1

41 Mr. Paschke provided as a bench handout, ***attached hereto and made a part***
42 ***thereof***, an additional property map for 165 ~~West~~ ***[South]*** Owasso Boulevard for
43 recommended land use designation from LR to NB, inadvertently omitted from agenda
44 packet materials.

45
46 **Additional Public Comment**

47 ****Mean (SP?) Dershin, 2249 St. Stephen Street**

48 Mr. Dershin asked the ramifications for his property in the proposed designation for
49 the above-referenced properties on Saint Croix Street and Saint Stephen Street
50 changing from POS to LR.

51
52 Mr. Paschke advised that it would allow a single-family home to be constructed on the
53 property, if not already existing, or provide future land use guidance.

54
55 Mr. Dershin questioned the rationale for turning Water Pond designated land use into
56 LR and whether that was an environmentally sound practice.

1
2 Mr. Paschke reiterated that this was a housekeeping matter; noting that a number of
3 the lot corrections and lots designated for Water ponding already had single-family
4 homes developed on them. Mr. Paschke further advised that those proposed to
5 change from POS to LR were privately-owned properties that should be zoned LR or
6 parcels with homes already on them, making POS inappropriate as a designation. Mr.
7 Paschke noted that many of these inconsistencies or errors continued to be carried
8 forward from the 1970's, or that at one time the City may have had a desire to utilize
9 them for POS or to acquire them for such, often for storm water management
10 purposes, a trail or a park. However, since there were not plans and/or funds to do so
11 now, Mr. Paschke opined that it was inappropriate to guide them as POS when such
12 zoning designation was inconsistent with their actual or potential use.

13
14 Mr. Dershin questioned whether there could be a private park acquired by residents
15 without it being City-owned property.

16
17 Mr. Paschke advised that it would be inappropriate for the City's Comprehensive Plan
18 and Map to designate private properties as POS since the City didn't control or
19 manage them.

20
21 Member Gottfried opined that ownership of the property was a vital consideration and
22 guided this discussion and desire for consistency and continuity for this housekeeping
23 practice; and commended staff for their thorough review of parcels throughout the City
24 and for bringing them to the forefront for discussion and correction as appropriate.
25 Member Gottfried further opined that if a private property owner chose to give a parcel
26 to the City that was another discussion, at which time the City could revisit rezoning a
27 parcel to POS.

28
29 Mr. Paschke noted that for many years, starting in the 1970's or before, zoning was
30 the controlling document and the Comprehensive Plan was not the higher authority or
31 guiding plan. However, Mr. Paschke advised that, over the last decade, the
32 Comprehensive Plan had become the ruling and controlling document, and zoning
33 needed to be consistent with that Plan. Mr. Paschke advised that, unfortunately, the
34 City had not historically changed the Zoning Map to remain consistent, thus creating
35 many of the anomaly properties. Mr. Paschke noted that, unfortunately as well, some
36 of the properties were missed during the Comprehensive Plan Update process; and
37 this was the appropriate opportunity to address each of the parcels.

38
39 Chair Doherty observed, to the City's credit, that the easiest thing to do would be to
40 continue ignoring the anomalies; however, staff had reviewed each parcel in the City
41 to make sure they were consistent, and also expressed appreciation to staff for
42 making this effort after thirty (30) years.

43
44 **Carol Mordorskel, 2241 Dellwood Avenue (property adjacent to Roseville**
45 **Ramsey County Library)**

46 Ms. Mordorskel sought clarification on rezoned properties across the street from the
47 library on Hamline Street and her concerns with rezoning of the vacant area north of
48 the North library parking lot and how the Overlay District was impacted when
49 residential properties abut parcels designated for another use, and whether the City's
50 zoning requirements were applicable to the Library's use. Ms. Mordorskel expressed
51 concern with the Library use and protecting the use of her property to keep it
52 consistent with the way it was before developed for the library expansion.

53
54 Mr. Paschke advised that Ms. Mordorskel's property was guided LR for single-family
55 use; and that the library property has been and would continue to be guided for IN or
56 Institutional use and zoned accordingly. Mr. Paschke advised that the library currently

1 operated under a Planned Unit Development (PUD) Agreement, which would not go
2 away once the property was rezoned, and that which ever regulations were the
3 strictest, would be applicable to and recorded against the property.
4

5 Ms. Mordorskel expressed concern with the library's parking and lighting practices,
6 and whether they were applicable with City requirements and City Code, in additional
7 to providing fencing and/or screening of the parking area. Ms. Mordorskel opined that
8 she likened the library to a ball park in her backyard, with the lights remaining on all
9 night, when it used to be a wooded area.
10

11 Mr. Paschke asked that Ms. Mordorskel notify the City's Community Development
12 Director Patrick Trudgeon at 792-7071 as soon as possible, as a meeting of residents
13 and library representatives was scheduled the following evening (August 5) to discuss
14 ongoing concerns, which would be an appropriate venue for Ms. Mordorskel's
15 concerns as well.
16

17 Chair Doherty closed the Public Hearing at approximately 7:17 p.m.
18

19 Member Gottfried again commended staff for their considerations in keeping parcels
20 in continuity with the Comprehensive Plan and consistent with neighborhoods; and
21 spoke in support of their recommendations as presented.
22

23 Member Wozniak concurred with Member Gottfried; and expressed his appreciation to
24 staff for their thorough and clarifying recommendations.
25

26 Chair Doherty commended Mr. Paschke on his explanation for the benefit of the
27 public of the difference between a comprehensive plan and zoning codes; and how
28 the comprehensive plan now controls land use and the need for zoning codes to be
29 consistent with that plan, not the other way around. Chair Doherty reiterated that
30 these proposed actions were not something initiated by the City, but a requirement of
31 the Metropolitan Council.
32

33 Mr. Paschke noted that a number of inconsistencies had been identified in previous
34 individual rezoning applications, as well as during the Comprehensive Plan Update
35 process, and that those inaccuracies or inconsistencies should have been
36 incorporated into the Comprehensive Plan Update process at that time; and that they
37 now also needed to be zoned appropriately, with the Land Use Map, Comprehensive
38 Plan Map, and Zoning Code each being consistent.
39

40 Member Gottfried noted that the Comprehensive Plan Update process was initiated
41 every decade, and was a continually changing process and document. Mr. Gottfried
42 opined that it was important for the public to understand the community, as well, was
43 continually changes; that the City of Roseville didn't look like it did in the past, and
44 wouldn't look like it did now in another twenty (20) years. Member Gottfried thanked
45 members of the public for bringing their feedback, comments, and concerns forward,
46 as well as for their attendance.
47

48 **MOTION**

49 **Member Doherty moved, seconded by Member Cook to RECOMMEND TO THE**
50 **CITY COUNCIL APPROVAL of a CONCURRENT AMENDMENT TO THE**
51 **COMPREHENSIVE PLAN – LAND USE MAP and OFFICIAL ROSEVILLE ZONING**
52 **MAP (REZONING) for the seventy (70) subject properties, as detailed in the staff**
53 **report dated August 4, 2010 (Project File 0004 and Project File 0017); as**
54 **reviewed and discussed.**
55

56 **Ayes: 5**

1
2
3
4
5
6

Nays: 0
Motion carried.

Mr. Paschke noted that these parcels were scheduled to be heard by the City Council at their August 23, 2010 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 23rd day of August 2010 at 6:00 p.m.

The following Members were present:
and ____ was absent.

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

RESOLUTION NO. ____ A RESOLUTION AMENDING ROSEVILLE'S 2030 COMPREHENSIVE PLAN – LAND USE MAP TO CORRECT 70 PARCELS

WHEREAS, the Planning Division as a component of updating the Official Zoning Map located 70 lots and/or parcels that included an incorrect and/or inappropriate land use designations; and

WHEREAS, the Planning Division after review determined the appropriate land use designations for all 70 lots/parcels; and

WHEREAS, the Planning Commission on August 4, 2010 held the public hearing regarding the request Comprehensive Plan – Land Use Map corrections and voted (5-0) to recommend approval as amended by staff during the presentation (two parcels near Tamarack Park).

NOW THEREFORE BE IT RESOLVED, by the Roseville City Council, to adopt COMPREHENSIVE PLAN – LAND USE MAP amendments for the following properties in Roseville:

PIN	Existing Future Land Use	New Future Land Use	Notes
132923140002	MR - Medium Density Residential	CB - Community Business/ LR - Low Density Residential	Portion of property east of Albemarle Street right-of-way: CB – Community Business Portion of property west of Albemarle Street right-of-way: LR – Low Density Residential
042923220003	LR - Low Density Residential	NB - Neighborhood Business	Only north half of property, ROCHAT'S ADDITION LOT 16 BLK 1
012923110019	LR - Low Density Residential	NB - Neighborhood Business	Only east half of property
172923140082	W - Water Ponding	LR - Low Density Residential	
162923110016	LR - Low Density Residential	MR – Medium Density Residential	
142923140015	LR - Low Density Residential	IN - Institutional	
152923120018	LR - Low Density Residential	NB - Neighborhood Business	

132923130015	LR - Low Density Residential	ROW - Right-of-Way	
102923340035	LR - Low Density Residential	O - Office	
122923110028	POS - Park and Open Space	LR - Low Density Residential	
122923110023	POS - Park and Open Space	LR - Low Density Residential	
102923440070	LR - Low Density Residential	NB - Neighborhood Business	
142923330013	LR - Low Density Residential	NB - Neighborhood Business	
102923440036	LR - Low Density Residential	ROW - Right-of-Way	
122923140001	W - Water Ponding	CB - Community Business	
122923110030	LR - Low Density Residential	ROW - Right-of-Way	
122923110026	POS - Park and Open Space	LR - Low Density Residential	
112923320117	MR - Medium Density Residential	IN - Institutional	
152923140084	LR - Low Density Residential	LR - Low Density Residential	
132923220019	LR - Low Density Residential	NB - Neighborhood Business	
022923410034	POS - Park and Open Space	LR - Low Density Residential	
142923210061	W - Water Ponding	LR - Low Density Residential	
032923130053	POS - Park and Open Space	LR - Low Density Residential	
032923130052	POS - Park and Open Space	LR - Low Density Residential	
142923410084	LR - Low Density Residential	IN - Institutional	
022923430009	POS - Park and Open Space	LR - Low Density Residential	
132923410027	LR - Low Density Residential	ROW - Right-of-Way	
012923430092	POS - Park and Open Space	LR - Low Density Residential	
022923330041	LR - Low Density Residential	NB - Neighborhood Business	
132923420037	LR - Low Density Residential	ROW - Right-of-Way	
012923430093	POS - Park and Open Space	LR - Low Density Residential	
052923320001	HR - High Density Residential	LR - Low Density Residential	
012923310001	LR - Low Density Residential	W - Water Ponding	
PIN	Existing Future Land Use	New Future Land Use	Notes
092923110002	POS - Park and Open Space	ROW - Right-of-Way	
032923320017	O - Office	ROW - Right-of-Way	
052923320002	HR - High Density Residential	LR - Low Density Residential	
112923440008	IN - Institutional	LR - Low Density Residential	
132923420036	LR - Low Density Residential	ROW - Right-of-Way	
112923440009	IN - Institutional	LR - Low Density Residential	
042923220098	W - Water Ponding	LR - Low Density Residential	
042923230005	CMU - Community Mixed Use	POS - Park and Open Space	
042923230009	CMU - Community Mixed Use	W - Water Ponding	
042923220100	W - Water Ponding	LR - Low Density Residential	
042923240048	POS - Park and Open Space	LR - Low Density Residential	

042923340017	CMU - Community Mixed Use	ROW - Right-of-Way	
052923210001	LR - Low Density Residential	O - Office	
082923340018	POS - Park and Open Space	LR - Low Density Residential	
142923210068	W - Water Ponding	LR - Low Density Residential	
082923340039	POS - Park and Open Space	LR - Low Density Residential	
042923220099	W - Water Ponding	LR - Low Density Residential	
042923240002	POS - Park and Open Space	LR - Low Density Residential	
082923340019	POS - Park and Open Space	LR - Low Density Residential	
082923340040	POS - Park and Open Space	LR - Low Density Residential	
122923220007	POS - Park and Open Space	LR - Low Density Residential	
022923110036	LR - Low Density Residential	POS - Park and Open Space	
092923430005	CB - Community Business	ROW - Right-of-Way	
112923320053	MR - Medium Density Residential	IN - Institutional	
082923410012	BP - Business Park	W - Water Ponding	
032923140003	POS - Park and Open Space	LR - Low Density Residential	
112923120031	LR - Low Density Residential	POS - Park and Open Space	
142923240030	POS - Park and Open Space	IN - Institutional	
142923130001	POS - Park and Open Space	IN - Institutional	
082923420015	BP - Business Park	ROW - Right-of-Way	
092923120015	LR - Low Density Residential	W - Water Ponding	
102923220021	MR - Medium Density Residential	ROW - Right-of-Way	
112923230010	LR - Low Density Residential	POS - Park and Open Space	
082923310017	BP - Business Park	IN - Institutional	
032923140002	POS - Park and Open Space	LR - Low Density Residential	
012923120015	POS - Park and Open Space	LR - Low Density Residential	
012923320071	MR - Medium Density Residential	W - Water Ponding	

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 _____voted against.

WHEREUPON said resolution was declared duly passed and adopted.

ROSEVILLE
REQUEST FOR COUNCIL ACTION

Date: 08/23/2010
Item No.: 12 . d

Department Approval



City Manager Approval



Item Description: Direction on Providing Comments to the Minnesota Pollution Control Agency (PCA) regarding the Bituminous Roadway Inc. Environmental Assessment Worksheet (EAW).

BACKGROUND

The Minnesota PCA has informed the City that they are extending the comment period for the Bituminous Roadways EAW to September 10, 2010. Staff feels this is an opportunity to formally make comments on the EAW by the City. Staff has been reviewing the document and initially feels that there needs to be more clarification and information on several items, including:

- Greater understanding and characterization of the petroleum impacted soils on the site.
- More information regarding the “steaming” of the railcars and what happens with that runoff.
- Greater detail on the flushing of roads for dust control and the spraying of the piles to mitigate dust.
- Greater analysis of the potential cumulative impacts of the operation of the asphalt to the adjoining residential, golf course, and industrial uses.

Staff will continue to review the document to see if there are any more areas of concern that require further information and/or study.

POLICY OBJECTIVE

Staff believes that all impacts of an asphalt plant need to be reviewed and studied so that all appropriate changes and mitigation strategies be implemented as they are important for the protection of the health, welfare, safety and environment of the city’s residential neighborhoods and business community. Submitting a letter to the PCA in regards to the EAW raising the City’s concern will further that goal.

FINANCIAL IMPACTS

Not applicable

STAFF RECOMMENDATION

Staff is asking the City Council to have a discussion on the merits of submitting a letter to the PCA in regards to the Bituminous Roadways EAW that would ask for additional information, study, and

24 clarification of the proposal. The City Council should also discuss additional matters not identified by
25 staff that should be included in the letter.

26 **REQUESTED COUNCIL ACTION**

27 Authorize staff to write and submit a letter to the PCA commenting on Bituminous Roadways EAW.

28 Prepared by: Patrick Trudgeon, Community Development Director (651) 792-7071

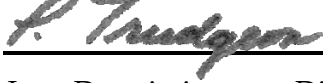
Attachments: None

REQUEST FOR CITY COUNCIL DISCUSSION

DATE: **08/23/2010**

ITEM NO: 13 . a

Department Approval



City Manager Approval



Item Description: Discussion regarding the adoption **ZONING TEXT AMENDMENT;**
 Adopting new regulations for Title 10, Zoning Regulations, pertaining
 to the EMPLOYMENT DISTRICTS -OFFICE/BUSINESS PARK AND
 INDUSTRIAL (PROJ0017)

1.0 REQUESTED ACTION

The Roseville Planning Division is seeking City Council input into the new Employment Districts standards in the text portion of Title 10, Zoning Regulations of the City Code. The Employment Districts section covers Office/Business Park and Industrial zoning Districts.

2.0 PROGRESS REVIEW

2.1 The Planning Division and Consultant (The Cuningham Group) began work on necessary modifications to the Employment Districts regulations in late January, which changes are based on the goals and policies identified in the Roseville 2030 Comprehensive Plan and on the need to update/clarify specific uses, dimensional requirements, and language within the new code.

2.2 The Planning Division also determined that it would create a single zoning district to cover the Office and Business Park designation of the Comprehensive Plan – Land Use Map.

2.3 In July of 2010, the Planning Division placed the draft Employment Districts on the Zoning Code Update page and in August as a part of the pre-packet for the August 23 meeting, made the draft available to the City Council for review and comment.

3.0 NEW VERSUS OLD CODE

3.1 Beginning with Imagine Roseville 2025 and continuing through Roseville’s 2030 Comprehensive Plan, the City has established a number of vision statements, policies, and goals that will take a new kind of zoning ordinance to achieve. The philosophy has been to create a code that is more focused on the physical form of uses and their relationships with the surrounding area. This emphasis will promote innovative practices, support more flexible standards, and streamline current processes with performance standards (to replace processes such as certain conditional uses, variances, and planned unit developments).

3.2 Zoning districts have been created with names that are similar to their counterpart land use categories found in the Comprehensive Plan.

29 3.3 Simple sketches, photos, and other clarifying sidebar text will be used throughout the
30 document to illustrate specific requirements, and the formatting and general organization
31 will be a big improvement over the current document.

32 **4.0 EMPLOYMENT DISTRICTS DIFFERENCES**

33 4.1 Employment district designations also take their names from the Comprehensive Land
34 Use designation counterparts such as industrial, business park, and office, however we
35 have combined the business park and office designations into one zoning district.

36 4.2 Specific employment districts regulation modifications include:

- 37 • Combining the three existing industrial districts, I-1, I-2, and I-2A, into a single
38 district. Note: the “clean: high-tech industrial uses formally in the I-1 and I-2
39 zones have been placed in the office/business park zone. All remaining industrial
40 uses (predominantly zoned I-2) have been placed in the single industrial district.
- 41 • Design standards to minimize impacts, especially for larger buildings (e.g.
42 building placement, articulation of long facades, pedestrian orientation, four-sided
43 design, and parking lot standards).
- 44 • Simplification of use table, including the elimination of certain inappropriate,
45 outdated, or confusing uses, as well as a generalizing of industrial/office uses.
- 46 • Clarification and update of dimensional standards regarding height, floor area
47 ratios, and building coverage versus impervious coverage.
- 48 • Performance standards for all districts will be contained in a separate section of
49 the code, which standards are currently under development.

50 **5.0 PLANNING COMMISSION PUBLIC HEARING/ACTION**

51 5.1 At the public hearing regarding the Employment Districts (August 4, 2010) there were a
52 number of citizens present to address the Commission and the Planning Staff. Most of
53 the questions and concerns centered around whether the proposed code, Employment
54 District or other, would have environmental and/or performance standards similar to the
55 current code so as to protect the City and neighborhoods from future uses like the
56 proposed asphalt plant.

57 5.2 Another comment sought additional public review in the form of a Community Open
58 House where an open house would be more conducive to asking questions and having a
59 dialog on the draft proposal and that the public hearing process before the Planning
60 Commission was inappropriate for that process.

61 5.3 Commissioner Wozniak also suggested adding language into the draft for large parking
62 lots requiring additional landscaping and curb islands. This language is currently located
63 in the Commercial/Mixed Use Districts.

64 5.4 The draft Planning Commission minutes were not available at the time this report was
65 submitted for the August 23 packet. If the minutes become available the Planning Staff
66 will provide copies to Council Members via email and have copies available at the
67 meeting.

- 68 5.5 The Planning Commission recommend (5-0) to approval of draft Employment Districts
69 as presented on August 4, 2010 and as amended below:
- 70 a. Eliminating the word “contiguous” in the sentence of Section 1006.05E9 of the
71 proposed draft and replacing it with “*within the public hearing notification*
72 *distance as established by the City Council (Section _____).*”
- 73 b. Inserting the following language within Section 1005.05 (Industrial District)
74 “**Surface Parking:** Surface parking on large development sites shall be divided
75 into smaller parking areas with a maximum of 100 spaces in each area, separated
76 by landscaped areas at least 10 feet in width. Landscaped areas shall include
77 pedestrian walkways leading to building entrances.”
- 78 c. Requiring Limited processing and manufacturing to have performance standards –
79 adding a “Y:” to the appropriate column.

80 **6.0 SUGGESTED CITY COUNCIL ACTION**

- 81 6.1 All changes recommended by the Planning Commission on August 4, 2010 have been
82 added to the draft Employment Districts proposal the City Council received as a
83 component of this item.
- 84 6.2 The City Council should review the proposed text changes for Employment Districts and
85 ask questions of the Planning Staff. It is expected that the Employment Districts code
86 will be back in front of the City Council for adoption sometime this fall.

87 **Prepared by: City Planner Thomas Paschke (651-792-7074)**

88 Attachments: A: Proposed Draft Employment District Requirements
89 B: Draft Planning Commission Minutes

Chapter 1005. Employment Districts

1005.01 Statement of Purpose

The employment districts are designed to foster economic development and redevelopment and to enhance opportunities for business expansion and growth. They are also intended to:

- A. Encourage reinvestment, revitalization, and redevelopment of retail, office and industrial properties to maintain a stable tax base, provide new living-wage job opportunities and increase the aesthetic appeal of the city;
- B. Encourage appropriate transitions between higher-intensity uses within employment centers and adjacent lower-density residential districts;
- C. Encourage sustainable design practices that apply to buildings, private development sites, and the public realm.

1005.02 Design Standards

The following standards apply to all development within the employment districts.

- A. **Landscaping:** All yard space between the building setback line and the street right-of-way line not utilized for driveways, parking of vehicles or pedestrian elements shall be landscaped with grass, trees and other landscape features as may be appropriate.
- B. **Entrance Orientation.** At least one building entrance shall be oriented to the primary abutting public street. The entrance must have a functional door. Entrances shall be clearly visible and identifiable from the street.
- C. **Materials:** All exterior wall finishes on any building must be one or a combination of the following materials: face brick, natural or cultured stone, textured pre-cast concrete panels, textured concrete block, stucco, glass, prefinished metal, fiberglass or similar materials or cor-ten steel (other than unpainted galvanized metal or corrugated materials). Other new materials of equal quality to those listed may be approved by the Zoning Administrator.
- D. **Garages Doors and Loading Docks:** Garage doors shall be located to the side or rear of the primary building facade to the extent feasible. Loading docks must be located on rear or side facades. Garage doors of attached garages on a building front shall not exceed 50 percent of the total length of the building front.
- E. **Rooftop Equipment:** Rooftop equipment, including rooftop



Materials examples

C. Materials. Compare to current 1011.02 materials standard. Have you applied this in industrial districts?

Primary street: The street where the highest level of pedestrian activity is anticipated. This is generally, but not exclusively, the street of higher classification. The Zoning Administrator shall determine the primary street.



structures related to elevators, shall be completely screened from eye level view from contiguous properties and adjacent streets. Such equipment shall be screened with parapets or other materials similar to and compatible with exterior materials and architectural treatment on the structure being served. Horizontal or vertical slats of wood material shall not be utilized for this purpose. Solar and wind energy equipment is exempt from this provision if screening would interfere with system operations.

- F. **Service Areas and Mechanical Equipment:** Service areas, utility meters, and building mechanical equipment shall not be located on the street side of a building or on a side wall closer than 10 feet to the street side of a building.

1005.03 Table of Allowed Uses

Table 1005-1 lists all permitted and conditional uses in the commercial and mixed use districts.

- A. Uses marked as “P” are permitted in the districts where designated.
- B. Uses marked with a “C” are allowed as conditional uses in the districts where designated, in compliance with all applicable standards. Uses marked as “P/C” may be permitted or conditional depending on their compliance with specific standards.
- C. A “Y” in the “Standards” column indicates that specific standards must be complied with, whether the use is permitted or conditional. Standards are included in Chapter __, Supplemental Regulations.
 - 1. **Combined Uses:** Allowed uses may be combined within a single building, provided that the external physical effects of any single use (i.e., noise, vibrations) will not adversely effect the operations of any other proposed use, and that circulation patterns are designed to integrate off-street parking and maximize pedestrian safety.

Table 1005-1	O/BP	I	Standards
Office and Health Care Uses			
General office	P	P	
Clinic, medical, dental or optical	P		
Hospital? (See Comp Plan description of BP.)	C		
Office showroom	P	P	
Manufacturing, Research, and Wholesale Uses			
Artisan workshop		P	Y
Catering establishment		P	
Contractor's storage yard		P	
Laboratory, medical or research and development	P	P	
Limited production and processing*	C	P	Y
Manufacturing and processing, no outdoor activities/storage		P	Y
Manufacturing and processing, outdoor activities/storage		C	Y
Printing	P	P	
Recycling center		P	
Warehousing and distribution	P	P	
Wholesale establishment		P	
Commercial Uses			
General retail sales and service*	C		Y
Animal boarding, kennel/day care		P	Y
Animal hospital, veterinary clinic	P		Y
Bank, financial institution	P	C	
Building materials sales, lumberyard		P	
Day care center	P	C	Y
Health club, fitness center, exercise studio	C		
Grocery store, food and related goods sales (see definition)	C		Y
Lodging: hotel, motel, extended stay hotel	P	P	
Motor fuel sales, gas station (includes repair)	C	P	Y
Motor vehicle repair, auto body shop		P	Y
Motor vehicle sales, rental/leasing		C	Y
Personal services**	C		Y
Restaurant, Traditional	P		Y
Restaurant, Fast Food	P		Y
Restaurant-Tavern	P		
Restaurant, Limited	P	C	
School of music, dance, arts, tutoring	P		
School, trade or business	C	P	
Storage, personal, indoor		P	

Table 1005-1	O/BP	I	Standards
Utilities and Transportation			
Electric power production		C	Y
Essential services	P	P	
Park-and-ride facility	C	C	
Transit center	C	C	
Accessory Uses, Buildings and Structures			
Accessory buildings for storage of domestic or business supplies and equipment	P	P	
Accessibility ramps and other accommodations	P	P	
Caretaker's dwelling	C	C	
Drive-through facility	C	P	Y
Off-street parking spaces	P	P	Y
Solar energy systems	P	P	Y
Communications antennas and towers	C	C	Y
Wind energy systems	C	C	Y
Temporary Uses			
Temporary buildings for construction purposes	C	C	Y

General retail sales and service;
Personal services - both same as Commercial/Mixed-Use Districts

Limited production and processing: Uses that produce minimal off-site impacts due to their limited nature and scale, are compatible with office, retail and service uses, and may include wholesale and off-premises sales. Limited production and processing includes, but is not limited to, the following:

- Apparel and other finished products made from fabrics;
- Blueprinting;
- Computers and accessories, including circuit boards and software;
- Electronic components, assemblies, and accessories;
- Film, video and audio production;
- Food and beverage products, except no live slaughter, grain milling, cereal, vegetable oil or vinegar processing;
- Jewelry, watches and clocks;
- Milk, ice cream, and confections;
- Musical instruments;
- Novelty items, pens, pencils, and buttons;
- Precision dental, medical and optical goods;
- Signs, including electric and neon signs and advertising displays;
- Toys;
- Wood crafting and carving;
- Wood furniture and upholstery.

1005.04 Office/Business Park (BP) District

A. **Statement of Purpose:** The Business Park District is designed to foster the development of business parks that integrate complementary employment and related uses in an attractive, efficient and functional environment. The district is also intended to:

1. Provide readily accessible services for employees;
2. Provide pedestrian, bicycle and transit connections to and through the business park;
3. Maintain and improve the quality of the natural landscape within the business park;
4. Provide appropriate transitions to surrounding neighborhoods and districts.

B. **Design Standards:** The standards in Section 1005.02 shall apply, with the following additions:

1. **Integrated Design:** In the design of any business park, buildings and complementary uses shall be connected in a logical and cohesive manner by streets, sidewalks, trails, open space and natural areas that combine to create a pedestrian-friendly environment. A pattern of blocks and

interconnected streets is preferred.

2. **Four-sided Design:** Building design shall provide consistent architectural treatment on all building walls. All sides of a building must display compatible materials, although decorative elements and materials may be concentrated on a street-facing façade. All façades shall contain window openings. This standard may be waived by the Zoning Administrator for uses that include elements such as service bays on one or more facades.
3. **Maximum Building Length:** Building length parallel to the primary abutting street shall not exceed 200 feet without a visual break such as a courtyard or recessed entry.
4. **Trash Storage Areas:** Trash storage areas shall be enclosed. Enclosure walls shall be of a block or masonry material and designed to match the building where it is located. Trash enclosures within developments of two-story or more shall incorporate a trellis cover or a roof design to screen views from above. The enclosure should be accessible to businesses, yet located away from main entries.



Sidewalk network and natural area



Four-sided building design

C. Dimensional Standards:

Table 1005-2	
Minimum Lot Area	20,000 square feet
Minimum Lot Width	60 feet
Maximum Building Height	60 feet
Front Yard Setback	See Frontage Requirement (D)
Side Yard Setback	10 feet 40 feet from residential lot boundary
Rear Yard Setback	10 feet 40 feet from residential lot boundary
Surface Parking Setback	Equal to building setbacks
Improvement Area (Lot Coverage)	75%?

area in I-1 currently 1 acre
height: 60' for office; 45 for mfg.
FY: 40'

D. Frontage Requirement: A development must utilize one or more of the three options below for placement of buildings and parking relative to the primary street:

1. At least 50% of the street frontage shall be occupied by building facades placed within 20 feet of the front lot line. No off-street parking shall be located between the facades meeting this requirement and the street.
2. At least 60% of the street frontage shall be occupied by building facades placed within 65 feet of the front lot line. Only one row of parking and a drive aisle may be placed within this setback area.

similar to RB standard, but could be more stringent - similar to CMU or CB

3. At least 70% of the street frontage shall be occupied by building facades placed within 85 feet of the front lot line. Only two rows of parking and a drive aisle may be placed within this setback area.

1005.05 Industrial (I) District

A. **Statement of Purpose:** The Industrial District is designed to provide suitable sites for manufacturing, assembly, processing, warehousing, laboratory, distribution, related office uses, and truck/transportation terminals. The district is also designed to:

1. Minimize any external physical effects of such operations on surrounding less intensive uses;
2. Encourage and facilitate pedestrian, bicycle and transit access throughout the industrial areas of the City;
3. Encourage development of an attractive and well-landscaped physical environment within the industrial areas of the City.

B. **Design Standards:** The standards in Section 1005.02 shall apply, with the following additions:

1. **Exterior Storage Within Enclosed Structures:** The following storage shall be conducted wholly within an enclosed structure:
 - a. Inoperative equipment, as defined
 - b. Inoperative vehicles, as defined
2. **Storage Within Solid Opaque Wall or Fence:** The following storage and sales areas shall be wholly enclosed by a solid opaque wall or fence no less than eight feet in height:
 - a. Building materials and lumber sales
 - b. Areas used for rental yards
 - c. Machinery sales, and bulk firewood sales
 - d. Dirt, sand, gravel and rock sales
 - e. Heavy equipment sales
 - f. Construction equipment
 - g. Trash storage areas

Move 'inoperative' description to definitions

note difference in treatment of trash storage here from BP and other districts

C. Dimensional Standards:

Table 1005-3	
Minimum Lot Area	1 acre
Maximum Building Height	60 feet
Front Yard Setback from internal street	30 feet
Interior Side Yard Setback	10 feet 40 feet from residential lot boundary
Corner Side Yard Setback	30 feet from street
Rear Yard Setback	20 feet 40 feet from residential lot boundary
Surface Parking Setback	Equal to building setbacks
Improvement Area (Lot Coverage)	85%?

D. Parking Placement: Parking placed between a building and the abutting street shall not exceed a maximum setback of 85 feet, sufficient to provide a single drive aisle and 2 rows of perpendicular parking along with building entrance access and required landscaping. This setback may be extended to a maximum of 100 feet if traffic circulation, drainage and/or other site design issues are shown to require additional space.

is this standard appropriate in this district?

E. Surface Parking: Surface parking on large development sites shall be divided into smaller parking areas with a maximum of 100 spaces in each area, separated by landscaped areas at least 10 feet in width. Landscaped areas shall include pedestrian walkways leading to building entrances.

standard from the current I-2A District

F. Control Measures: In order to ensure public safety and environmental protection, the city council may require control measures applicable to conditional or permitted uses in the Industrial District, including, but not limited to the following:

1. Security of premises and buildings
2. Access to and egress from site
3. Routing of vehicular traffic on public streets
4. Security methods for delivery and pickup
5. Storm drainage and spillage control facilities
6. Hours of operation
7. Noise impact
8. Liability for and control of unauthorized delivery
9. Impact on contiguous property with the public notification distance as established by Roseville City Council, Section ____.
10. Fire protection.

EXTRACT OF THE DRAFT MEETING MINUTES
ROSEVILLE PLANNING COMMISSION
AUGUST 4, 2010

c. **PROJECT FILE 0017**

Request by the Roseville Planning Division Adopting new regulations for Title 10, Zoning Regulations, pertaining to the Employment Districts: the Office/Business Park District and the Industrial District.

Mr. Paschke briefly reviewed the proposed new Employment District standards in the text portion of Title 10, Zoning Regulations of City Code, including Office/Business Park and Industrial Zoning Districts, as detailed in the Request for Planning Commission Action dated August 4, 2010. Mr. Paschke noted the consolidation of previous districts for more clarification from previous overlaps in industrial districts; creating of design standards to limit impacts; and parking lot standards; as well as simplifying the Table of Uses throughout the Code in all Districts, addressing height standards and modifications as addressed in Section 4.2 of the staff report.

Chair Doherty opened the Public Hearing for public comment at approximately 7:35 p.m.

Public Comment

Gary Grefenberg, 77 Mid Oaks Lane

Mr. Grefenberg opined that there had been no Open House on this specific issue, and given the few audience members at tonight's Public Hearing, expressed concern that more of an effort had not been made to alert more people to this issue, specifically the proposed zoning for Industrial Districts, due to recent concerns with the proposed asphalt plant as an example of an Industrial use and the importance of related issues.

Mr. Grefenberg asked that an Open House be held specific to this issue in a less formal atmosphere to address multiple unanswered questions and clear up a lot of ignorance on the part of residents that was fostering fear and concern. Mr. Grefenberg noted that the proposed asphalt plant had garnered this fear; as well as making sure that there was sufficient public notification in the future to avoid similar situations.

Mr. Grefenberg noted his service with the *Imagine Roseville 2025* community visioning process, as well as on the Comprehensive Plan Steering Committee.

Mr. Grefenberg noted his repeated conversations with Mr. Paschke over the last week regarding current guidelines for public notice; and the concerns of many residents on what the proposed zoning may allow in certain areas. Mr. Grefenberg displayed the current zoning map and areas of concern to him, specifically along the west side of Roseville along I-35 with a single category of Industrial, and discontinuing the three current Industrial Districts into only one District. Mr. Grefenberg opined that this recommendation has not been thoroughly discussed enough by the Steering Committee to support such a recommendation. Mr. Grefenberg opined that a blanket application for Industrial zones needed to include provisions only now found in those design standards and regulations for residential development.

Mr. Grefenberg highlighted and displayed specific sections and general requirements of the existing Zoning Code (Section 1007.09, D, Performance Standards) addressing noise, smoke and particulate matter; toxic or noxious matter; odors; vibrations; and differencing in the existing code and that proposed, specifically those requirements beyond the boundaries of the immediate site; and expressed concern that the same

1 safeguards and attention to potential impacts of Industrial use on adjoining residential
2 or office uses were not addressed.

3
4 Mr. Grefenberg noted his and Member Wozniak's role in including recommendations
5 for language in the Purpose Statement of the proposed Zoning Ordinance, Chapter
6 1001.01 General Provisions, A and B, regulations for the purpose of protecting and
7 enhancing the character, stability, and vitality of residential neighborhoods. Mr.
8 Grefenberg noted that the Comprehensive Plan talked about public engagement, and
9 read and displayed a highlighted portion of that referenced language as it related to
10 the need for expanded and transparent public engagement when considering
11 significant land use decisions. Mr. Grefenberg opined that the last time a land use
12 decision came before this body (e.g. asphalt plant), the process went very quickly;
13 and asked that the Planning Commission hold off acting on this Chapter to allow one
14 more meeting to get more information and hold another less formal Open House.

15
16 Mr. Grefenberg proceeded with questions and/or comments specific to various
17 sections of the proposed Chapter 1005, Employment Districts, 05/13/10 draft.

18
19 Page 7, Section E. Control Measures, Item #9: impact on contiguous property

20 Mr. Grefenberg noted that previous safeguards referenced didn't speak to contiguous
21 properties; and expressed concern with that designation, when impacts could more
22 far-reaching than to those properties contiguous to them. Mr. Grefenberg suggested
23 that this language be eliminated and a more general term used, such as "proximate"
24 or something similar, to provide more confidence on those control measures, similar
25 to the existing measures.

26
27 Page 1, Section 1005.01, Statement of Purpose, Section B and references to the Use
28 Chart on Table 1005-1 on page 3

29 Mr. Grefenberg used the example of a Vikings Stadium as a possible use; and
30 highlighted and displayed his areas of concern.

31
32 Mr. Paschke responded that in the manufacturing and processing use highlighted by
33 Mr. Grefenberg, no outdoor activity was permitted, and outdoor storage was a
34 Conditional use, disallowing something like a stadium.

35
36 Mr. Grefenberg questioned if an asphalt plant, as currently understood, would fall
37 under a manufacturing and processing outdoor activity/storage use.

38
39 Mr. Paschke advised that it depended on whether the proposed use complied with the
40 definition.

41
42 However, Mr. Paschke noted that the achievement standards are still in the
43 development process and would be a separate section of the code, and would be no
44 different than those achievement standards to be developed and appropriate to a
45 residential or commercial/mixed use. In response to Mr. Grefenberg's concerns
46 standards related to noise, odors, etc. would be incorporated broadly into each all
47 sections of the code, not just Industrial uses.

48
49 At the request of Chair Doherty, Mr. Paschke confirmed that it was likely that those
50 items of concern addressed by Mr. Grefenberg, would most likely be incorporated into
51 the new code, since they were all related to performance standards.

52
53 Member Gottfried paraphrased Mr. Paschke's comments, indicating that the
54 performance standards were moved to a different section of the new code to provide a
55 broader effect across all uses.
56

1 Mr. Grefenberg opined that this was a good reason that it would prove useful to have
2 an Open House on these critical issues.
3

4 Mr. Paschke advised that, at this point, there was no plan to hold another open house,
5 but to work through plan approval for certain sections as previously outlined. Mr.
6 Paschke noted that, while there was nothing preventing another open house, the
7 regulations were still being developed as part of the process and were not available
8 yet even in draft form for review by the Planning Commission and/or City Council. Mr.
9 Paschke advised that those regulations would be followed by the definitions as
10 developed; and that given the current timeframe, there were other minor chapters that
11 may not be available for review until 2011. Mr. Paschke advised that for those
12 chapters, the current code would continue to apply in the interim, specifically the
13 recently-developed sign ordinance; with the current shoreland ordinance in place
14 pending completion by the Department of Natural Resources (DNR) on their new
15 requirements for subsequent development by the City of their parallel code. Mr.
16 Paschke advised that the current work schedule, as previously presented and
17 approved, would allow the major portion of the City's zoning code to be consistent
18 with its updated Comprehensive Plan within the nine (9) month timeframe mandated
19 by the Metropolitan Council.
20

21 Chair Doherty concurred with Mr. Paschke, opining that it was good to initially
22 establish the broad categories, then deal with the specifics, rather than to have
23 specifics rule the process and prevent accomplishment of the broader goal. Chair
24 Doherty expounded on the benefits of a public hearing, similar to that being held
25 tonight, being televised and available in various formats to reach a larger audience as
26 opposed to an open house that may only be sporadically attended. Chair Doherty
27 opined that, from his perspective, it was much more transparent to hold a public
28 hearing creating a public record, rather than an open house attended by a few citizens
29 who may or may not only represent a small portion of the community, with the full
30 discussion available for all citizens to hear and view.
31

32 Mr. Grefenberg recognized Chair Doherty's perspective; however, opined that the
33 process could be changed in a democracy, and the review period was not set in
34 stone; and questioned comments alluding to no changes being possible at this point.
35

36 Chair Doherty and Mr. Paschke both stipulated that their comments were not intended
37 to create any misconceptions by Mr. Grefenberg that changes were no longer
38 acceptable.
39

40 Mr. Grefenberg opined that the climate in the community had been polluted with
41 distrust related to the asphalt plant, and further opined that government is no longer
42 trusted; and assured Commissioners that he was simply attempting to get a dialogue
43 going. Mr. Grefenberg opined that, back in the neighborhoods, there was not
44 credibility in decisions being made by governmental bodies, especially those
45 decisions impacting residential neighborhoods. Mr. Grefenberg expressed
46 appreciation that tonight's public record would show that an asphalt plan would be
47 considered as a permitted use under the proposed code, as well as the old, only as a
48 Conditional Use, and that such a provision would address his initially expressed
49 concerns tonight.
50

51 Chair Doherty observed that Mr. Grefenberg's comments seemed to be focusing on
52 the proposed asphalt plant; and reminded all that that application had not worked its
53 way through the system yet, and was not currently before the Commission. Chair
54 Doherty opined that he seemed to be hearing that citizens didn't trust the outcome
55 when the outcome had yet to be determined.
56

1 Member Gottfried noted that, at an open meeting such as this one, there was an
2 opportunity to fill the room and make your point; and that it was the job of the citizen
3 volunteer Planning Commission to listen. Member Gottfried opined that, if
4 government had failed, it was because the public had failed to show up and let the
5 government know what they wanted it to do or not to do.
6

7 Mr. Grefenberg opined that the City website and a Public Hearing format may not be
8 the most appropriate way to provide comment; and further opined that there was no
9 plan that couldn't be improved upon.
10

11 Member Gottfried opined that this is the public process and that the process was
12 available to every citizen of Roseville, and that they could choose to make it effective
13 or not, and one way to make it ineffective was to not show up. Member Gottfried
14 noted that anyone attending the meeting had the opportunity to step up to the
15 microphone to be heard, and assured everyone that they were listened to; and that
16 their comments were often reflected in the Commission's recommendations to the City
17 Council.
18

19 Mr. Paschke noted that, not to take away from the concept of an open house, staff
20 had gone to extreme measures to provide public notification, made repeatedly revised
21 drafts of proposed chapters available on the City website; and attempted to make the
22 entire process, as approved by the City Council as part of the Consultant contract, as
23 transparent as possible. Mr. Paschke noted that the Employment District chapters
24 currently under discussion had been on the website for a number of weeks. Mr.
25 Paschke advised that, if there were to now be an abrupt disruption to the critical
26 timeline being followed for completion of the major portion of this project, it could have
27 negative consequences. Mr. Paschke encouraged the public that there was as much
28 to be gained by comment by e-mail to staff, the Commission and City Council, as by
29 scheduling and/or attending an open house with limited attendance.
30

31 Member Gottfried spoke in support of Chair Doherty's previous comments related to
32 the public hearing process providing an opportunity, for the public record, of
33 discussion and to hear comments, concerns, and suggestions related to any item
34 before this body. Member Gottfried noted that you didn't have to agree with what was
35 going on, or what you perceived was going on; and noted that some things were not
36 yet completed vetted out, and that many residents were under the impression that this
37 was a "done deal." However, Member Gottfried suggested that, the fact that they
38 were present at a public hearing, was a good indication that it was not a "done deal,"
39 and that this was the purpose of the hearing and public comment to have your voice
40 heard. Member Gottfried encouraged citizens to take advantage of the multiple
41 opportunities to do so; and that the Commission was available to hear those voices.
42

43 Chair Doherty opined that the discussion related to this chapter was at a disadvantage
44 since the message and focus coming forth was that it was due to the asphalt plant.
45 Chair Doherty noted that he was unaware of the status of the asphalt plant, and asked
46 for an update from staff on the plant, rather than to hear different rumors and
47 misconstrued perceptions.
48

49 Mr. Grefenberg volunteered that public comments would be heard on the proposed
50 asphalt plan regarding the Environmental Assessment Worksheet (EAW) before the
51 Minnesota Pollution Control Agency (MPCA) with the deadline of August 11, 2010 to
52 get comments to the MPCA on the EAW and the application by the asphalt plant for a
53 preliminary emission permit.
54

1 Mr. Grefenberg clarified that he had not meant to imply that a decision had already
2 been made regarding the asphalt plant, but only meant to suggest that a more
3 dynamic decision-making and public process was a good thing to consider.
4

5 Mr. Grefenberg noted that his concerns tonight related to the Performance Standards
6 in the proposed zoning code for Industrial uses was based on his lacking the benefit
7 of an open house where he could address his questions and comments.
8

9 Chair Doherty requested that the remaining questions and/or comments of Mr.
10 Grefenberg be specific to the consideration of Chapter 1005, Employment District
11 section of the proposed zoning code, and not specific to the asphalt plant.
12

13 Mr. Grefenberg opined that none of the public would probably be here if not for the
14 asphalt plant, and to ensure that the same mistakes are not repeated.
15

16 Member Gottfried opined that he had received that message.
17

18 Mr. Grefenberg offered to move to his next issue, as long as he was clear that the "y"
19 in the column related to manufacturing and processing would be a conditional use.
20

21 Mr. Paschke responded affirmatively provided they have outdoor storage
22 requirements.
23

24 Member Wozniak noted that one of the issues about the asphalt plant that concerned
25 him when it came before the Commission, was that the only reason it came before the
26 body for a public hearing and for a recommendation to the City Council was based on
27 the request to store materials outdoors; and questioned if the proposed zoning code
28 would allow more control over design of a manufacturing facility or whether history
29 could repeat itself.
30

31 Mr. Paschke responded affirmatively, as the plant was a permitted use under existing
32 code. Mr. Paschke noted that an asphalt plant was not considered much differently
33 than another type of industrial plant that was permitted by the MPCA, as a higher
34 authority. Mr. Paschke advised that the question for consideration should be whether
35 to require manufacturing and processing uses to go through a more formal process.
36 Mr. Paschke noted that the proposed code was not currently seeking that, and was
37 similar to the existing code allowing a number of permitted uses. Mr. Paschke noted
38 that there were certain permitted uses that could do as much harm to the atmosphere
39 and were therefore required to meet specific processes under the jurisdiction of the
40 MPCA. Mr. Paschke asked that the Commission, if their recommendation was to
41 prohibit specific uses or have them regulated through a more formal process such as
42 a conditional use, make that recommendation clear at this time.
43

44 Member Gottfried, adding to Member Wozniak's comments, questioned when the
45 Commission started addressing design standards in the next step of the ordinance
46 process, would they then address such things as fumes, odors, lights, noise,
47 vibrations, and provide sufficient guidance to address those concerns on a broader
48 scale across more districts than just manufacturing.
49

50 Mr. Paschke opined that it would; however, he noted that the code needed to be very
51 specific and could not be broad in order to allow it to be regulated and enforced, and
52 couldn't be nebulous. Mr. Paschke noted that this was one of the problems with the
53 current code, that it was too ambiguous in attempting to realistically enforce it, with
54 advice from the City Council on whether provisions are enforceable.
55

56 Member Gottfried sought an example such as a regulation for light pollution.

1
2 Mr. Paschke advised that the current code is quite standard, in addressing the design
3 and location of a light or sign; and opined that if you have a broad regulation in code
4 standards, that addressed a number of issues, and that a lot of those things were
5 already regulated by State Statute, noting that that the City could not regulate above
6 State or MPCA regulations.
7

8 Member Gottfried expressed his anticipation of a very interesting discussion in the
9 future.
10

11 Mr. Paschke opined that, with this being a new code with the existing code predicated
12 on development, design and standards evidenced in 1959, it would provide for very
13 interesting discussions.
14

15 Mr. Grefenberg opined that he would like the public to participate in all aspects of that
16 dialogue; and questioned if "comfort" or "welfare" applied to a state agency, as
17 addressed in the City's current zoning code performance standards. Mr. Grefenberg
18 reminded Commissioners that they made a commitment in Section 1001.01, Section
19 B, Purpose Statement to protect and enhance character, stability and vitality. Mr.
20 Grefenberg announced that this would be his benchmark and would be discussed
21 further.
22

23 Page 6, Section 1005.05 Industrial (I) District, B, Design Standards, B-2

24 Mr. Grefenberg questioned if berms were allowable in addition to or in place of a solid
25 opaque wall or fence; opining that their aesthetics may be favorable to a solid wooden
26 wall; and suggested that design standards be improved and not too tight.
27

28 Mr. Paschke questioned if the language needed to be changed, since it was already
29 known where industrial lands were located; and questioned if an 8' berm could be
30 achieved. Mr. Paschke, however, noted that it could be incorporated with a fence or
31 wall to achieve the required height; and advised that staff would support berming for
32 aesthetic purposes as long as the property were fully screened at 100% capacity for
33 8'.
34

35 Mr. Grefenberg sought assurance that natural landscaping such as a berm would be
36 acceptable.
37

38 Chair Doherty noted that this was considered acceptable.
39

40 Page 6, B-2, a-g

41 Mr. Grefenberg questioned where raw material storage was addressed; and
42 suggested that it be broadened to include other raw material piles, and clarify that a
43 distinction should be made for sale of raw materials (e.g. landscape materials) or
44 another type of use or accommodation for outdoor storage.
45

46 Discussion included it would be covered under item 2.d as an aggregate material,
47 depending on the type of raw material.
48

49 Mr. Paschke advised that he would review that section to address storage of raw
50 materials.
51

52 Definitions

53 Mr. Grefenberg expressed interest in a careful review by the public of the definitions
54 section.
55

1 Mr. Paschke noted that this would be one of the last chapters created, following
2 development of the other chapters to make sure they included all necessary
3 definitions.

4
5 Page 7, Section E, Control Measures, Item 1-9

6 Mr. Grefenberg noted that he had previously expressed his concern with the
7 "contiguous property" designation.

8
9 General Comments

10 Mr. Grefenberg observed that often ordinary people thought of worst case scenarios
11 in an effort to prevent them. Mr. Grefenberg, as an example, used the potential for a
12 new Vikings stadium or a future asphalt plant as permitted uses under application of
13 the existing code, and the proposed new code. Mr. Grefenberg opined that
14 environmental and quality of life standards were as important, if not more important,
15 than design standards.

16
17 Mr. Paschke challenged Mr. Grefenberg to identify on the Table of Uses where a
18 stadium would be supported by this proposed code as an allowable use in an
19 Industrial District.

20
21 Mr. Grefenberg expressed his appreciation in receiving an answer to his concerns;
22 and opined that the public should be encouraged to ask questions and seek
23 information; and apologized if he seemed to be pointing a finger when he was only
24 attempting to be honest with the C omission.

25
26 Mr. Paschke noted that the public has been encouraged to ask questions and seek
27 information through multiple formats and opportunities; and reminded the public that
28 the Planning Commission did not make the decision, but only made a
29 recommendation to the City Council; and that there would be additional opportunity
30 before final adoption of the proposed code.

31
32 Mr. Grefenberg expressed his interest in the Planning Commission having the final
33 say for recommendation to the City Council, not staff; and opined that questioning
34 should be encouraged by this body; and looked forward to future opportunities to
35 address his concerns to the Commission.

36
37 Chair Doherty asked that Mr. Paschke consider an alternate term to replace
38 "contiguous" on page 7.

39
40 Mr. Paschke suggested that Mr. Grefenberg provide staff with an e-mail or his
41 thoughts on a replacement term to avoid any nebulous results.

42
43 Discussion included potential terms such as "surrounding," which was determined did
44 not get to Mr. Grefenberg's concerns, since "contiguous" addressed adjacent
45 properties other than air emission concerns; noting that "surrounding" was already
46 used in Section 1005.05 A.1, Statement of Purpose, as it related to adjacent
47 properties.

48
49 Mr. Grefenberg noted the tendency of attorneys to interpret words as they wished;
50 and suggested that the same language be used rather than contiguous. Mr.
51 Grefenberg noted that he was originally going to suggest "proximity," but found
52 problems with that term as well.

53
54 Mr. Paschke asked that, if the Commission was considering a change to the draft
55 language that they include it as an amendment to their recommended motion.
56

Gretchen Ternes, 2328 Terminal Road, Suite B

Ms. Ternes introduced herself as a business owner on Terminal Road, noting that she had received the post card notice regarding a change in zoning to Business Office Park; and sought a definition of that designation. Ms. Ternes noted that the majority of businesses along Terminal Road were involved in light assembly work and given most of those building's internal structures, they would not be suitable to become offices. Ms. Ternes, while in agreement with the majority of the rezoning areas following more in-depth discussions with Associate Planner Bryan Lloyd prior to tonight's meeting. Ms. Ternes pointed out potential areas of inconsistency (e.g. FedEx LTL and FedEx Freight) with similar uses but different zoning designations.

Ms. Ternes expressed concern that the businesses along Terminal Road did not receive notice of the proposed asphalt plant, and noted that she had written several e-mails to Councilmember Dan Roe as well as other written communication regarding the proposed plant; and opined that the other business owners and/or tenants of those businesses needed notification as they were also unaware of the proposed plant, further opining that no one along Terminal Road to whom she had talked was happy about the potential plant being allowed. Ms. Ternes noted the need to notify tenants, not just property owners of record since many of those property owners were based at national or international corporate offices and not cognizant of how this plant could impact the local tenants.

Mr. Paschke reiterated that staff provided notice by a distinctive process in City Code, within the policy as established by the City Council, to property owners within 500' of the subject property, with State Statute requiring even less notice than that. Mr. Paschke reminded listeners that the City was not proposing the asphalt plant.

Chair Doherty suggested that the tenants send their e-mail or written comments to City Hall or the City's website for distribution by staff to Councilmembers and other parties identified as recipients by the sender.

Mr. Paschke, in focusing on the concerns of Ms. Ternes regarding notification of existing tenants and current versus proposed land use designations, noted that two events were happening: today's use by tenants, and the Comprehensive Plan's guidance for future use that may be different than the existing use. Mr. Paschke noted that this did not mean that existing uses could not continue as legal, nonconforming uses, until sold or the business was no longer in existence. Mr. Paschke advised that the Comprehensive Plan and Zoning Code were consistent in guiding the land use designation to Office or Business Park, and were designed with that goal in mind, not necessarily based on existing uses on any given parcel.

Ms. Ternes questioned if there would be a change in property taxes due to this proposed zoning change.

Mr. Paschke clarified that the taxes were based on commercial tax rates established by Ramsey County, not a specific use.

Ms. Ternes opined that even with a berm around her property, there was no way to shield an asphalt plant.

Mr. Lloyd noted that the focus of tonight's discussion was not about the asphalt plant, and that this issue was not coming before the Planning Commission again, but once the MPCA had made their ruling it would go directly to the City Council for final action. Mr. Lloyd clarified that e-mails to the Planning Commission would therefore not be as effective as if they were directed to the City Council as the final decision-makers.

1
2 Ms. Ternes opined that this rezoning issue is hard to understand, and coming before
3 the body was intimidating, and further opined that a business owner needed a lawyer
4 to protect their interests or to speak directly to the Commission on this issue, and
5 suggested that this may preclude some people coming to speak.
6

7 Further discussion included staff responding to and clarifying for Ms. Ternes the
8 purpose and goals of the proposed condensation of current versus proposed zoning
9 codes for Business and Industrial Districts; and standards remaining in place, with
10 some revisions to make it more enforceable; however, Mr. Paschke noted that
11 environmental standards are in the current code as well as the proposed, once the
12 regulations and standards are fully developed and brought forward this fall for review
13 and public hearing.
14

15 Additional discussion included industrial uses and zoning districts; chemical uses
16 currently allowed; production or manufacture of chemicals versus use of those
17 chemicals; clarification of uses on the Table of Uses; and safeguards in place.
18

19 Mr. Paschke advised that the public could advocate for text line items identifying that
20 would prohibit specific uses if they felt they were needed, at which time they could be
21 defined and added to the chart as permitted or prohibited uses.
22

23 Ms. Ternes asked that current standards not be relaxed, but kept tight; opining that
24 the Comprehensive Plan was about moving forward and making the City better for all
25 residents, and the applicable standards should ensure that; and that environmental
26 goals and priorities concerning industry would improve, not diminish.
27

28 Mr. Paschke concurred with that intent, noting that it was hoped that the new code
29 and Chart of Uses would simplify understanding of those standards and allowed uses.
30

31 Member Gottfried reviewed the process for staff recommendations coming before the
32 Planning Commission, with the Commission adopting or amending those
33 recommendations to be forwarded to the City Council. Member Gottfried asked that
34 the public thought staff had left something out that they thought was important, this
35 was their opportunity to make that known to the Planning Commission to consider in
36 their amendments to staff recommendations. Member Gottfried, however, pointed out
37 that the process had not evolved to the point where those design standards were
38 finalized, but should come forward this fall, at which time the Commission and the
39 public would have an opportunity to review those details.
40

41 Mr. Paschke asked that the public provide broader constructive comment on the
42 proposed code at this point, rather than the finer points that would be addressed later
43 as the design standards were developed.
44

45 **Unidentified speaker (Megan?)**

46 The speaker opined that the Land Use and Environmental sections of the
47 Comprehensive Plan document needed to be incorporated fully in the proposed
48 zoning code.
49

50 Mr. Paschke advised that this was staff's intent; however, if citizens thought they were
51 not achieving those goals, to alert staff by e-mail and address those components,
52 remembering that they were not fully crafted yet. Mr. Paschke noted that, if there
53 were specific items in the Comprehensive Plan that needed more detailed regulations
54 than those recommended by staff, that staff be alerted to those items.
55

1 Further discussion included whether production of insecticides was a permitted use in
2 the proposed code, with staff noting it was addressed in the Table of Uses, with
3 limited production and processing, with "limited" needing further definition to
4 determine what it comprised; ;
5

6 Member Gottfried thanked the speaker for her attention to detail, and asked that, as
7 the standards are developed more fully, to alert staff and Commissioners of any
8 omissions she thought needed addressed.
9

10 Member Wozniak noted that some of those concerns raised were already addressed
11 in "Control Measures," Section E (page 7), while allowing some flexibility.
12

13 Further discussion included development of stringent standards for all zoning districts
14 in the new code; consolidation of districts and land use designations for residential
15 and commercial districts; goal of protecting the public, while allowing enforcement of
16 code provisions; the broad goals of the Comprehensive Plan that subsequently
17 creates a code that addresses those goals through designed standards and allows
18 mitigation or enhancement of various use impacts.
19

20 Chair Doherty closed the Public Hearing at approximately 9:05 p.m.
21

22 Discussion among Commissioners and staff included the need to identify the sidebars
23 on draft copies to indicate those sidebars that are for Commissioner information and
24 will be deleted on the final draft, and those that will remain for public information
25 purposes or to clarify or illustrate specific examples or issues; and preference of
26 Commissioners for redlined copies of revised drafts to avoid their need to review and
27 compare previous drafts.
28

29 Page 7, Parking Placement

30 Member Wozniak requested that standards for parking, incorporation of landscaping
31 and pedestrian access, be similar to those addressed previously in the Regional
32 Business District.
33

34 **MOTION**

35 Member Doherty moved, seconded by Member Wozniak to RECOMMEND TO
36 THE CITY COUNCIL APPROVAL of DRAFT Employment District requirements as
37 presented on August 4, 2010, establishing new regulations under Title 10,
38 Zoning Regulations, pertaining to the EMPLOYMENT DISTRICTS, as detailed in
39 the staff report dated August 4, 2010.
40

41 Ayes: 5

42 Nays: 0

43 Motion carried.
44

45
46 Amendment #1

47 **MOTION**

48 Member Doherty moved, seconded by Member Gottfried, to RECOMMEND TO
49 THE CITY COUNCIL REVISED LANGUAGE to Section 1005, E, Control
50 Measures, Item 9, to read "Impact on ~~contiguous property~~ [properties within the
51 public notice distance as established by the City Council.]"
52

53 Aye: 5

54 Nay: 0

55 Motion carried
56

1 Discussion included whether the word “contiguous” should be revised to “surrounding
2 properties,” with general consensus following that discussion that the language for
3 surrounding properties in the General Purposes section left no confusion regarding
4 what properties were affected and served the intended purposes; and that the
5 proscribed property notice area defined and previously vetted by the City Council, and
6 as periodically amended at their discretion, would provide a consistent policy to follow
7 rather than possible ambiguous interpretation by staff on a case by case basis.
8

9 **Amendment**

10 **MOTION**

11 **Member Doherty moved to RECOMMEND TO THE CITY COUNCIL REVISED**
12 **LANGUAGE to Section 1005.05, B-2, Storage, Item 8, to include raw materials.**
13

14 Member Best, after further consideration, questioned if it was prudent to include that
15 language, asking how to define ‘raw materials,’ and suggested that this may be more
16 detrimental and still not get at everything intended.
17

18 Discussion included current code provisions for outdoor storage; interpretation of raw
19 materials; recognizing that if it wasn’t on the list, it wasn’t allowed; alternative indoor
20 storage rather than outdoor storage.
21

22 **Following discussion, Chair Doherty withdrew his motion.**
23

24 **Amendment #2**

25 **MOTION**

26 **Member Doherty moved, seconded by Member Wozniak, to RECOMMEND TO**
27 **THE CITY COUNCIL INCORPORATION OF REVISED LANGUAGE to Section**
28 **1005.5, Section F, Parking Placement (page 7), similar to that used in the**
29 **Regional Business District draft section 1004.05, Section F (or as renumbered)**
30 **to address surface parking.**
31

32 **Aye: 5**

33 **Nay: 0**

34 **Motion carries.**
35

36 **Amendment #3**

37 **MOTION**

38 **Member Best moved, seconded by Member Doherty, to RECOMMEND TO THE**
39 **CITY COUNCIL CLARIFICATION in Section 1005.01, Table of Uses, in the list**
40 **dealing with limited production and processing, that a “Y” be added to the**
41 **standards column for further definition.**
42

43 **Ayes: 5**

44 **Nays: 0**

45 **Motion carried.**



REQUEST FOR CITY COUNCIL DISCUSSION

Date: 8/23/10

Item: 13.b

Department Approval

A handwritten signature in black ink, appearing to read "P. Trudgen".

City Manager Approval

A handwritten signature in black ink, appearing to read "W. Mahonen".

Item Description: Discussion regarding the adoption of a new **ZONING TEXT AMENDMENT**; Adopting new regulations for Title 10, Zoning Regulations, pertaining to the **COMMERCIAL AND MIXED USE DISTRICTS (PROJ0017)**.

1.0 REQUESTED ACTION

The Roseville Planning Division is seeking the City Council's comments/direction regarding the new Commercial and Mixed Use Districts standards in the text portion of Title 10, Zoning Regulations of the City Code, so that they may be revised and brought back for final approval.

2.0 PROGRESS REVIEW

2.1 The Planning Division and Consultant (The Cuningham Group) began work on necessary modifications to the residential and commercial districts in late January. These changes are based on the goals and policies identified in the Roseville 2030 Comprehensive Plan and on the need to update/clarify specific uses, dimensional requirements, and language within the new code.

2.2 On March 25, 2010 the City held the second Community Open House and introduced the commercial/mixed use district draft requirements. The Open House was attended by a dozen interested persons. Staff and the Consultant presented information about the draft commercial/mixed use code and answered questions.

2.3 On April 7, 2010, the City Planner discussed further with the Planning Commission any additional questions, comments and/or changes to the draft commercial/mixed use district regulations and indicated that the public hearing would be the next step in the process.

3.0 NEW VERSUS OLD CODE

3.1 Beginning with Imagine Roseville 2025 and continuing through Roseville's 2030 Comprehensive Plan, the City has established a number of vision statements, policies, and goals that will take a new kind of zoning ordinance to achieve. The philosophy has been to create a code that is more focused on the physical form of uses and their relationships with the surrounding area. This emphasis will promote innovative practices, support more flexible standards, and streamline current processes with performance standards (to replace processes such as certain conditional uses, variances, and planned unit developments).

3.2 Zoning districts have been created with names that are similar to their counterpart land use categories found in the Comprehensive Plan.

- 30 3.3 Simple sketches and photos will be used throughout the document to illustrate specific
31 requirements, and the formatting and general organization will be a big improvement
32 over the current document.
- 33 **4.0 COMMERCIAL/MIXED-USE DISTRICTS DIFFERENCES**
- 34 4.1 Commercial district designations also take their names from the Comprehensive Land
35 Use designation counterparts, which eliminates a number of existing zoning district
36 designations as well as creates a few new district designations.
- 37 4.2 Specific commercial/mixed-use districts regulation modifications include:
- 38 a. Design standards to minimize impacts, especially for larger buildings (e.g.
39 building placement, articulation of long facades, pedestrian orientation, four-sided
40 design, and parking lot standards).
- 41 b. Simplification of use table, including the elimination of certain inappropriate,
42 outdated, or confusing uses, as well as a generalizing of retail and service uses.
- 43 c. Clarification and update of dimensional standards regarding height, floor area
44 ratios, and building coverage versus impervious coverage.
- 45 d. Mixed Use District (initially encompassing the Twin Lakes Redevelopment Area)
46 includes both general and specific design/performance standards, and requires a
47 regulating map that addresses the type and general placement of structures at
48 specific locations.
- 49 **5.0 PLANNING COMMISSION ACTION**
- 50 5.1 At the duly noticed public hearing, City Planner Thomas Paschke reviewed this request
51 and recommended approval of draft Commercial and Mixed Use District requirements,
52 establishing new regulations under Title 10, Zoning Regulations, pertaining to the
53 COMMERCIAL AND MIXED USE DISTRICTS, as presented and detailed in the
54 Request for Planning Commission Action dated July 7, 2010.
- 55 5.2 City Planner Paschke advised that the primary proposed changes to the existing Zoning
56 Code, in effect since the inception of the City of Roseville, with multiple amendments
57 throughout the years, included formatting for better clarity; the addition of illustrative
58 examples of the intent of various sections of the ordinance; and those substantive changes
59 to the existing code detailed in Section 4.2 of the Request for Planning Commission
60 Action dated July 7, 2010. The City Planner advised that those changes were related to
61 design standards; a simplification of the Use Table; clarification and an update of
62 dimensional standards; and the addition of a Mixed Use District, initially encompassing
63 the Twin Lakes area, and including both general and specific design/performance
64 standards.
- 65 5.3 Chair Doherty invited citizens in attendance that desired to comment on the proposed
66 Commercial/Mixed Use Districts to come forward with their questions and comments.
67 Three members of the audience addressed the Commission and the Planning Staff on a
68 number of items and issues regarding the proposed zoning ordinance changes (see
69 Attachment B).

- 70 5.4 City Planner Paschke then reviewed the comments submitted by Commissioner Woznaik
71 (Attachment C) with the Commission and discussed possible/suggested corrections
72 and/or changes in the proposed draft.
- 73 5.5 City Planner Paschke also noted that the City Attorney's office had provided comment on
74 Page 7 requesting the inclusion of setback requirements on the table under Dimensional
75 Standards; that the word "Maximum" needed to be added in addressing the percentages;
76 and other items were similar to and addressed in Member Wozniak's written comments.
- 77 5.6 The Planning Commission voted (6-0) to recommend approval of draft Commercial and
78 Mixed Use District requirements, establishing new regulations under Title 10, Zoning
79 Regulations, pertaining to the COMMERCIAL AND MIXED USE DISTRICTS, as
80 presented and detailed in the Request for Planning Commission Action dated July 7,
81 2010; with staff directed to incorporate the following modifications (all changes have
82 been made and are indicated in blue within the draft proposal):
- 83 a. Change Section 1004.01 (Statement of Purpose Page) 1, item e), to include
84 language to encourage enhancement of the natural environment *[as feasible]*.
- 85 b. Change Section 1004.02 (Design Standards) by adding "existing" in opening
86 statement regarding building floor area.
- 87 c. Change Section 1004.02E (Window and Door Openings) Windows and Door
88 Openings – page 2.e.6, paragraph 3, incorporate the 50% rule, with equipment or
89 other bulky items blocking window or door openings, must be 5', everything else
90 is allowed.
- 91 d. Change Section 1004.02L (Trash Storage Areas) to "Waste and Recycling
92 Areas".
- 93 e. Modify the front setback requirement to address right-of-way easements in the
94 text and chart, with a revised statement, pending further discussion with the City
95 Attorney.
- 96 f. Include Section 1004.06F (Surface Parking) in the Community Business District
97 Section 1004.05.
- 98 g. Add that "structured parking" is treated as a building type and designated as such
99 for Community Mixed Use proposals.
- 100 5.7 Staff advised that they would address those typographical and numbering errors as
101 indicated before going forward to the City Council.
- 102 **6.0 SUGGESTED CITY COUNCIL ACTION**
- 103 The City Council should review the proposed text changes for Commercial and Mixed
104 Use Districts and ask questions of the Planning Staff. It is expected that the for
105 Commercial and Mixed Use Districts will be back in front of the City Council for
106 adoption sometime this fall.
- 107 **Prepared by: City Planner Thomas Paschke (651-792-7074)**
108 Attachments: A: Proposed Draft Commercial/Mixed Use District Requirements
109 B: Draft Planning Commission Minutes
110 C: Commissioner Woznaik Comments Sheet

Chapter 1004. Commercial and Mixed-Use Districts

1004.01 Statement of Purpose

The commercial and mixed-use districts are designed to:

- A. Promote an appropriate mix of commercial development types within the community.
- B. Provide attractive, inviting, high-quality retail shopping and service areas that are conveniently and safely accessible by multiple travel modes including transit, walking, and bicycling.
- C. Improve the community's mix of land uses by encouraging mixed medium- and high-density residential uses with high-quality commercial and employment uses in designated areas.
- D. Encourage appropriate transitions between higher-intensity uses within commercial and mixed use centers and adjacent lower-density residential districts.
- E. Encourage sustainable design practices that apply to buildings, private development sites, and the public realm [in order to enhance the natural environment.](#)

1004.02 Design Standards

The following standards apply to new buildings and major expansions of [existing buildings](#) (those that constitute 50% or more of building floor area) in all commercial and mixed-use districts. Design standards apply only to the portion of the building or site that is undergoing alteration.

- A. **Corner Building Placement:** At intersections, buildings shall have front and side facades aligned at or near the front property line.
- B. **Entrance Orientation:** Primary building entrances shall be oriented to the primary abutting public street. The entrance must have a functional door. Additional entrances may be oriented to a secondary street or parking area. Entrances shall be clearly visible and identifiable from the street and delineated with elements such as roof overhangs, recessed entries, landscaping, or similar design features.
- C. **Vertical Facade Articulation:** Buildings shall be designed with a base, a middle and a top, created by variations in detailing, color and materials. A single-story building shall include a base and a top level.
 - 1. The base of the building should include elements that relate to the human scale, including doors and windows, texture, projections, awnings and canopies.



Corner building placement, entrance orientation, base, middle and top.

2. Articulated building tops may include varied rooflines, cornice detailing, dormers, gable ends, stepbacks of upper stories, and similar methods.

D. Horizontal Facade Articulation: Facades greater than 40 feet in length shall be visually articulated into smaller intervals of between 20 to 40 feet by one or a combination of the following techniques:

1. Stepping back or extending forward a portion of the facade
2. Variations in texture, materials or details
3. Division into storefronts
4. Stepbacks of upper stories
5. Placement of doors, windows and balconies



Horizontal facade articulation.

E. Window and Door Openings:

1. For nonresidential uses, windows, doors or other openings shall comprise at least 60% of the length and at least 40% of the area of any ground floor facade fronting a public street. At least 50% of the windows shall have the lower sill within three feet of grade.
2. For nonresidential uses, windows, doors or other openings shall comprise at least 20% of side and rear ground floor facades not fronting a public street. On upper stories, windows or balconies shall comprise at least 20% of the facade area.
3. On residential facades, windows, doors, balconies or other openings shall comprise at least 20% of the facade area.
4. Glass on windows and doors shall be clear or slightly tinted to allow views in and out of the interior. Spandrel (opaque) glass may be used on service areas.
5. Window shape, size and patterns shall emphasize the intended organization and articulation of the building facade.
6. Displays may be placed within windows. Equipment within buildings shall be placed at least 5 feet behind windows.



Window and door openings.

F. Materials: All exterior wall finishes on any building must be one or a combination of the following materials: face brick, natural or cultured stone, textured pre-cast concrete panels, textured concrete block, stucco, glass, pre-finished metal, fiberglass or similar materials or cor-ten steel (other than unpainted galvanized metal or corrugated materials). Other new materials of equal quality to those listed may be

approved by the Zoning Administrator.

G. Four-sided Design: Building design shall provide consistent architectural treatment on all building walls. All sides of a building must display compatible materials, although decorative elements and materials may be concentrated on a street-facing façade. All façades shall contain window openings. This standard may be waived by the Zoning Administrator for uses that include elements such as service bays on one or more façades.



Four-sided building design

H. Maximum Building Length: Building length parallel to the primary abutting street shall not exceed 200 feet without a visual break such as a courtyard or recessed entry, except where a more restrictive standard is specified for a specific district.

I. Garages Doors and Loading Docks: Garage doors shall be located to the side or rear of the primary building facade to the extent feasible. Loading docks must be located on rear or side façades. Garage doors of attached garages on a building front shall not exceed 50% of the total length of the building front.



Garage door placement

J. Rooftop Equipment: Rooftop equipment, including rooftop structures related to elevators, shall be completely screened from eye level view from contiguous properties and adjacent streets. Such equipment shall be screened with parapets or other materials similar to and compatible with exterior materials and architectural treatment on the structure being served. Horizontal or vertical slats of wood material shall not be utilized for this purpose. Solar and wind energy equipment is exempt from this provision if screening would interfere with system operations.

K. Service Areas and Mechanical Equipment: Service areas, utility meters, and building mechanical equipment shall not be located on the street side of a building or on a side wall closer than 10 feet to the street side of a building.

L. Waste and Recycling Areas: Trash storage areas shall be enclosed. Enclosure walls shall be of a block or masonry material and designed to match the building where it is located. Trash enclosures within developments of two-story or more shall incorporate a trellis cover or a roof design to screen views from above. The enclosure should be accessible to residents and businesses, yet located away from main entries.

1004.03 Table of Allowed Uses

Table 1004-1 lists all permitted and conditional uses in the commercial and mixed use districts.

*these lists can be placed in
Definitions section*

***General retail:** includes:

- Antiques and collectibles store
- Art gallery
- Auto parts store
- Bicycle sales and repair
- Book store, music store
- Clothing and accessories sales
- Convenience store
- Drugstore, pharmacy
- Electronics sales and repair;
- Florist
- Jewelry store
- Hardware store
- News stand, magazine sales
- Office supplies
- Pet store
- Photographic equipment, studio
- Picture framing
- Second-hand goods store
- Tobacco store
- Video store
- Uses determined by the Community Development Director to be of a similar scale and character

**** Personal services**
include:

- Barber and beauty shops
- Dry-cleaning pick-up station
- Interior decorating/upholstery
- Locksmith
- Mailing and packaging services
- Photocopying, document reproduction services
- Consumer electronics repair
- Shoe repair
- Tailor shop
- Watch repair, other small goods repair
- Uses determined by the Community Development Director to be of a similar scale and character

- A. Uses marked as “P” are permitted in the districts where designated.
- B. Uses marked with a “C” are allowed as conditional uses in the districts where designated, in compliance with all applicable standards. Uses marked as “P/C” may be permitted or conditional depending on their compliance with specific standards.
- C. A “Y” in the “Standards” column indicates that specific standards must be complied with, whether the use is permitted or conditional. Standards are included in Chapter __, Supplemental Regulations.
- D. **Combined Uses:** Allowed uses may be combined within a single building, meeting the following standards:
1. Residential units in mixed-use buildings shall be located above the ground floor or on the ground floor to the rear of nonresidential uses.
 2. Retail and service uses in mixed-use buildings shall be located at ground floor or lower levels of the building.
 3. Nonresidential uses are not permitted above residential uses.

Table 1004-1	NB	CB	RB	CMU	Standards
Office Uses					
General office	P	P	P	P	
Clinic, medical, dental or optical	P	P	P	P	
Office showroom		P	P	P	
Commercial Uses					
General retail sales and service*	P	P	P	P	
Animal boarding, kennel/day care	P/C	P/C	P/C	P/C	Y
Animal hospital, veterinary clinic	P	P	P	P	Y
Bank, financial institution	P	P	P	P	
Club or lodge, private	P	P	P	P	
Day care center	P	P	P	P	Y
Health club, fitness center, exercise studio	C	P	P	P	
Grocery store, food and related goods sales (see definition)	C	P	P	P	
Liquor store	P/C	P	P	P	Y
Lodging: hotel, motel, extended stay hotel		P	P	P	
Mortuary, funeral home	P	P	P	P	
Motor fuel sales, gas station (includes repair)	C	C	P	C	Y
Motor vehicle repair, auto body shop		C	P	C	Y

Table 1004-1	NB	CB	RB	CMU	Standards
Motor vehicle rental/leasing		C	C	C	Y
Motor vehicles sales			C		
Movie theater, cinema		P	P	P	
Pawn shop		C	C		
Personal services**	P	P	P	P	
Restaurant, Traditional	P	P	P	P	
Restaurant, Fast Food		P	P	C	Y
Restaurant-Tavern		P	P	P	
Restaurant, Limited	P	P	P	P	
School of music, dance, arts, tutoring	P	P	P	P	
School, trade or business	C	P	P	P	
Storage, personal, indoor		P	P		
Residential - Family Living					
One-family attached dwelling (townhome, rowhouse)	P			P	Y
Multi-family, 3-8 units per building	P			P	Y
Multi-family, upper stories in mixed-use building	P	P		P	
Multi-family, 8 or more units	C			P	Y
Accessory dwelling unit (ADU)				C	Y
Live-work unit	C			P	Y
Residential - Group Living					
Community residential facility, state licensed, serving 7-16 persons	C			C	Y
Dormitory				C	
Nursing home, assisted living facility	C			C	Y
Civic and Institutional Uses					
Church, religious institution				C	Y
Community center, library, municipal building				P	
School, elementary or secondary				C	Y
College, post-secondary school				C	Y
Theater, performing arts center				P	
Utilities and Transportation					
Essential services	P	P	P	P	
Park-and-ride facility	C	P	P	P	
Transit center	C	P	P	P	
Accessory Uses, Buildings and Structures					
Accessibility ramps and other accommodations	P	P	P	P	

Table 1004-1	NB	CB	RB	CMU	Standards
Detached garages and off-street parking spaces	P	P	P	P	Y
Drive-through facility		P	P	C	Y
Gazebos, arbors, patios, play equipment	P	P	P	P	Y
Home occupation	P			P	Y
Swimming pools, hot tubs and spas				P	Y
Solar energy systems	P			P	Y
Tennis and other recreational courts				P	Y
Accessory buildings for storage of domestic or business supplies and equipment	P	P	P	P	Y
Communications antennas and towers	C	C	C	C	Y
Wind energy systems	C	C	C	C	Y
Temporary Uses					
Temporary buildings for construction purposes	C	C	C	C	Y
Sidewalk sales, boutique sales	P	P	P	P	Y
Personal storage containers	P	P	P	P	Y

1004.04 Neighborhood Business (NB) District

A. **Statement of Purpose:** The Neighborhood Business District is designed to provide a limited range of neighborhood-scale retail, service and office uses in proximity to residential neighborhoods or integrated with residential uses. The NB district is also intended to:

1. Encourage mixed use at underutilized retail and commercial intersections;
2. Encourage development that creates attractive gateways to City neighborhoods;
3. Encourage pedestrian connections between Neighborhood Business areas and adjacent residential neighborhoods;
4. Ensure that buildings and land uses are scaled appropriately to the surrounding neighborhood;
5. Provide adequate buffering of surrounding neighborhoods.

B. **Design Standards:** The standards in Section 1004.02 shall apply, with the following addition:

1. **Maximum Building Length:** Building length parallel to

the primary abutting street shall not exceed 160 feet without a visual break such as a courtyard or recessed entry.

C. Dimensional Standards:

Table 1004-2	
Minimum Lot Area	No requirement
Maximum Density, Residential	12 units/net acre
Maximum Building Height	35 feet
Front Yard Setback (min. - max.)	No requirement
Side Yard Setback	6 feet where windows are located on a side wall or on an adjacent wall of an abutting property 10 feet from residential lot boundary Otherwise not required
Rear Yard Setback	25 feet from <u>residential</u> lot boundary 10 feet from <u>nonresidential</u> boundary
Surface Parking Setback	See E below
Improvement Area (Lot Coverage)	75%? <u>maximum</u>

Primary street: The street where the highest level of pedestrian activity is anticipated. This is generally, but not exclusively, the street of higher classification. The Zoning Administrator shall determine the primary street.

- D. Frontage Requirement:** Buildings at corner locations shall be placed within five feet of the front lot line on either street for a distance of at least 20 feet from the corner.
- E. Parking Placement:** Surface parking shall not be located between the front facade of a building and the abutting street. Parking shall be located to the rear or side of the principal building. Parking abutting the primary street frontage is limited to 50% of that lot frontage.
- F. Screening from Residential Property:** Screening along side and rear lot lines abutting residential properties is required, consistent with Section ____.

1004.05 Community Business (CB) District

- A. Statement of Purpose:** The Community Business District is designed for shopping areas with moderately scaled retail and service uses, including shopping centers, freestanding businesses, and mixed-use buildings with upper-story residential uses. CB Districts are intended to be located in areas with visibility and access to the arterial street system. The district is also intended to:

1. Encourage and facilitate pedestrian, bicycle and transit access
2. Provide adequate buffering of surrounding neighborhoods.

B. Dimensional Standards:

Table 1004-3	
Minimum Lot Area	No requirement
Maximum Density, Residential	24 units/net acre
Maximum Building Height	40 feet
Front Yard Setback (min. - max.)	0 to 25 feet*
Side Yard Setback	6 feet where windows are located on a side wall or on an adjacent wall of an abutting property 10 feet from residential lot boundary Otherwise not required
Rear Yard Setback	25 feet from <u>residential</u> lot boundary 10 feet from <u>nonresidential</u> boundary
Surface Parking Setback	See E below
Improvement Area (Lot Coverage)	85%? <u>maximum</u>

a Unless it is determined by the Zoning Administrator that a certain setback minimum distance is necessary for the building or to accommodate public infrastructure.

- C. **Frontage Requirement:** A minimum of 30% of building facades abutting a primary street shall be placed within 25 feet of the front lot line along that street.
- D. **Surface Parking:** Surface parking on large development sites shall be divided into smaller parking areas with a maximum of 100 spaces in each area, separated by landscaped areas at least 10 feet in width. Landscaped areas shall include pedestrian walkways leading to building entrances.
- E. **Parking Placement:** Parking placed between a building and the abutting street shall not exceed a maximum setback of 85 feet, sufficient to provide a single drive aisle and two rows of perpendicular parking along with building entrance access and required landscaping. This setback may be extended to a maximum of 100 feet if traffic circulation, drainage and/or other site design issues are shown to require additional space. Screening along side and rear lot lines abutting residential properties is required, consistent with Section _____.

Primary street: The street where the highest level of pedestrian activity is anticipated. This is generally, but not exclusively, the street of higher classification. The Zoning Administrator shall determine the primary street.

1004.06 Regional Business (RB) District

- A. **Statement of Purpose:** The RB District is designed for businesses that provide goods and services to a regional market area, including regional-scale malls, shopping centers, large-format stores, multi-story office buildings and groups of automobile dealerships. RB Districts are intended for locations with visibility and access from the regional highway system. The district is also intended to:
1. Encourage a “park once” environment within districts by enhancing pedestrian movement and a pedestrian-friendly environment;
 2. Encourage high quality building and site design to increase the visual appeal and continuing viability of development in the RB District.
 3. Provide adequate buffering of surrounding neighborhoods.
- B. **Design Standards:** The standards in Section 1004.02 shall apply, with the following exception.
1. Window and door openings. In place of the standard in 1004.02, the following applies: Ground floor facades that face or abut public streets shall incorporate one or more of the following features along at least 60% of their horizontal length:
 - a. Windows and doors with clear or slightly tinted glass to allow views in and out of the interior. Spandrel (opaque) glass may be used on service areas.
 - b. Customer entrances;
 - c. Awnings, canopies, or porticoes;
 - d. Outdoor patios or eating areas.

C. Dimensional Standards:

Table 1004-4	
Minimum Lot Area	No requirement
Maximum Building Height	65 feet; taller buildings may be allowed as conditional use
Front Yard Setback	No requirement (see Frontage below)
Side Yard Setback	6 feet where windows are located on a side wall or on an adjacent wall of an abutting property 10 feet from residential lot boundary Otherwise not required
Rear Yard Setback	25 feet from <u>residential</u> lot boundary 10 feet from <u>nonresidential</u> boundary
Surface Parking Setback	See E below
Improvement Area (Lot Coverage)	85%? maximum

D. Frontage Requirement: A development must utilize one or more of the three options below for placement of buildings and parking relative to the primary street:

1. At least 50% of the street frontage shall be occupied by building facades placed within 20 feet of the front lot line. No off-street parking shall be located between the facades meeting this requirement and the street.
2. At least 60% of the street frontage shall be occupied by building facades placed within 65 feet of the front lot line. Only one row of parking and a drive aisle may be placed within this setback area.
3. At least 70% of the street frontage shall be occupied by building facades placed within 85 feet of the front lot line. Only two rows of parking and a drive aisle may be placed within this setback area.

Under E, for example, primary drive aisles in parking lots may be located away from building entrances or designed as internal streets with curb and sidewalk.

E. Access and Circulation: Within shopping centers or other large development sites, vehicular circulation shall be designed to minimize conflicts with pedestrians.

F. Surface Parking: Surface parking on large development sites shall be divided into smaller parking areas with a maximum of 100 spaces in each area, separated by landscaped areas at least 10 feet in width. Landscaped areas shall include pedestrian walkways leading to building entrances.



G. Standards for Nighttime Activities: Uses that involve deliveries or other activities between the hours of 10:00 P.M. and 7:00 A.M. (referred to as “nighttime hours”) shall meet the following standards:

1. Off-street loading and unloading during nighttime hours shall take place within a completely enclosed and roofed structure with the exterior doors shut at all times.
2. Movement of sweeping vehicles, garbage trucks, maintenance trucks, shopping carts and other service vehicles and equipment is prohibited during nighttime hours within 300 feet of a residential district, except for emergency vehicles and emergency utility or maintenance activities.
3. Snow removal within 300 feet of a residential district shall be minimized during nighttime hours, consistent with the required snow management plan.

1004.07 Community Mixed-Use (CMU) District

A. Statement of Purpose: The Community Mixed-Use District is designed to encourage the development or redevelopment

of mixed-use centers that may include housing, office, commercial, park, civic, institutional and open space uses. Complementary uses should be organized into cohesive districts in which mixed- or single-use buildings are connected by streets, sidewalks and trails and open space to create a pedestrian-oriented environment. The CMU District is intended to be applied to areas of the City guided for redevelopment or intensification.

B. Regulating Map: The CMU District must be guided by a Regulating Map for each location where it is applied. The Regulating Map establishes the following parameters:

1. **Street and Block Layout:** The regulating map defines blocks and streets based on existing and proposed street alignments. New street alignments, where indicated, are intended to identify general locations and required connections but not to constitute preliminary or final engineering.
2. **Parking Locations.** Locations where surface parking may be located are specified by block or block face. Structured parking is treated as a building type.
3. **Building and Frontage Types.** Building and frontage types are designated by block or block face. Some blocks are coded for several potential building types; others for one building type on one or more block faces. Permitted and conditional uses may occur within each building type as specified in Table ____.
4. **Building Lines:** Building lines indicate the placement of buildings in relation to the street.
5. **Street Types:** The regulating map may include specific street design standards to illustrate typical configurations for streets within the district, or it may use existing City street standards. Private streets may be utilized within the CMU District where defined as an element of a regulating map.

Dimensional standards for building types are included in Subsection C below. However, building and parking setbacks from streets are governed by the Regulating Map.

C. Regulating Map Approval Process: The Regulating Map may be developed by the City as part of a zoning map amendment or developed by an applicant for a zoning map amendment, following the procedures of Section _____,

Zoning Amendments, and thus approved by City Council.

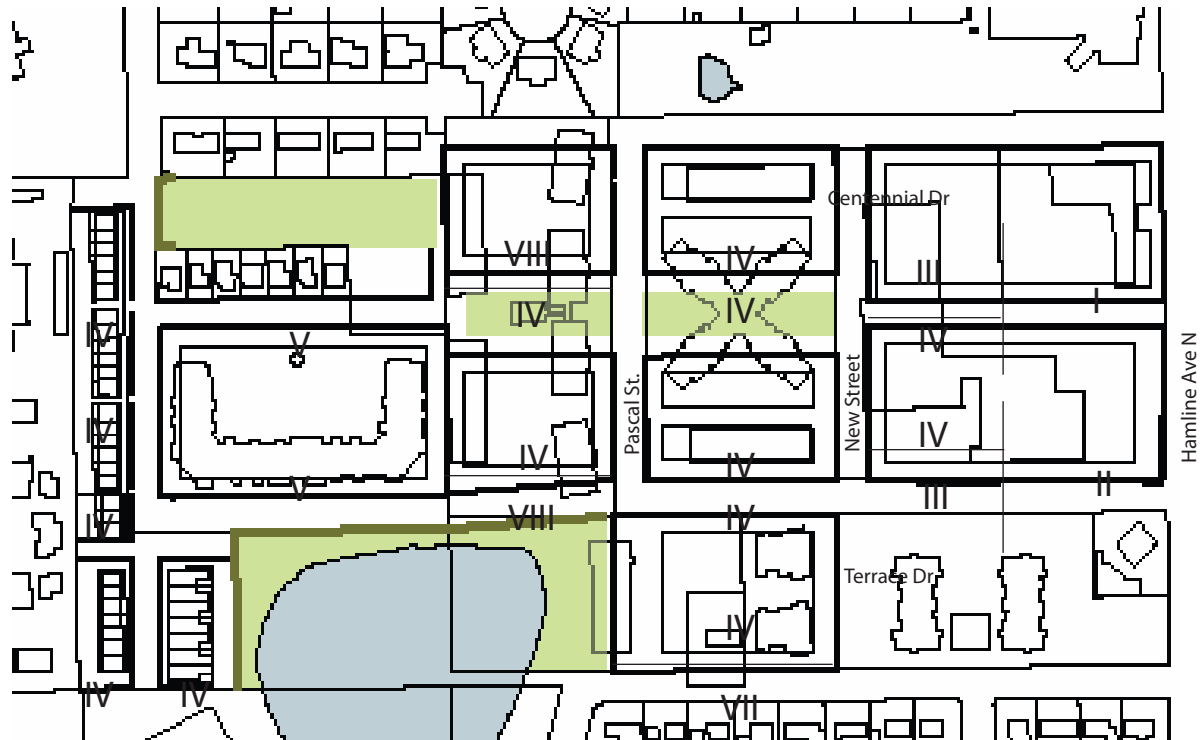
- D. Amendments to Regulating Map:** Minor extensions, alterations or modifications of proposed or existing buildings or structures, and changes in street alignment may be authorized by the Development Review Committee if they are consistent with the general intent of the district and do not increase building floor area or off-street parking requirements by more than 10%. Increases beyond 10% and any removal or addition of streets or pedestrian paths must be approved by the City Council following the procedures of Section __, Zoning Amendments.

E. Dimensional Standards:

Table 1004-5	
Minimum Lot Area	9,500 square feet
Maximum Building Height	None ^a
Front Yard Setback	See Frontage map
Side Yard Setback	6 feet where windows are planned in a side wall or present in an adjacent wall 10 feet from residential lot boundary Otherwise not required
Rear Yard Setback	25 from residential lot boundary
Maximum Building Height	Within 50 feet of residential district boundary, equal to maximum height in that district
Improvement Area (Lot Coverage)	85%? maximum

- F. Shared Parking or District Parking:** A district-wide approach to off-street parking for nonresidential or mixed uses is preferred within the CMU district. Off-street surface parking for these uses may be located up to 300 feet away from the use. Off-street structured parking may be located up to 500 feet away from the use.
- G. Parking Reduction and Cap:** Minimum off-street parking requirements for uses within the CMU district may be reduced to 75% of the parking requirements in Section __. Maximum off-street parking shall not exceed the minimum requirement in Section __ unless the additional parking above the cap is structured parking.

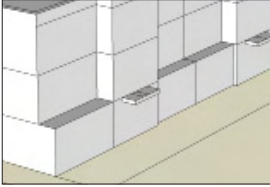
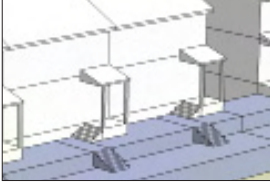
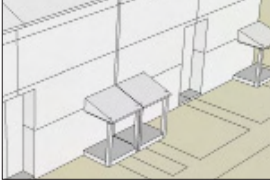
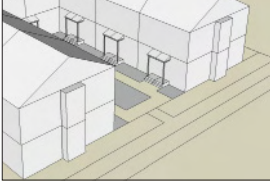
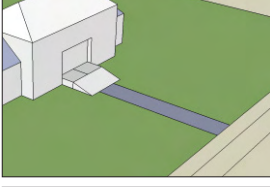
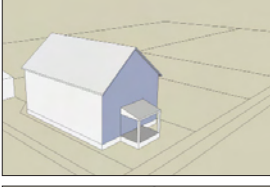
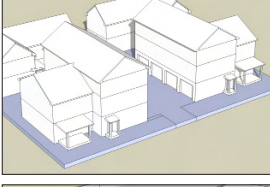
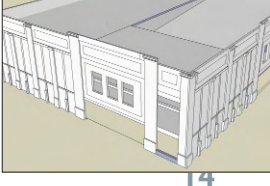
SAMPLE REGULATING MAP - ARONA REDEVELOPMENT AREA



- Building line (Building within +/- 5 feet)
- Flexible Building line (Building not required)
- Parking Setback (20' from building line)
- VII Building Type

Building Types

Uses allowed within buildings include all uses within each use category that are specifically allowed within the CMU District. See Table __ for use categories.

I			Office Building Allowed Use Categories: Office, Commercial, Civic and Institutional, Accessory
II			Mixed-Use Building Allowed Use Categories: Office, Commercial, Residential, Civic and Institutional, Accessory
III			Apartment Building Allowed Use Categories: Residential, Accessory
IV			Attached Residential Building Allowed Use Categories: Residential, Accessory
V			Courtyard Building Allowed Use Categories: Residential, Accessory
VI			Civic Building Allowed Use Categories: Civic and Institutional
VII			Detached Residential Allowed Use Categories: Residential, Accessory
VIII			Detached Cluster Allowed Use Categories: Residential, Accessory
VIII			Parking Structure Allowed Use Categories: TBD

EXTRACT OF THE DRAFT MEETING MINUTES
ROSEVILLE PLANNING COMMISSION
JULY 7, 2010

6. Public Hearings - Continued

a. **PROJECT FILE 0017**

Request by the Roseville Planning Division Adopting new regulations for Title 10, Zoning Regulations, pertaining to the COMMERCIAL AND MIXED USE DISTRICTS
Chair Doherty opened the Public Hearing for PROJECT FILE 0017 at 5:53 p.m.

City Planner Thomas Paschke reviewed this request and recommended approval of draft Commercial and Mixed Use District requirements, establishing new regulations under Title 10, Zoning Regulations, pertaining to the COMMERCIAL AND MIXED USE DISTRICTS, as presented and detailed in the Request for Planning Commission Action dated July 7, 2010.

Mr. Paschke advised that the primary proposed changes to the existing Zoning Code, in effect since the inception of the City of Roseville, with multiple amendments throughout the years, included formatting for better clarity; the addition of illustrative examples of the intent of various sections of the ordinance; and those substantive changes to the existing code detailed in Section 4.2 of the Request for Planning Commission Action dated July 7, 2010. Mr. Paschke advised that those changes were related to design standards; a simplification of the Use Table; clarification and an update of dimensional standards; and the addition of a Mixed Use District, initially encompassing the Twin Lakes area, and including both general and specific design/performance standards.

Public Comment

Tam McGehee, 77 Mid Oaks Lane

Ms. McGehee provided written comments dated July 14, 2010 and entitled, "Proposed Zoning Changes," ***attached hereto and made a part thereof***, related to the overall proposed, with comments containing her perception of the requirements of the Metropolitan Council, the City's 2030 Comprehensive Plan, and specific comments related to Residential Districts, as well as Commercial and Mixed Use Districts.

Ms. McGehee requested a copy of Planning Commission Member Wozniak's comments, which staff had provided for the public in the rear of the Council chambers.

Ms. McGehee opined that there had been little presented to-date or opportunities provided for public comment; and further opined that when the open house had been held on renaming districts, there was language included defining square footage, which had been more palatable in assuring residents; however, she noted that such language was no longer included. Ms. McGehee stated that residents had clearly stated that they were not interested in any more retail development in the community; and questioned how the proposed changes furthered the goals stated by the Community. Ms. McGehee alleged that the proposed rewrite actually created open season for development, signified by the heated discussion at the June Planning Commission meeting by residential property owners in the Har Mar Mall neighborhood. Ms. McGehee opined that it was the desire of residents that there was an acknowledgement by the City that commercial development in Roseville serve its citizens and not predominantly those traveling through neighborhoods, and impacting the City's emergency services and infrastructure, in addition to other taxpayer-funded amenities.

Bob Venters, 1964 Fairview

Mr. Venters noted that he had only performed an initial review of the documents; however, he expressed his concern about the proposed reduced minimum lot sizes and detail for implementation and whether that would be retroactive.

Mr. Paschke noted that this discussion was related to Residential Districts and should be addressed at that time.

As a brief point of clarification, Chair Doherty reviewed the history of approximately 53% of the City's existing residential lots that are non-conforming because they fail to meet the existing minimum lot size requirements within the City, and estimated at between 5-6,000 lots. Chair Doherty noted that that noncompliance negatively impacted residents in attempts to expand on or redevelop their homes and/or properties. Chair Doherty advised that the intent of the reduced lot size to 9,500 square feet, and 75' lot width would bring approximately 93% of those nonconforming lots into conformity.

When asked by Mr. Venters of the potential impact to the community in subdivision of lots, Mr. Paschke advised that there was only an estimated seventy (70) residential lots that could be divided under the current subdivision ordinance; and opined that by reducing the lot width requirements minimally, there would be limited change in potential subdivisions from the existing ordinance; and that any subdivisions would need to be heard at the Planning Commission or City Council level for approval, once it was determined what requirements would be applied for subdivisions, which would be part of the next step in this rezoning process.

Tam McGehee

Ms. McGehee further questioned commercial/mixed use and what policies governed residential housing as a part of mixed use zoning; and spoke in opposition to residential zoning regulations not being carried over into mixed use development containing multi-family housing.

Mr. Paschke advised that once a Mixed Use District was created, a regulating plan and map, with applicable requirements, would have to be created.

Chair Doherty closed the Public Hearing at 6:07 p.m.

Discussion of Member Wozniak Written Comments

Mr. Paschke provided, as a bench handout, *attached hereto and made a part thereof*, written comments from Member Wozniak specific to the Commercial and Mixed Use Districts (Chapter 1004); and advised that staff would present several additional revisions provided by the City Attorney in their review of the proposed Zoning Code rewrite. Mr. Paschke reviewed and provided staff responses for Member Wozniak's and members and staff discussed the merits of each to reach a consensus.

1004.02 Design Standards

Mr. Paschke advised that staff felt the proposed language was understandable as written; and requested the Commission's direction for modification, if any. Mr. Paschke noted that this specific language related to existing building expansion under 50%, and that any other application would be considered as new or a major expansion.

Discussion included building floor area calculations for the footprint and number of stories; and several examples of the realities of such a provision.

1004.02 Design Standards – Second Sentence

Discussion included how design standards would apply to multi-unit buildings or complexes, with Mr. Paschke advising that it would be percentage based of the total of each structure, not the site.

Paragraph E - Windows and Door Openings – Item 6 (page 2.e.6)

Discussion ensued regarding the intent of this language and definitions of equipment versus office furniture; or whether a percentage should be used rather than the 5' length.

Suzanne Rhees, The Cunningham Group Consultants

Ms. Rhees clarified the intent of the proposed language, but concurred with members that a percentage could also be utilized, rather than a specific footage.

Further discussion ensued regarding the distinction between equipment and furniture based on the type of business that could be located in a Commercial and/or Mixed Use District (e.g. restaurant, retail or office); enforcement issues; and differences from display windows; fire code requirements; or whether to stipulate that furniture could not be higher than the bottom window opening.

Ms. Rhees suggested that the 50% rule be applied, rather than a designated 5' to avoid equipment or other bulky items blocking window openings, with everything else allowed.

Paragraph L – Trash Storage Areas

Mr. Paschke advised that staff did not concur that this item should be addressed in this language, but that it would be in addressed in another place in City Code.

1004.03 – Table of Allowed Uses

Discussion included specific standards, with Mr. Paschke noting that some of those standards remained, some remained from current code, some would be revised, and some were entirely new. Mr. Paschke advised that those standards for redevelopment would come before the Commission for review in the future; and cross-referencing the various sections was an ongoing process. Mr. Paschke noted, as an example, the reference on Page 4, Section 1004.04, C that made such a reference; and further noted that staff recommended the current reference format. Mr. Paschke advised that a permit was required for a majority of uses in Roseville.

Further discussion ensued regarding the meaning of “permitted,” whether an allowed use or conditional. Mr. Paschke clarified that if it was deemed a permitted use, it was an allowed use under that district; but conditional uses needed to move through the Conditional Use application process, which was standard across land use considerations.

After further consideration, it was the consensus of members and staff that additional language be included related to Conditional Use processes in Section 1004.03,b.

1004.03 – Neighborhood Business (NB) District (Numbering of Sections)

Mr. Paschke noted that this section should be identified as “Section 1004.04,” and subsequent numbers adjusted accordingly.

Paragraph C, Dimensional Standards

Mr. Paschke advised that staff concurred that there is a need for additional references related to storm water management requirements; however, he noted that those requirements were located in separate and distinct areas of code as indicated by the various area wetland management organizations and shoreland management requirements. Mr. Paschke advised that the 30% maximum impervious lot coverage in residential districts would also be addressed under permissible storm water management techniques and included by reference, as well as mitigation options for homeowners for their specific property.

Paragraph D – Frontage Requirements

Discussion included potential lot lines falling within designated trail areas, but typically located in public rights-of-way; with Mr. Paschke noting that the City Attorney had also commented and requested clarification related to setbacks and addressing easements.

1004.04 – Community Business (CB) District, Paragraph D, Parking Placement

Following discussion, it was the consensus of staff and members that the same standards related for parking be revised and applied to this section for consistency with Paragraph F of the Regional Business parking requirements.

1004.06 – Community Mixed-Use (CMU) District

As requested, Mr. Paschke explained the ordinance requirements related to this chapter and purpose of a “regulating map.”

Discussion included the rationale for a regulating map specific to this District that would be drawn up by staff and developers setting design standards and layouts for the entire District, when the District essentially consists of the Twin Lakes Redevelopment District and is minimally developed to-date.

Mr. Paschke advised that the regulating map would replace the Planned Unit Development (PUD) design or concept for mixed use areas currently used; and that the rationale for promoting a map and associated text (“a plan”) articulating exactly what is to happen on any given parcel in Twin Lakes would achieve a more cohesive overall development. Mr. Paschke clarified that it was unknown, at this time, who would actually

development such a regulating map and text: whether staff, a developer, or done in phases by the City.

Further discussion included the lack of previous exposure to the City of such a regulating map; guidance of the Comprehensive Plan for form-based development; impacts for developers for their parcel and those adjacent; with ultimate decision by the City at the recommendation of the Planning Commission for that District.

Michael Lamb, The Cunningham Group Consultants

Mr. Lamb, focusing on form-based or design-based approaches to land use, noted that this was a more rigorous way to provide special attention to specific areas in the community, with the Twin Lakes Redevelopment area the only District identified as Commercial Mixed Use (CMU). Mr. Lamb advised that this approach provided a more detailed or comprehensive/holistic approach, creating value, and recognizing that the sum of the individual parts is greater than one parcel and/or land use over a number of years and to ensure that the pieces are identified upfront and planned to reinforce the larger area. Mr. Lamb noted that this form-based approach defined and connected the public realm of an area, including all transit realms, not just one property owner, but in combination with the City, and cited the example of the Arona redevelopment.

Discussion among staff, Mr. Lamb, and Commissioners included how this approach worked with one or multiple developers over a number of years; impact of political will applied and the community's vision identified through and in conjunction with its Comprehensive Plan, as well as providing real estate value and community value; stakeholders identified as a developer(s) and residents of the community itself.

Additional discussion included proximity of the first developer to adjacent lots and the design concept that will set parameter with the City's blessing; the community side versus the developer/investment side of the larger composition; creation of a level of balance within the realm of design standards in place for mixed use; economic environment cycles; advantages of working from the same template for all parties; and recognizing that this is a flexible tool allowing the City to take the past-used Planned Unit Development (PUD) approach one step further.

Discussion included the existing Park and Ride facility and whether it would have been allowed under this new form-based land use plan (under allowed uses – page 14); how to determine if a building design fits with other uses in a mixed use district; quality and composition of environment versus use; purpose of a regulating map in determining and responding to building placement and other design standards and requirements; campus uses versus massive structures and specific uses; and the obligation of the City to initiate a regulating map.

Further discussion included discussions to-date initiating a regulating map; impediments for the City to fully develop a regulating map before initial development; ability to bring all land owners and the community to the table to provide input of the larger development; and recognizing the complexity of this task; and the ability for the City to be more proactive than reactive.

Mr. Paschke reviewed the process for creating a regulatory map, as the next step after the zoning code and ordinance are adopted.

Member Boerigter Verbal Comments

Page 2 – Window and Door Openings

Member Boerigter questioned if the design standards were industry standards, to which Ms. Rhees responded affirmatively, that they were tested at actual percentages.

Rooftop Equipment

Member Boerigter questioned if cell tower antennae were addressed in this area

Mr. Paschke advised that regulations had yet to be developed, and would be a separate and distinct section of the code.

Ms. Rhees advised that there were exceptions to height limitations for towers and steeples, but that those would not be considered rooftop equipment and would be addressed in the General Regulations of the ordinance similar the current ordinance.

Table 1004.01 – Grocery Store and Related Goods

Member Boerigter questioned the definition of this use; with Mr. Paschke responding that the definition section remains under development, and a specific definition for this use would be articulated accordingly, as well as for general retail and personal services.

Page 3, – Picture – 4-sided Building Design

Member Boerigter expressed confusion on the picture and how it indicated a 4-sided building in relationship to the garage door placement.

Ms. Rhees responded that the picture was meant to illustrate a side elevation and should be captioned as an example of garage door placement on the side elevation, not exceeding 50% of the image; but duly noted that another illustration may work better.

Page 7 – Dimensional Standards Chart

Member Boerigter noted the question mark related to the percentage of improvement area; noting that the coverage was 75% for Neighborhood Business (NB) zoning designation, and questioned if there was a difference for groundwater coverage.

Mr. Paschke advised that staff was seeking comment from the Commission as to their agreement or disagreement with that percentage as recommended by staff; and advised that there were currently no impervious coverage limitations for commercial areas other than those in place and for setback requirements.

Rainbow site on Larpenateur Avenue

Member Boerigter questioned under which district this recently-developed property would fall with the proposed zoning code revisions; and conceptually, if the application was presented today how the redevelopment may have looked.

Mr. Paschke opined that it was more Commercial than Regional Business; and would have been subject to the requirements of the proposed zoning ordinance once adopted; and reminded Commissioners that many building are nonconforming, regardless of when built, but pre-existing buildings are not judged against yet-to-be- adopted regulations.

Member Boerigter opined that the proposed design standards are too onerous, and while the illustrations apply mainly to Mixed Use, the design standards were applicable to many other uses, and cited several examples of existing buildings.

Mr. Paschke noted that these design standards were advocated by the community in the *Imagine Roseville 2025* visioning process and by the Steering Committee making recommendations on the Comprehensive Plan update; and further noted that a number of Planned Unit Developments (PUD's) approved to-date and including heightened design standards had been a culmination of that advocacy.

Mr. Paschke advised the illustrations were attempting to identify certain forms, materials and designs, not meant to be the absolute.

Ms. Rhees suggested that the illustrations could be changed, added to or deleted; and that they were meant to be illustrative, not regulatory. Ms. Rhees suggested that the new illustrations provide examples of some new office buildings in Roseville or the area with the same type of pedestrian-oriented features and windows along the sidewalk.

Chair Doherty encouraged Ms. Rhees to revamp the illustrations as she indicated.

General Comments/Discussion

Chair Doherty questioned the identify of the City's Zoning Administrator as referenced; with Mr. Paschke advised that this would be identified in the definition section as the City's Planning Division, not a specific person.

Discussion included Dimensional Standards (page 7); whether lot size requirements were needed for Regional Business Districts, or if guidance of the Comprehensive Plan for RB was sufficient in a community that was fully developed such as Roseville.

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Additional Public Comment

Tam McGehee

Ms. McGehee opined that, as the only member of the public to speak on this, the previous discussion was disconcerting, with the Planning Commission asked to approve a zoning code that is clearly incomplete and not understood; without benefit of a public hearing. Ms. McGehee further opined that these are complicated matters and needed more consideration to protect property owners and to provide appropriately for storm water management. Ms. McGehee cited several examples, including the new Ramsey County Library and water drainage along Hamline Avenue; huge asphalt parking lots without rain gardens and/or catch basins; and noted the requests of single-family homeowners adjacent to Har Mar seeking a commitment on the south side of Har Mar Mall for a buffer other than trees. Ms. McGee stated that people in this community care about where they lived and what residential communities and commercial real estate looked like. Ms. McGehee cited other examples (AMC Theater and new Target #1 Store) in Roseville where residents were allegedly told by City staff that they were not allowed to view site designs; and that even though the public was told that the Roseville Target store would look different than other stores, it ended up not really different than their other stores, with no public input considered. Ms. McGehee opined that “we’re getting tired of it,” and that this had nothing to do with the Comprehensive Plan and there was nothing indicating the need to change commercial zoning districts.

Chair Doherty noted that a number of open houses had been held to-date on the proposed zoning code rewrite.

Ms. McGehee responded by noting that the people attending this open houses were asked to vote, and had indicated they preferred curved streets and keeping lot sizes as they were; but the subsequent report summarizing the public input indicated “nice little lots in nice rows.”

Chair Doherty noted that rationale for reducing lot sizes due to problems arising from the numerous nonconforming lots.

Ms. McGehee opined that that was for the residential part, and the same nonconformities existed with buildings in commercial areas; and that the City didn’t need to adopt design standards for the entire City to look like “Disneyland,” but should be developed as people come up with good ideas and as things change.

Vivian Ramalingam, 2182 Acorn Road

Ms. Ramalingam opined that there needed to be options for handling groundwater when lots are covered, such as through rain gardens and other water management options depending on existing structures; however, she further opined that those systems didn’t do anything about air quality, but trees do and asked that those be held in consideration when discussing pervious and impervious materials on a property.

Chair Doherty again closed public comment at this time.

At the request of Chair Doherty, Mr. Paschke addressed the groundwater plan at the library site, noting that any commercial development needed to present a storm water management plan for approval by the City as well as their specific Watershed District, meeting all requirements and containment and/or filtration.

Discussion among Commissioners and staff included rationale for not including development and/or maintenance of natural environments across all districts whether commercial or residential, with Mr. Paschke noting that there were few commercial/industrial zones left to develop; however, noting that they could be advocated for, with the overall zoning ordinance promoting green areas, landscaping and pedestrian-friendly connections, while balancing what is existing and what is being created. Mr. Paschke further noted that the requirements would be found within landscape requirements of the ordinance, not in this specific document.

Mr. Paschke noted that the City Attorney’s office had provided comment on Page 7 requesting the inclusion of setback requirements on the table under Dimensional

Standards; that the word "Maximum" needed to be added in addressing the percentages; and other items were similar to and addressed in Member Wozniak's written comments.

MOTION

Member Doherty moved, seconded by Member Wozniak to RECOMMEND APPROVAL of draft Commercial and Mixed Use District requirements, establishing new regulations under Title 10, Zoning Regulations, pertaining to the COMMERCIAL AND MIXED USE DISTRICTS, as presented and detailed in the Request for Planning Commission Action dated July 7, 2010; with staff directed to incorporate modifications from tonight's discussion, including:

Modifications to be incorporated by staff from tonight's discussion:

- o Paragraph L – Trash Storage Areas
- o Windows and Door Openings – page 2.e.6, paragraph 3, incorporate the 50% rule, with equipment or other bulky items blocking window or door openings, must be 5', everything else is allowed;
- o Front setback requirements to address right-of-way easements in the text and chart, with a revised statement, pending further discussion with the City Attorney
- o Include surface parking requirements for CB similar to that under RB (page 10, Section f)
- o Add that "structured parking" is treated as a building type and designated as such for Community Mixed Use proposals
- o In the Statement of Purpose Page 1, item e), add language to encourage enhancement of the natural environment ***[as feasible.]***

Staff advised that they would address those typographical and numbering errors as indicated before going forward to the City Council.

Ayes: 6

Nays: 1 (Boerigter)

Motion carried.

Member Boerigter advised that he wasn't convinced that the proposed design standards were appropriate and fitting; yet indicating that he had no great negative concerns as indicated by some speakers during public comment

Chair Doherty asked that staff would provide tonight's discussion to the City Council; with Mr. Paschke assuring the Commission that the City Council would receive a copy of tonight's meeting minutes.

At the request of Chair Doherty, Mr. Paschke advised that as a next step, the City Council would discuss adoption of specific requirements for creation of a regulating map and procedure, with that process coming back before the Commission for consideration.

Chair Doherty and Commissioners were of a majority consensus that the City Council be aware of the concerns related to the regulating map.

Mr. Paschke noted that, without the map, there could be no development; and again assured the Commission's that their comments and discussion from this meeting would be directed to the City Council.

Comments on Proposed Zoning: Commercial and Mixed Use (Chapter 1004)

1004.02 Design Standards: change opening statement to read "...constitute 50% or more of existing building floor area." The word "current" would also work here.

As regards the second sentence, How would this design standard apply to expansion of an existing multi-unit building (e.g., Har-Mar Mall, Lexington Plaza, etc.)?

Paragraph E. Window and Door Openings, item 6, states that equipment must be placed at least 5 feet behind windows. Would this apply to cash registers in a drive-thru window?

Paragraph L. Trash Storage Areas. Suggest changing this here and elsewhere to "Waste and Recycling" areas, to include ever-expanding concepts of what is waste and what is recyclable (e.g., source-separated compostable material). Would this be a defined term?

1004.03 Table of Allowed Uses. Warning—layperson gripe alert! The table shows uses that are allowed, which are separated into three categories: permitted, conditional, and standards-based. To me calling something *permitted* is very close to saying it's allowed if you obtain a permit, which happens to be what *conditional* means. So you are using two versions of the same word to state different requirements: PERmitted means a permit is required; perMITted means its allowable, without a permit. Very confusing. Why not have the table indicate allowed uses as "Acceptable," or "Valid?" (I understand this table format is used throughout the proposed ordinance chapters. Nevertheless my same concerns apply.)

1004.03 Neighborhood Business (NB) District . Shouldn't this be 1004.04? If so, that will change all subsequent chapter numbers.

Paragraph C, Dimensional Standards. I recommend adding Storm water runoff standards as per 1005.09, item B, page 8 of the Residential Districts chapter, unless storm water standards are addressed elsewhere in 1004. I also suggest this addition for the Community and Regional Business Districts, as well as the Community Mixed Use district.

Paragraph D. Frontage Requirements. Will "five feet within the lot line" ever fall within an area designated for a sidewalk or trail?

1004.04 Community Business (CB) District, Paragraph D, Parking Placement: Include here the Surface Parking requirements under Regional Business (paragraph F).

1004.06 Community Mixed-Use (CMU) District: Please take a moment at the meeting on July 7th to explain why this chapter is taking a totally different approach to ordinance requirements by basing the code on a *Regulating Map*.

- Joe Wozniak

REQUEST FOR CITY COUNCIL DISCUSSION

DATE: **08/23/2010**

ITEM NO: **13 . c**

Department Approval



City Manager Approval



Item Description: Further discussion regarding the adoption of a new **ZONING TEXT AMENDMENT** pertaining to the **RESIDENTIAL DISTRICTS** and specifically a reduction in the standard lot size (**PROJ0017**).

1.0 BACKGROUND

1.1 At the City Council meeting of July 26, 2010, concerns were voiced regarding the proposal to reduce the minimum lot size in Roseville from the current standard of 11,000 sq. ft. and an 85 foot width to 9,500 sq. ft. and a 75 foot width. The Council concern to the proposal was new to staff as such concerns were not raised previously, nor did the Planning Staff receive any input from the pre-packets and other mailings regarding this draft ordinance. Based on the discussion on July 26th, staff feels that the issue should be discussed in more depth.

1.2 Since January 2010, the Planning Division has spent considerable time on this particular topic of minimum required lot sizes. First and foremost, our goal all along has been to create a code that provides clarity regarding all districts and uses. This includes the Residential Districts, where currently there are a number of conflicting regulations concerning lot sizes and whether they are conforming or non-conforming. The Lot Split Study and the creation of the Single Family Residential Overlay District (SFROD) is just one of the current challenges. This designation does not account for the many substandard lots that were created after 1959. There is also a reference in the current code that makes all lots that achieve at least 70% of the standard lot dimensions conforming.

1.3 Although the City could conceivably draft language that somehow treats these non-conforming parcels/lots as acceptable in regards to the regulations, legally they would not be legal, conforming lots.

2.0 SINGLE-FAMILY LOT SPLIT STUDY

2.1 At the July 26th meeting there were a number of comments made regarding the Single Family Lot Split Study conducted in 2007, some of which were not necessarily correct. In reading through the final study report, dated May 17, 2007, the Planning Division finds that the general conclusion made by the Citizens Advisory Group (CAG) in regards to zoning districts was that *the Zoning Code should reflect the existing development patterns of the community*. As a majority of the lots in Roseville do not meet the standards set forward by the current R-1 zoning district established in 1959, the new zoning district should that reflect this reality.

2.2 Further, as it related to lot sizes and first ring suburbs, when the Single Family Lot Split Study was conducted Roseville's single family requirements were larger than all other

first ring suburbs except Mendota Heights. Taking this a step further, if the City were to reduce minimum parcel area to the proposed 9,500 sq. ft., Roseville would still have regulations greater than everyone but Falcon Heights and Golden Valley, which have 10,000 sq. ft. as a minimum requirement.

- 2.3 The following is the CAG’s recommendation to the City Council as found in the Final Report and are organized by the code in which they sought to change or amend.

A. General Single-Family Residential Subdivision Policy

1. The City Council should continue to allow single-family residential lots to be subdivided or split if they meet the standards set forward by the City Code. (Consensus Recommendation)

B. Subdivision Code

1. The City Council should not determine lot size using a formula (“sliding scale”) based on the relative sizes of surrounding residential lots. (Consensus Recommendation)
2. The City Council should amend the Subdivision Ordinance to include variance language not currently found in this code by reiterating the variance language found in the Zoning Code. (Consensus Recommendation)
3. The City Council should amend the lot line requirement within the Subdivision Ordinance to require that lot lines are perpendicular to the front property line unless a variance is obtained. (Consensus Recommendation)
4. The City Council should amend the Subdivision Ordinance to allow single-family lots to be served by private streets if approval of the private street is conditioned on a legal mechanism (e.g. neighborhood associations) being in place to fund seasonal and ongoing maintenance and that the street cannot be gated or restrict traffic. (Consensus Recommendations)
5. The City Council should amend the Subdivision Code to require that new houses being placed on new streets within a new development access the new street in that subdivision. (Consensus Recommendation)
6. The City Council should consider recombination and subsequent re-subdivision of single-family residential lots no differently than other subdivision requests.(Consensus Recommendation)
- 7.a.The City Council should allow the creation of flag lots and continue to hear them through the variance process. (Majority Recommendation—6 votes)
- 7.b The City Council should prohibit the creation of flag lots within the City. (Minority Recommendation—2 votes)

C. Zoning Code

1. The City Council should designate three levels of single-family residential zoning districts, which include the following districts: (Consensus Recommendation)
 - Small lot single-family residential, which would have standards less than the current standards;

- Standard single-family residential, which would have the same standards as the current R1 district; and
 - Lakeshore single-family residential, which would have standards equal to that set forward in the City’s Shoreland Zoning Ordinance.
2. The City Council should not create a large lot zoning district. (Consensus Recommendation)
 3. When a small lot single-family residential zoning district is designated, the City Council should review the standards in the Zoning Code for this district to ensure appropriate building height and setbacks requirements. (Consensus Recommendation)
 4. In addition to the new zoning districts, the City Council should designate an overlay zoning district for single-family lots platted prior to May 21, 1959 to ensure that they remain legally nonconforming lots. (Consensus Recommendation)
 5. The City Council should evaluate the fees associated with the existing planned unit development process. (Consensus Recommendation)
 6. The City Council should amend the preamble of the Zoning Code with the following language: “...for the purpose of protecting and enhancing the character, stability, and vitality of residential neighborhoods as well as commercial areas.” (Consensus Recommendation)

D. Other City Standards and Ordinances

1. The City Council should consider creating incentives for environmentally friendly development practices. (Consensus Recommendation)
2. The City Council should consider a tree preservation and replacement ordinance. (Consensus Recommendation)

2.4 Although the Study made a number of recommendations, on August 20, 2007, the City Council adopted a motion for the Planning Division to begin the process of amending the pertinent code sections regarding 7 of the recommended items contained in the Single Family Lot Split Study final Report. These 7 recommended actions included:

1. The City Council should amend the Subdivision Ordinance to include variance language not currently found in this code by reiterating the variance language found in the Zoning Code. (Consensus Recommendation) **completed**
2. The City Council should amend the lot line requirement within the Subdivision Ordinance to require that lot lines are perpendicular to the front property line unless a variance is obtained. (Consensus Recommendation) **completed**
3. The City Council should amend the Subdivision Ordinance to allow single-family lots to be served by private streets if approval of the private street is conditioned on a legal mechanism (e.g. neighborhood associations) being in place to fund seasonal and ongoing maintenance and that the street cannot be gated or restrict traffic. (Consensus Recommendations)

4. The City Council should amend the Subdivision Code to require that new houses being placed on new streets within a new development access the new street in that subdivision. (Consensus Recommendation) **completed**
5. In addition to the new zoning districts, the City Council should designate an overlay zoning district for single-family lots platted prior to May 21, 1959 to ensure that they remain legally nonconforming lots. (Consensus Recommendation) **completed**
6. The City Council should evaluate the fees associated with the existing planned unit development process. (Consensus Recommendation) **completed**
7. The City Council should amend the preamble of the Zoning Code with the following language: "...for the purpose of protecting and enhancing the character, stability, and vitality of residential neighborhoods as well as commercial areas." (Consensus Recommendation) **completed**

3.0 SINGLE FAMILY LOT SIZE

- 3.1 From the adoption of Roseville's zoning code in 1959 until today, single-family residential properties were required to be a minimum of 85 feet in width and 11,000 square feet in area. As soon as these lot standards took effect on May 12, 1959, about two-thirds of the parcels existing at that time failed to meet the new standards and they have been nonconforming ever since. In addition to the original nonconforming lots, about a quarter of the lots created since the adoption of the minimum lot size requirements in 1959 are less than 85 feet wide and/or 11,000 square feet; some of these substandard parcels were accommodated through variances or planned unit developments, but entire plats of nonconforming parcels have been approved at various times without a mention of the parcels' small sizes. At present, about 55% of Roseville's single-family parcels are smaller than the City Code says they should be. Even this figure is artificially low because it doesn't account for the larger minimum size requirements pertaining to corner parcels and lots in the Shoreland Management district; about ¾ of shoreland lots and at least ½ of corner parcels fail to achieve their respective larger minimum required sizes.
- 3.2 As a group, these nonconformities make administering the zoning ordinances rather difficult and, individually, each substandard lot represents a property owner whose primary asset is saddled by the legally dubious distinction of failing to conform to the City's requirements. While the Single-Family Residential Overlay District adopted in 2008 eliminates the nonconforming status of many of what have been considered nonconforming parcels, the overlay district does not address the many nonconforming lots created after 1959 and, introducing a fourth lot size standard (i.e. large lot), would further complicate the job of administering the zoning ordinances.
- 3.3 Given all of this, two of staff's goals in the zoning update process are to simplify the minimum lot size requirements and reduce the number of nonconforming parcels. To advance the goal of simplification, staff's current analysis of lot sizes and size requirements assumes that one set of minimum size requirements could be applied to all single-family lots (i.e., LDR-1) and, to reduce the number of nonconforming lots, staff is proposing a reduction in the required minimum lot size. The following table indicates the number of lots that are smaller than (i.e., "nonconforming" to) given lot size parameters:

Lot width/Lot area Number of “nonconforming” lots

85 ft./11,000 sq. ft.....	4,789 (55%)
82 ft./10,500 sq. ft.....	4,090 (47%)
78 ft./10,000 sq. ft.....	2,738 (31%)
75 ft./9,500 sq. ft.....	946 (11%)
72 ft./9,000 sq. ft.....	755 (9%)

3.4 Planning Division staff did many other calculations and found that a minimum required lot size of 75 feet wide and 9,500 square feet is perhaps the ideal because it represents only a 13% reduction in required size but it would reduce the number of nonconforming lots by fully 80%.

3.5 In theory, reducing the required minimum lot size suggests "more lots on each block," but one would have to buy up 8 conforming lots *in a row* and demolish several of the existing houses in order to gain just 1 new lot. In practice, though, the majority of single-family parcels in Roseville fail to meet today's minimum size standards, and there are entire blocks (with as many as 22 parcels!) that could not produce even one additional lot. Of course, there are some exceptions. About 50 single-family parcels (that's less than 1% of the total) are too small to be subdivided by today's standards of 85 feet wide and 11,000 square feet in total area, but they *might* be large enough to be divided into two parcels if the minimum size requirements are reduced to 75 feet wide and 9,500 square feet. But even these "newly-subdividable" lots tend to have houses square in the middle of them, meaning that someone would have to bear the cost of demolishing an existing home just to get one extra parcel. Reducing the minimum lot size requirement isn't meant to squeeze more lots into existing neighborhoods; in fact, the proposed smaller minimum parcel size wouldn't produce any additional parcels from most of those larger properties which are already large enough to be subdivided. Instead, reducing the minimum lot size requirement is meant to dramatically shorten the list of "non-conforming" parcels: those parcels that are smaller than the Code says they should be.

4.0 OPEN HOUSE AND PLANNING COMMISSION ACTION

4.1 The Planning Division held two open house gatherings to discuss the details of the Residential Districts and, specifically, the proposed reduction in the minimum required lot size. Once they understood that the smaller size requirements would not have the practical effect of increasing the density of their residential neighborhoods, none of the residents in attendance at either of the open house gatherings (or in communication with staff via email or phone) voiced opposition to the reduction in lot size. Actually we received just the opposite; strong support to have lot sized reflect more appropriately with the existing lot/parcel sizes in Roseville.

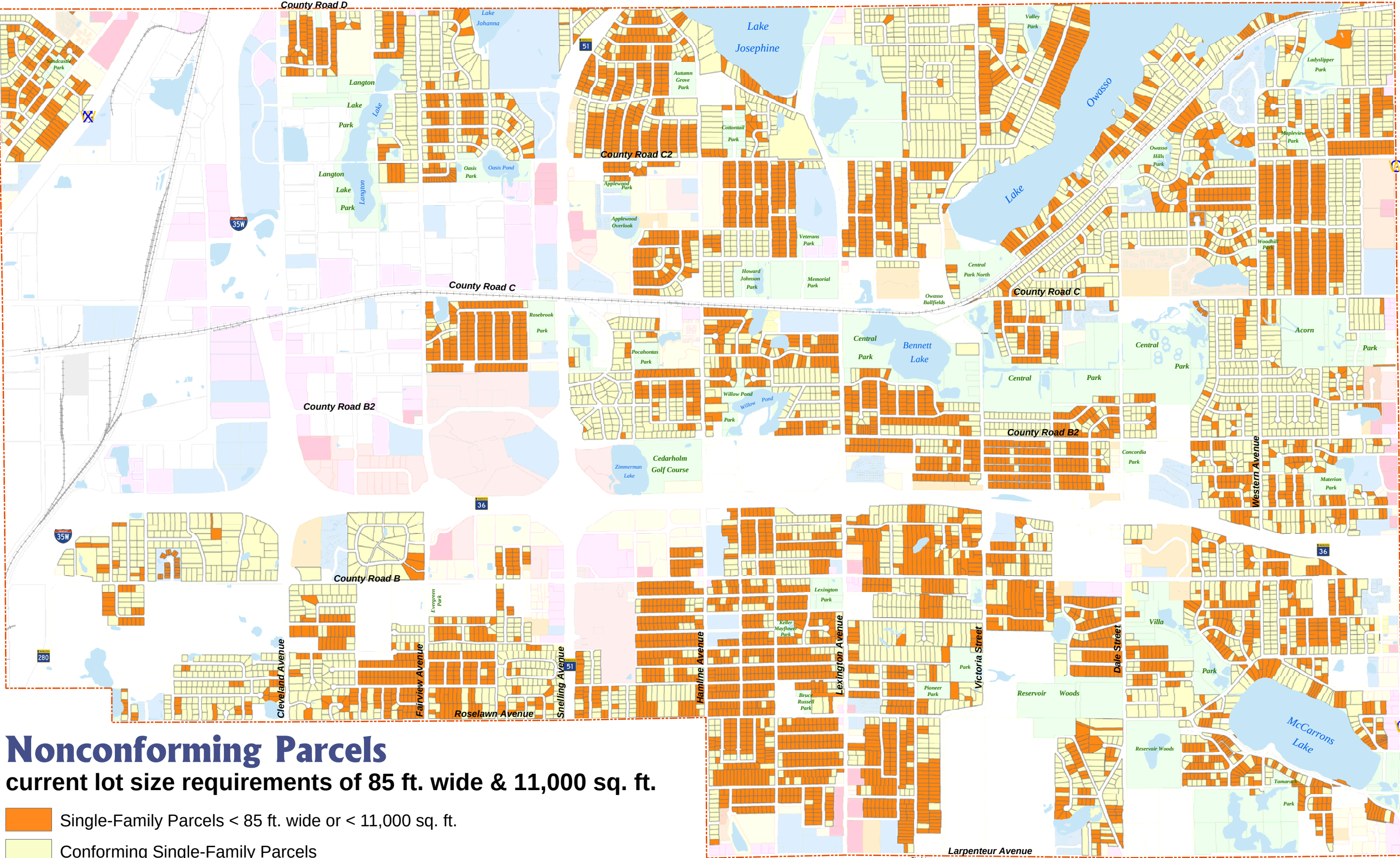
4.2 Similarly, the Planning Division presented the Residential Districts to the Planning Commission at two different meetings, April 7th and May 5th, at which meetings no citizens were present to address the draft proposal. The Planning Staff also received no telephone calls or email regarding the proposed draft.

4.3 At the Planning Commission meeting on June 7, 2010, however, a number of residents who have voiced their opposition to a minor subdivision in their neighborhood, did address the Commission opposing the lot size reduction and seeking the creation of a

200 large lot district. There were also a couple other residents who addressed the
201 Commission indicating their opposition to the reduction (provided in previous RCCD).
202 4.4 The Planning Commission both in their comments and ultimate recommendation was in
203 full support of the reduction in the standard lot size for Roseville.

204 **5.0 SUGGESTED CITY COUNCIL ACTION**
205 No immediate action is required at this time. However, staff would like to receive some
206 feedback and direction regarding lot size so that any necessary changes can be made to
207 the residential zoning districts before final consideration in the fall.

208 **Prepared by: City Planner Thomas Paschke (651-792-7074)**
209 Attachments: A: Non-Conforming Parcels Maps
210 B: Residential Lots Size Chart
211 C: Potentially Subdivide-able Single-Family Parcels



Nonconforming Parcels

current lot size requirements of 85 ft. wide & 11,000 sq. ft.

- Single-Family Parcels < 85 ft. wide or < 11,000 sq. ft.
- Conforming Single-Family Parcels

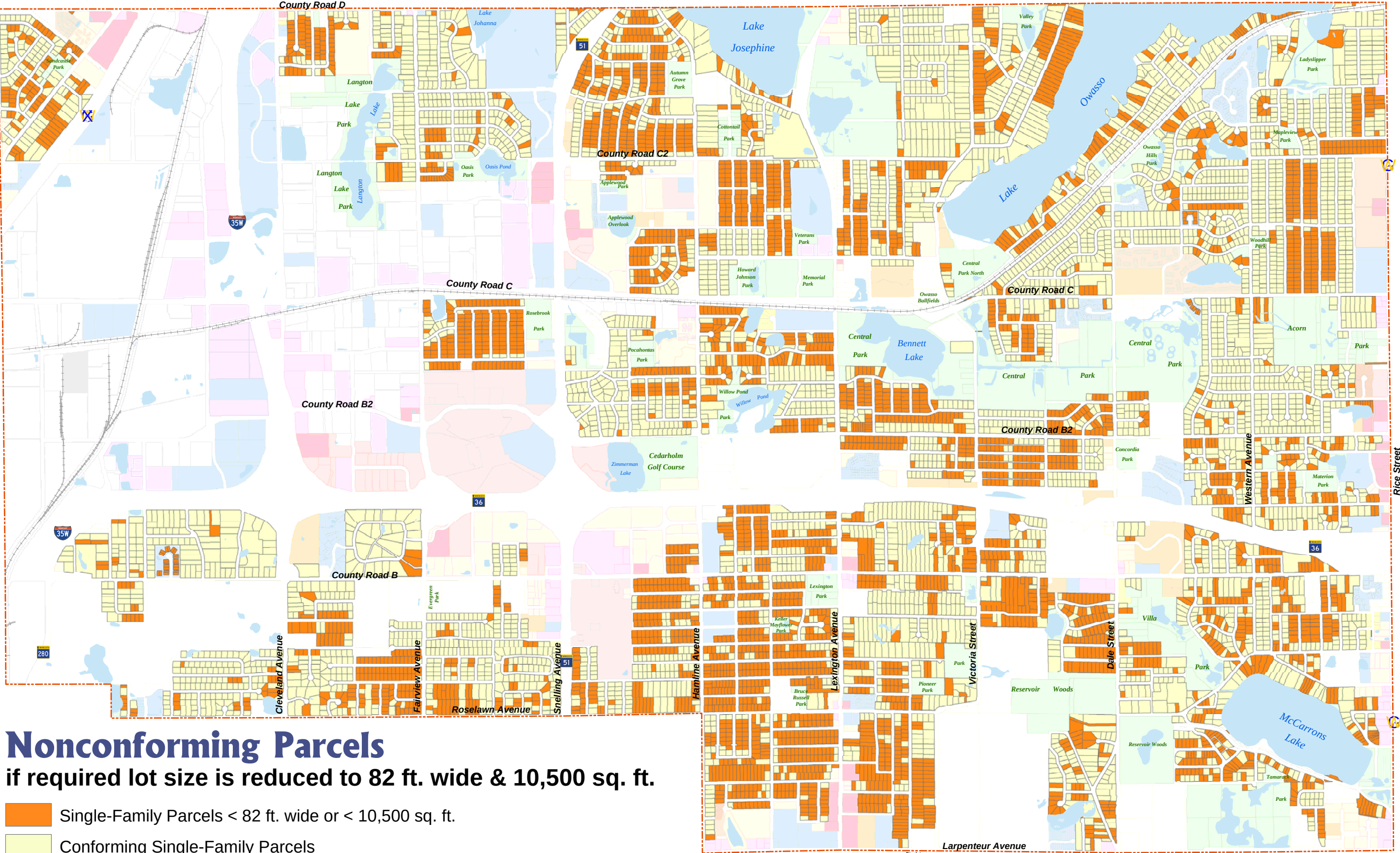
ROSEVILLE
Prepared by:
Community Development Department
Printed: January 12, 2009

Data Sources
* Ramsey County GIS Base Map (1/6/2009)
* City of Roseville Community Development

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 §466.05, 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.

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Nonconforming Parcels

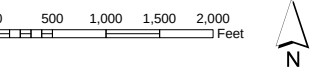
if required lot size is reduced to 82 ft. wide & 10,500 sq. ft.

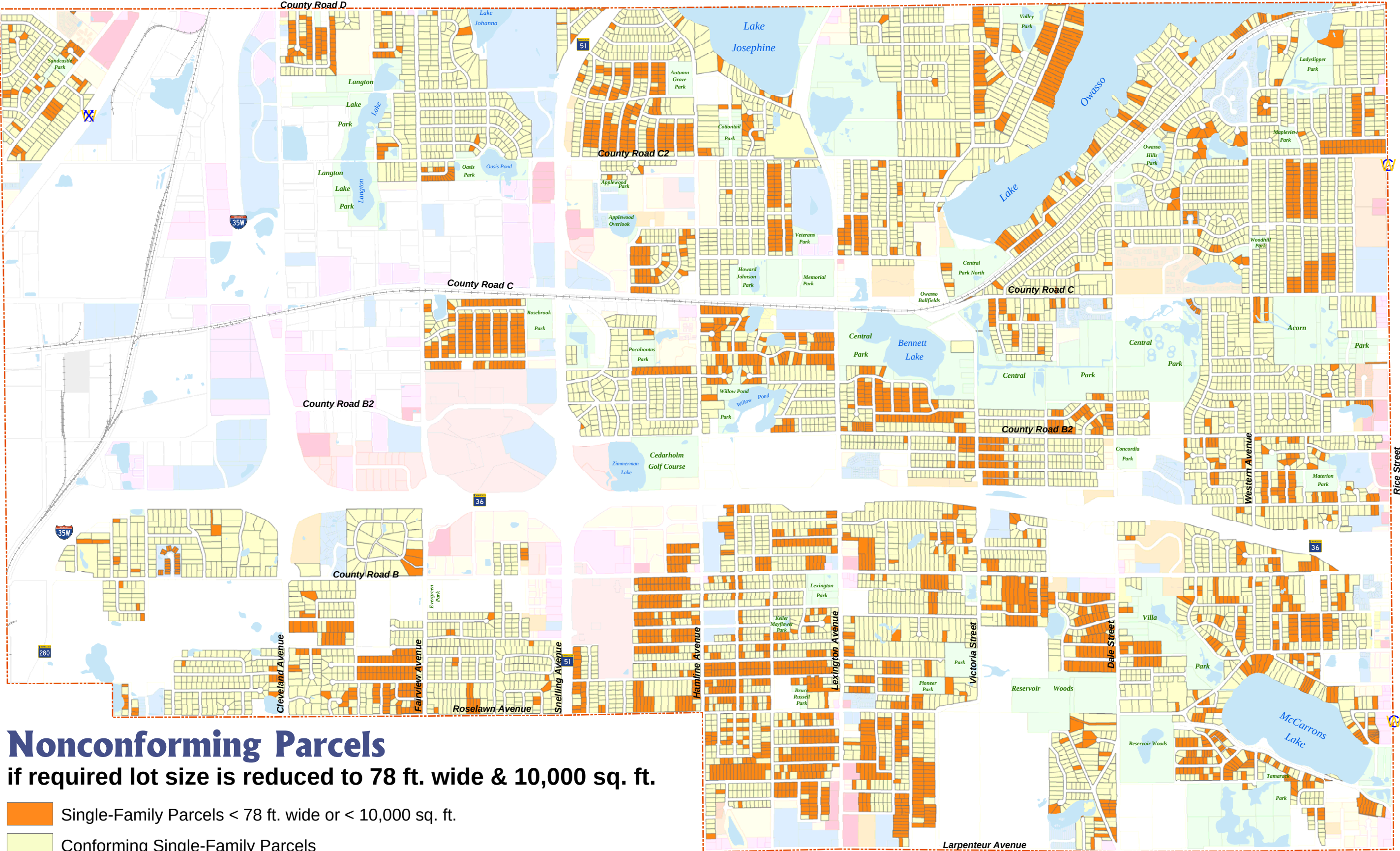
- Single-Family Parcels < 82 ft. wide or < 10,500 sq. ft.
- Conforming Single-Family Parcels

ROSEVILLE
Prepared by:
Community Development Department
Printed: January 12, 2009

Data Sources
* Ramsey County GIS Base Map (1/6/2009)
* City of Roseville Community Development

Disclaimer:
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Nonconforming Parcels

if required lot size is reduced to 78 ft. wide & 10,000 sq. ft.

- Single-Family Parcels < 78 ft. wide or < 10,000 sq. ft.
- Conforming Single-Family Parcels

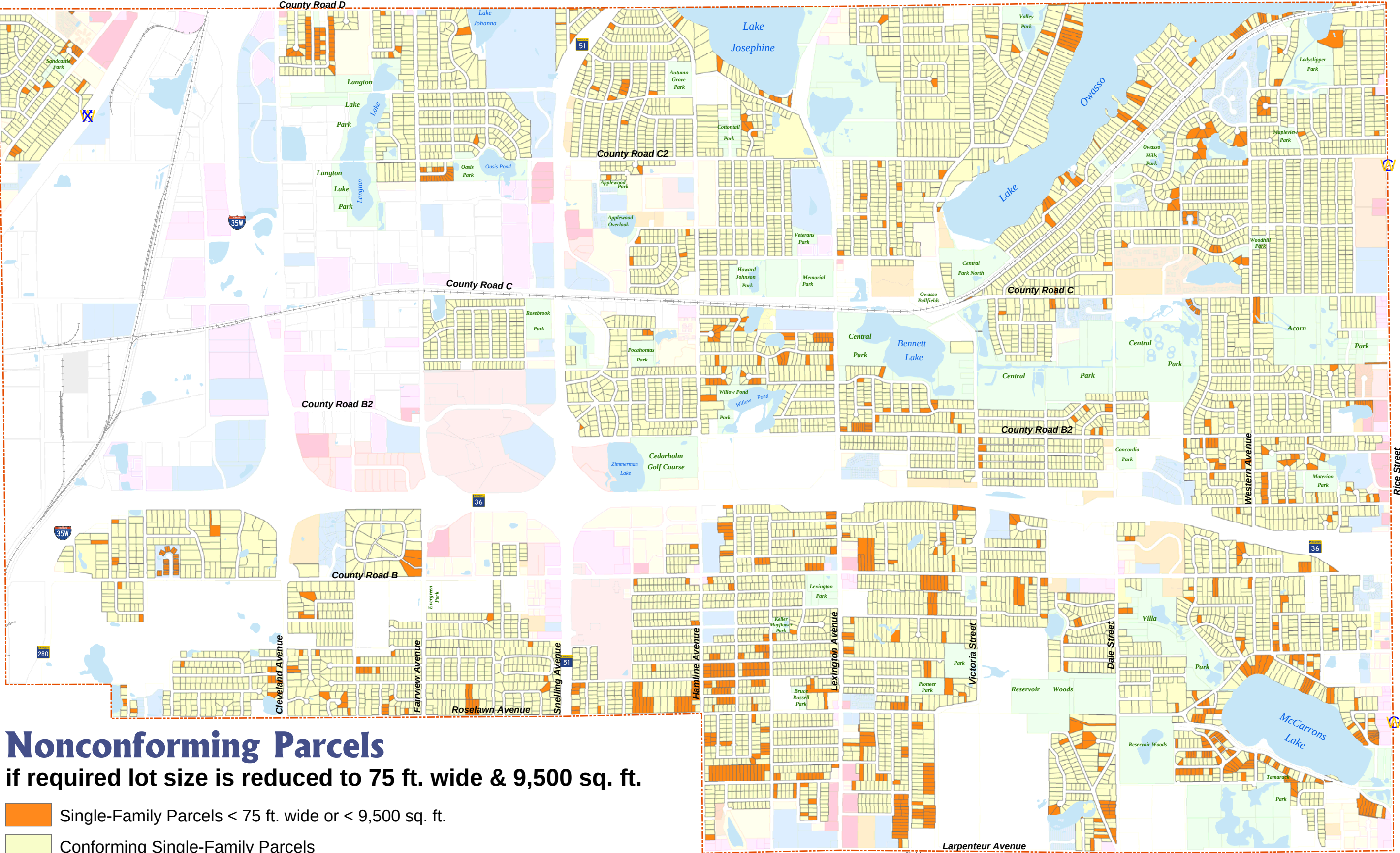
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0 500 1,000 1,500 2,000 Feet





Nonconforming Parcels

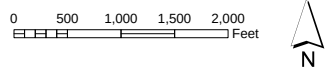
if required lot size is reduced to 75 ft. wide & 9,500 sq. ft.

- Single-Family Parcels < 75 ft. wide or < 9,500 sq. ft.
- Conforming Single-Family Parcels

ROSEVILLE
Prepared by:
Community Development Department
Printed: January 12, 2009

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Central Cities and First-Ring Suburbs: Lot Size Requirements for Single-Family Residential Zoning Districts

Greatest Density <-----> Least Density															
City	Dist.	Lot Area (SF)	Width (ft.)	Dist.	Lot Area (SF)	Width (ft.)	Dist.	Lot Area (SF)	Width (ft.)	Dist.	Lot Area (SF)	Width (ft.)	Dist.	Lot Area (SF)	Width (ft.)
St. Paul	R-4	5,000	40	R-3	6,000	50	R-2	7,200	60	R-1	9,600	80	RL	21,780	80
Minneapolis	R-1	6,000	50	R-1A	5,000	40									
Hopkins	R-1-A	6,000	50	R-1-B	8,000	60	R-1-C	12,000	80	R-1-D	20,000	100	R-1-E	40,000	100
Richfield	R	6,700	50	R-1	10,000	75									
West St. Paul	R-1A	7,000	50	R-1B	10,000	75	R-1C	15,000	100						
St. Louis Park	R-2	7,200	60	R-1	9,000	75									
Lauderdale	R-2	5,000	40	R-1	7,500	60									
South St. Paul	R-1	9,000	75												
Edina ¹	R-1	9,000	75												
St. Anthony	R-1	9,000	75												
Newport ²	R-1	9,100	70	R-1A	15,000	100	RE	435,600	200						
Roseville³	LDR-1	9,500	75												
Maplewood	R-1S	7,500	60	R-1	10,000	75	R-E	20K - 40K	100 - 140						
Falcon Heights	R-1	10,000	75												
Golden Valley	R-1	10,000	80												

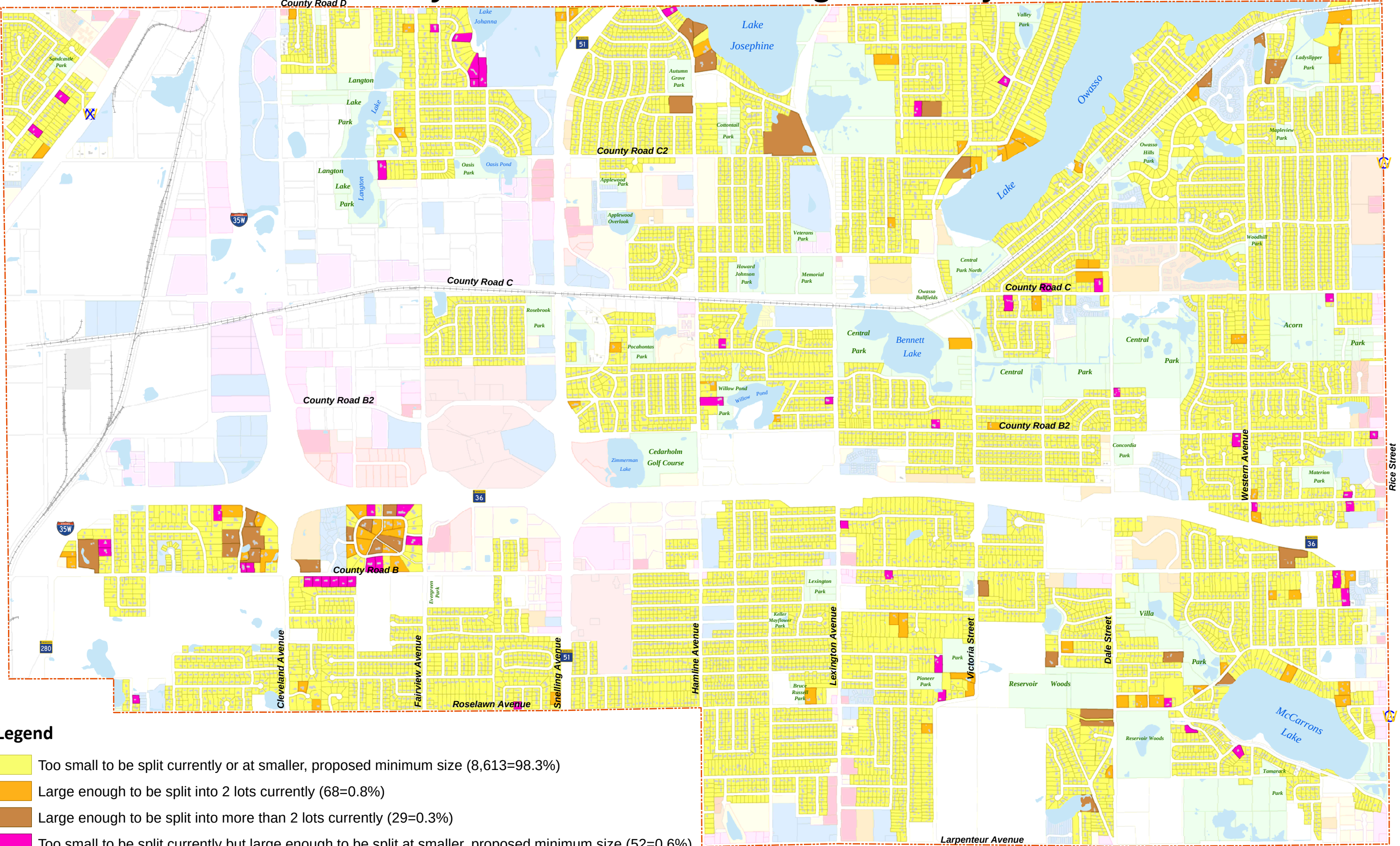
Highlighted cells indicate the most prevalent residential zoning district in each municipality by land area.

¹ Edina utilizes a neighborhood-context type subdivision ordinance that determines the minimum area standards for each lot as being equal to the median area of other lots within 500 feet.

² The most prevalent residential zoning district in Newport is RE, but the R-1 standards apply where parcels are served by water and sanitary sewer.

³ These are *proposed* single-family lot standards.

Potentially Subdivide-able Single-Family Parcels

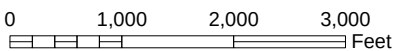


Legend

- Too small to be split currently or at smaller, proposed minimum size (8,613=98.3%)
- Large enough to be split into 2 lots currently (68=0.8%)
- Large enough to be split into more than 2 lots currently (29=0.3%)
- Too small to be split currently but large enough to be split at smaller, proposed minimum size (52=0.6%)



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ROSEVILLE
REQUEST FOR CITY COUNCIL ACTION

DATE: 08/23/2010

ITEM NO: 13.d

Department Approval



City Manager Approval



Item Description: Request for direction on a Comprehensive Plan – Land Use Amendment and Rezoning of the two parcels at the southeast corner of Dale Street and County Road C (**PROJ0017**).

1.0 REVIEW OF REQUEST

1.1 At the Planning Commission's public hearing on June 2, 2010 regarding the Official Zoning Map, Cedric Adams, property owner of the smaller parcel east of Dale Street along County Road C, adjacent to (west) 556 County Road C, spoke in opposition of the proposed Comprehensive Plan – Land Use Designation on his and the adjacent (west/corner) property. Mr. Adams indicated to the Planning Commission that he has plans to construct a single family home on his parcel which is currently zoned R-1, Single Family Residential. Mr. Adams also stated that he felt the adjacent property, given the elevation change, should also be guided for low density residential use.

1.2 Staff indicated that he did not believe that this parcel was an anomaly, but that the Commission could take action to recommend that the City Council consider and/or direct the Planning Staff to process a Comprehensive Plan Land Use Amendment.

1.3 The Planning Commission had discussion clarifying each of the properties and their current and proposed zoning designation; whether to add the parcel(s) to the list of anomaly properties or recommend to the City Council a Comprehensive Plan Amendment; and previous and confusing designation of one of the properties improperly guided to Open Space.

1.4 After discussion, the Planning Commission voted to recommend that the City Council consider a land use and zoning change for 556 County Road C (PIN# 12-29-23-22-0003) from a current land use designation of High Density to Low Density Residential and a zoning classification of LDR-1. While the Planning Commission did not make a specific recommendation about the parcels to the west (PIN# 12-29-23-22-0006), the City Council may want to consider whether that parcel should also be changed from High Density to Low Density Residential in the Comprehensive Plan.

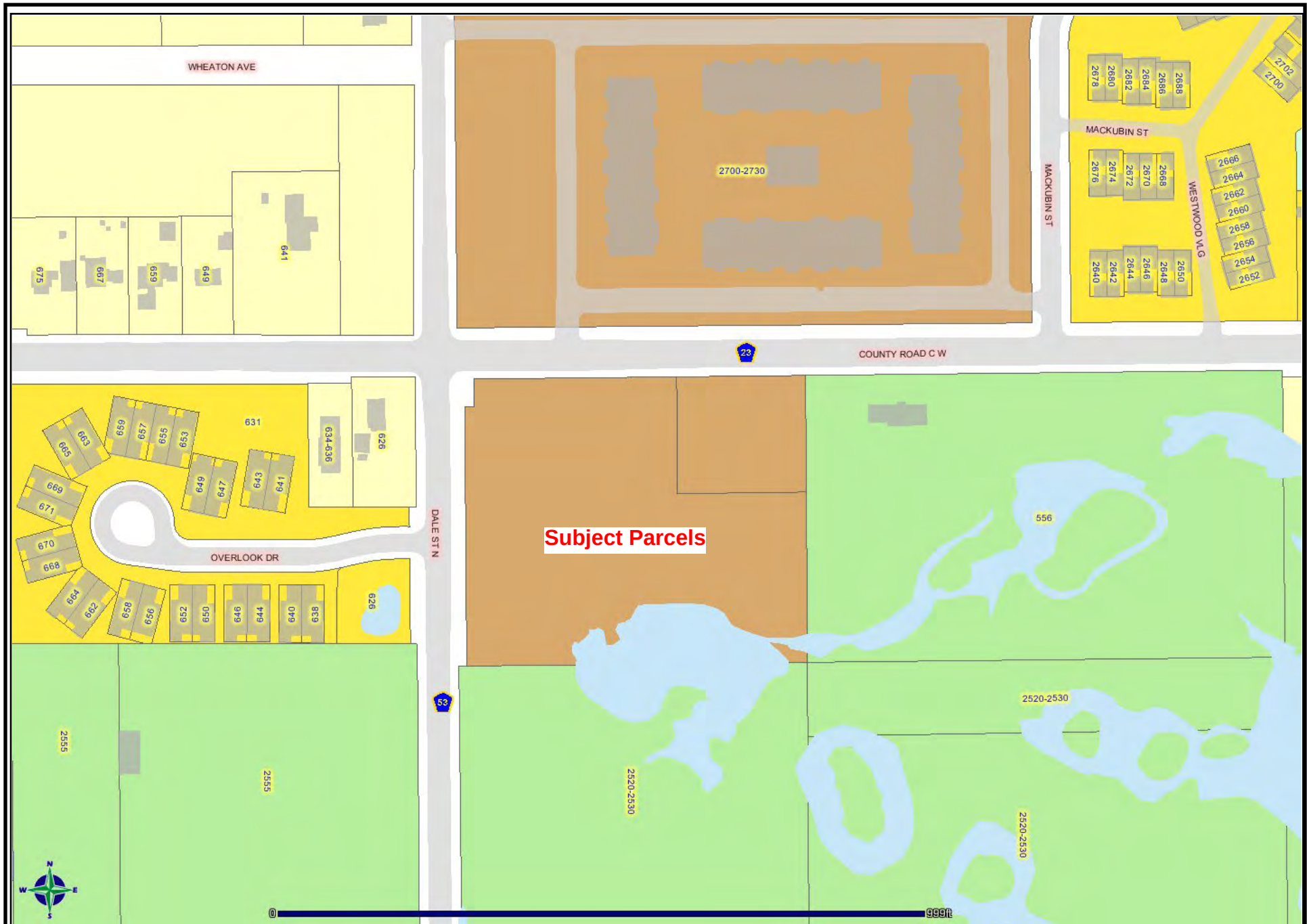
2.0 STAFF COMMENTS/RECOMMENDATIONS

The Roseville Planning Division recommends that the City Council direct on whether they believe that the Comprehensive Plan - Land Use Map should be amended from High Density Residential to Low Density Residential and Rezoned accordingly for the parcels identified as PIN# 12-29-23-22-0003 and PIN# 12-29-23-22-0006.

30 **3.0 SUGGESTED CITY COUNCIL ACTION**
31 **By motion, direct the Planning Staff on how to proceed with the subject property as**
32 **to the appropriate land use designation and zoning.**

33 **Prepared by: Thomas Paschke, City Planner**

Attachments: A: Site Map
 B: June 2, 2010 Planning Commission Minutes



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SOURCES: City of Roseville and Ramsey County, The Lawrence Group; August 2, 2010 for City of Roseville data and Ramsey County property records data, August 2010 for commercial and residential data, April 2009

Public Comment

....

Cedric Adams, 556 West County Road C (SE corner of County Road C and Dale Street) – Request that property, currently zoned Single-family Residential be retained for LDR-1 zoning (PIN 12-29-23-22-0003)

Chair Doherty spoke in support of a Comprehensive Plan Amendment that the parcel be maintained Single-Family Residential.

Commissioner Boerigter suggested that the Commission consider the future of the property, and how they saw its development, since there were two (2) different owners.

Discussion included clarifying each of the properties and their current and proposed zoning designation; whether to add the parcel(s) to the list of anomaly properties or recommend to the City Council a Comprehensive Plan Amendment; and previous and confusing designation of one of the properties improperly guided to Open Space.

Mr. Adams

Mr. Adams reiterated his intent to construct a home on 556 West County Road C.

Mr. Paschke noted the error in the zoning designation guidance of the adjacent parcel as Park Open Space in the Comprehensive Plan and suggested amendment to Low Density Residential 1 (LDR-1).

Commissioner Boerigter questioned why this parcel couldn't be considered with other anomaly properties, like the adjacent property currently designated as Park Open Space.

Mr. Paschke noted that there were sixty-seven (67) properties caught in advance of tonight's public notice being sent out, and if this parcel were added to that list, the end result would be the same, but he wasn't sure that the appropriate process would be followed. Due to the notice going out, Mr. Paschke advised that the City Council needed to weigh in on the decision to determine whether the current designation was appropriate versus removing it; noting that the City Council, at this time, won't be discussing the properties designated "black" on the May 2010 draft zoning map, as it would be doing with the other properties. Mr. Paschke noted that the one parcel was designated Single-family Residential, and may be guided to something other than Park Open Space, however, he noted that the City was not currently in a financial position to consider additional properties for park use. Mr. Paschke noted that, while the Parks and Recreation Master Plan process may indicate this or other parcels throughout the community that may be a park, pond or other open space use, the Comprehensive Plan designation guiding the parcel as a Park was inappropriate and it needed to be designated something other than Open Space; but would need to proceed through a public process to change that designation.

Mr. Paschke noted that if the parcel remained designated HD, the property owner would not be able to build a single-family home on the lot; and that to amend that designation, a separate action (motion) would be indicated for designation other than currently guided, for recommendation by the Commission to the City Council, at which time it would be added to the listed anomaly properties. Mr. Paschke reminded Commissioners that they had the ability to discuss the merits of each case brought forward during public comment, and then to choose whether they advocated any change or not.

Mr. Paschke suggested that the Commission may choose to recommend that this lot (556 County Road C – PIN 12-29-23-22-0003) be removed for inclusion with the list of anomaly properties, even though not previously identified as such, but needing further consideration for potential Comprehensive Plan Amendment due to the terrain, anticipating that this process may place an additional 2-3 month delay on zoning designation and redevelopment; and adjacent to the anomaly property adjacent on the east (558? County Road C).

Commissioners Gottfried and Boerigter and Chair Doherty concurred with staffs' recommendation; speaking in support of an amendment designating both parcels as LDR-1.

Commissioner Wozniak expressed concern about including the corner parcel.

Bahnemann Parcel (Eugene Bahnemann), 2656 N Lexington Avenue

Chair Doherty advocated that the proposed zoning designation not be changed for this parcel; noting the series of properties on the east side of Lexington Avenue guided for HD; opining that this corridor was a prime area for redevelopment for HD due to its public transit accessibility.

Each Commissioner concurred that no designation change be proposed.

Steve Enzler, 1995 W County Road B AND 2023 County Road B (different owner)

Chair Doherty clarified that the Comprehensive Plan guided the parcels for Medium Density, and Mr. Enzler requested that both parcels be guided as Single-Family Residential.

Chair Doherty and each individual Commissioner spoke in support of a minimum Medium Density to follow the Comprehensive Plan guidance and for consistency for both parcels; and recommending such to the City Council.

Unidentified female speaker; resident of the nearby Ferriswood townhomes

The speaker spoke in opposition to the Enzler property proposal; and referenced the Orchard parcel and proposed redevelopment of that property and public opposition expressed at that time for a project of such density. The speaker expressed concern that there was nothing on the draft zoning map indicating Medium Density, but rather designating the parcels as Low Density; and opined that the Ferriswood property owners had been "railroaded" by this process.

Commissioner Gottfried defended the recommendation to the City Council for Comprehensive Plan Amendment to hold this property consistent at the same level as Ferriswood at Medium Density.

Mr. Paschke clarified that the referenced "Orchard Site Project" located at 2025 County Road B had failed.

MOTION

Member Boerigter moved, seconded by Member Doherty for the City Council to consider further Comprehensive Land Use Map and Zoning Designation Amendments to the following properties:

- **Cedric Adams Parcel**
556 County Road C (and adjacent parcel to the west) currently zoned Single-family Residential and recommended for HR be amended to Low Density and as LDR-1 zoning (PIN 12-29-23-22-0003), and removed from current consideration and added into the list of anomaly properties due to the unique terrain issues, and anticipating that this process may place an additional 2-3 month delay on zoning designation and redevelopment.
- **Steve Enzler Request, 1995 W County Road B and 2023 County Road B (different owner)**
Each individual Commissioner spoke in support of an Amendment for a minimum Comprehensive Plan guidance of Medium Density Residential for consistency with both parcels and a zoning designation of Medium Density.

Commissioner Gisselquist expressed his preference for the Enzler parcel to remain LR.

Commissioner Boerigter opined that the Enzler parcel didn't make sense as Low Density Residential; noting that much of the past objection to higher density was related to the specific Orchard proposals and/or developers. Commissioner Boerigter noted that the

recommendations of the Commission still required a super majority vote of the City Council, and would provide for additional discussion.

Ayes: 6

Nays: 1 (Gisselquist)

Motion carried.

Member Boerigter moved, seconded by Member Doherty to RECOMMEND APPROVAL of the AMENDMENT TO THE OFFICIAL ROSEVILLE ZONING MAP dated May 2010, rezoning all property in Roseville as proposed and as detailed in the Request for Planning Commission Action dated June 2, 2010; *with the exception of those two (2) previously-identified areas, inclusive of three (3) parcels addressed in the previous motion.*

Ayes: 7

Nays: 0

Motion carried.

For the public's information, Mr. Paschke advised that no specific date had been set for this item to be heard by the City Council, but anticipated that it would be end of June or first part of July; with the docket listing it as a Zoning Map Amendment for discussion purposes only, not for action at that first meeting; action would be deferred until all Zoning Districts on the map had gone through their respective process and been ratified.

