

City of North Saint Paul
August 15, 2023
Approved Regular City Council Meeting Minutes

I. CALL TO ORDER

Mayor Monge called the meeting to order at 6:37 p.m.

II. THE PLEDGE OF ALLEGIANCE

All present recited the Pledge of Allegiance.

III. ROLL CALL

Present: Council Member Cole
Council Member Schweer
Council Member Wong
Council Member Nordby
Mayor Monge

Staff: City Manager Brian Frandle, Assistant to the City Manager Jennie Kloos,
Community Development Director Brandy Howe, City Attorney Jack
Brooksbank.

IV. ADOPT AGENDA

On motion by Council Member Cole, seconded by Council Member Schweer, with all present voting aye (5-0), motion carried to approve the agenda as submitted.

V. APPROVAL OF CONSENT AGENDA

Council Member Nordby requested that Consent Agenda Item O be removed and addressed under City Business.

Council Member Wong requested that Consent Agenda Item P be removed and addressed under City Business.

Mayor Monge requested that Consent Agenda Item D be removed and addressed under City Business.

On motion by Council Member Cole, seconded by Council Member Schweer, with all present voting aye (5-0), motion carried to approve the consent agenda, Resolution No. 2023-023 consisting of:

- A. July 18, 2023 workshop meeting minutes
- B. July 18, 2023 regular meeting minutes
- C. July 18, 2023 HRA meeting minutes
- D. July 18, 2023 closed session minutes **Moved to City Business**
- E. General Claims \$3,944,785.44
- F. HRA Claims \$29,231.78

- G. Ordinance Amending Title VII, Chapter 72; § 72.07 Parking Prohibited **Ordinance No. 820**
- H. Ordinance Amending City Code Related to Body Art Establishments **Ordinance No. 818**
- I. Special Event Permit – Window World Veteran’s Fundraiser, August 18, 2023
- J. Special Event Permit – American Legion Corn and Brat Fest August 26, 2023
- K. Special Event Permit – VFW POW/MIA Remembrance Walk September 21, 2023
- L. Silver Lake Muralist Agreement
- M. Resolution Accepting Donations – July 2023 **Resolution No. 2023-027**
- N. Building Permit Report – July 2023
- O. Declaration of Equipment Surplus **Moved to City Business**
- P. Management Services Agreement for Municipal Recreation Facility with the City of North St. Paul and Triple Crown Batting Cages Inc. **Moved to City Business**
- Q. Fire Relief Booya Use of Payment System Agreement

VII. MEETING OPEN TO PUBLIC

David Nelson suggested providing residents with multiple ways to complete the park survey and also recommended more wood chips on the trails.

John Schmahl suggested consideration to homes that have been affected by water runoff.

Dennis Bartholemew provided letters of support for his business and expressed his desire to continue his work for approximately seven years.

Karri Blees thanked City Council for their countless hours and hard work.

VIII. CITY BUSINESS ACTION ITEMS & RECOMMENDATIONS

- A. Ordinance No. 821 Amending Title XIII, Chapter 130 of the North St Paul City Code Concerning the Public Smoking of HEMP and Cannabis Products

City Manager Brian Frandle stated the amendment prohibits smoking in public places and will allow the Police Department to issue citations.

Council Member Nordby inquired if Police Chief Baebenroth approved the new language and if the new language would cause difficulty knowing the difference between tobacco related products versus HEMP or cannabis products in public. Mr. Frandle noted yes and also added this amendment does not include edibles.

Council Member Wong inquired if the ordinance language is consistent with the smoking of tobacco ordinance and suggested they be aligned in order to provide consistency. City Attorney Jack Brooksbank noted this ordinance would not allow smoking or vaping in all public places.

On motion by Council Member Schweer, seconded by Council Member Nordby, with all present voting aye (5-0), motion carried to approve Ordinance No. 821 Amending Title XIII, Chapter 130 of the North St. Paul City Code Concerning the Public Safety of Smoking HEMP and Cannabis Products.

B. Consideration of Options for 2579 7th Avenue Improvements

Community Development Director Brandy Howe presented this item and stated the EDA has worked on a plan for green space with a future idea of using it for redevelopment. City staff suggested other options that included some form of turf on part of the property. The EDA recommended paving the entire lot and requested the City share the cost. Ms. Howe provided costs for each option and reviewed how this would align with the Redevelopment Master Plan and the Park Plan. If the full lot pavement option is approved, snow removal would still be allowed to be placed there. An additional \$5,000/ month for 6 months was added to the cost of this project in order to rent a loader for snow removal if needed.

Council Member Cole inquired why \$30,000 was added to the cost. Public Works Director Ron Ritchie explained if the property had any amount of turf on it, the snow would have to be relocated farther away, which would add cost of a loader rental.

The City Council held a robust discussion on uses for this property. Mr. Ritchie clarified paving the entire lot would allow snow to be placed there and would not shorten the life of the pavement. Council Member Schweer questioned if the property could be put on the market to sell. Council Member Cole inquired about water usage coming from private businesses if property needed to be irrigated. Ms. Howe noted both options would not currently meet zoning requirements.

Council Member Wong noted the land has been vacant for approximately 15 years and stated the Park Improvement Plan identifies a need for a downtown park but does not state a specific location. Planning Commission Chair Patrick Blees offered his insight about this site. Mr. Frandle noted there has not been an updated parking study done. Council Member Schweer stated her concern about spending money on it due to the current property concerns.

Mayor Monge summarized the EDA's plan by stating pavement of the entire lot is easier and cost effective. There was also discussion surrounding green space within the downtown area and how that may be perceived as a park and future redevelopments could be affected.

After questions from the Council, Ms. Howe provided the following information.

- No formal action, past or present, has been taken on this property
- Allow for a predetermined amount of time if turned into green space with the understanding of future redevelopment
- Will bring back options to EDA and discuss the property as real estate

The City Council agreed to take no monetary action tonight and will engage with a broker to actively market the space. Ms. Howe noted if it required action from a broker, it can be brought back to City Council at a later date.

C. Consideration of Development Proposals for the 17th Avenue and Delaware Avenue Site

Ms. Howe presented this item. She reviewed the two proposals that City Council heard at the last meeting, noting both proposals allow for green space and 6 dwellings per acre. She discussed the deficiencies and the pros and cons in both proposals. She stated a housing study was completed

last year and recommended an engineering study and more analysis to determine the real estate market for the property versus keeping the property.

Council Member Wong expressed her concern regarding the affordability demand. She suggested looking at other affordable housing options.

The Council discussed various options surrounding the student-built housing project and how this property could help with that program.

Ms. Howe summarized the Council's next step moving forward. City staff will research how the student-built housing program can utilize the property and would be open to non-traditional housing.

D. July 18, 2023 Closed Session Meeting Minutes

Mayor Monge requested this item be pulled for further discussion. He read minutes from the closed session regarding the performance review of Mr. Frandle.

On motion by Council Member Cole, seconded by Council Member Wong, with all present voting aye (5-0), motion carried to approve the summary of conclusions.

E. Declaration of Equipment Surplus

Council Member Nordby requested this item be pulled and inquired about location of surplus items. Council Member Wong also inquired about a minimum price for items. Mr. Ritchie receives a trade-in price and uses that price as the minimum bid amount.

On motion by Council Member Nordby, seconded by Council Member Wong, with all present voting aye (5-0), motion carried to declare the mentioned as equipment surplus to be sold at auction.

F. Management Services Agreement for Municipal Recreation Facility with the City of North St. Paul and Triple Crown Batting Cages Inc.

Council Member Wong requested this item be pulled to allow for discussion. She recommended there be clearer language in the contract in order to ensure the youth of North St. Paul benefit from the use of the batting cages. Mr. Brooksbank stated there will need to be mutually agreed upon language with the owner and City regarding rates under the current contract.

The Council had a discussion on rate prices for private businesses, resident vs. non-residents, litigation concerns, and other possible uses for the building if the contract is not mutually agreed upon. The Council expressed their thanks and admiration for the years of service this business has provided.

On motion by Council Member Schweer, seconded by Council Member Cole, with Mayor Monge and Council Members Cole, Schweer and Nordby voting aye, and Council Member Wong voting nay (4-1), motion carried to approve management services agreement for Municipal Recreation Facility between the City of North St. Paul and Triple Crown Batting Cages, Inc.

IX. REPORTS OF CITY MANAGER AND DEPARTMENTS

Mr. Frandle stated the Lillie building has started to come down, 7th Avenue reconstruction will be finished by September 11, 2023 and the City received a transportation grant for approximately \$460,000 to install a sidewalk in 2024.

X. REPORTS OF COUNCIL, COMMISSIONS & COMMITTEES

Council Member Cole noted the next meeting will be September 12, 2023.

Council Member Wong stated the Arts and Culture Commission met earlier this month and are working on a paint party. She also noted the Art Cart will be present at the Music in the Parks and Project Snowy is available for purchase.

Council Member Nordby stated the last Planning Commission meeting is September 7, 2023.

Council Member Schweer stated the Parks and Recreation Commission cancelled their last meeting, Thursday is the last night for Music in the Parks, and the next meeting will be Wednesday, August, 23, 2023.

Mayor Monge noted the EDA meeting discussed options for the parking lot at 2579 7th Avenue.

XI. GENERAL BUSINESS

Council Member Nordby thanked Rachel Thompson for National Night Out and reminded everyone of the August 26th Brat and Corn Feed.

Council Member Wong thanked City staff for their extra time and energy regarding budget talks and other work.

Council Member Schweer echoed those thoughts. She attended National Night Out at the Fire Hall, visited the student built home, and commented on the pride shown by both students and parents.

Council Member Cole noted the dedication and hard work of staff and attended almost all of the National Night Out events.

Mayor Monge expressed his gratitude noted the wonderful picnic but on for City staff.

Mr. Frandle noted the paper shredding event.

XII. ADJOURNMENT

There being no further business, on motion by Council Member Cole, Seconded by Council Member Schweer, with all present voting aye (5-0), Mayor Monge adjourned the meeting at 8:36 p.m.

/s/ John Monge, Mayor

Attest:

/s/ Brian Frandle, City Manager