

City of North Saint Paul
August 20, 2024
Approved City Council Workshop Meeting Minutes

I. CALL TO ORDER

Mayor Monge called the meeting to order at 5:16 p.m.

II. ROLL CALL

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

Staff: City Manager Brian Frandle, Assistant to the City Manager Jennie Kloos, Finance Director Dan Winek, Public Works Director Ron Ritchie, Public Works Superintendent Randy Miller and City Attorney Jack Brooksbank

III. ADOPT AGENDA

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

IV. TOPICS

A. Park Fees Dedication Discussion

City Attorney Jack Brooksbank reviewed the details of an outstanding park dedication fee of \$80,000. He noted there is no documentation of why the fee was never collected. In order for the fee to be waived, there needs to be an effective amendment and City Council approval. Mr. Brooksbank also noted the previous employee that may have been a part of this exchange has been contacted and did not provide any further information.

Council Member Wong expressed her concern if this would set a future precedent regarding park dedication fees. Mr. Brooksbank stated this would not allow other developers, moving forward, to ask for this fee to be waived.

Jim Winkels, AMCON Development Company, provided a complete description and timeline of events. He described how his company acquired the land and began the development of the Uptown Commons Development. He also provided history on previous payments, acquisitions, and negotiations with City staff at that time.

Mayor Monge expressed his concern with the lack of documentation regarding the previous negotiations.

Council Member Wong inquired about ways to make up for the loss of \$80,000 to the Park and Recreation Department. Mr. Winek addressed the Council and stated if the park dedication fee is waived, there are still some bond funds available to cover the \$80,000 with a transfer.

The Council discussed the need for future advisement and communication regarding all development contract changes and concerns. Mr. Winek stated City staff continues to correct these issues.

Council Member Nordby thanked Mr. Winkels for coming to the meeting and providing information on this subject.

A unanimous decision was made by the City Council, agreeing to make an amendment waiving the park dedication fee and then transfer money to the Park and Recreation Department to make up for the \$80,000.

B. 2025 Budget Discussion – Levy Budgets

Mr. Winek noted this is a continuation of the levy budget discussion. He expressed his appreciation for Mr. Ritchie's continued fiscal responsibility.

Public Works Director Ron Ritchie discussed the goals, daily workload, personnel, maintenance and replacement of equipment for street maintenance, urban forestry, and parks.

The City Council thanked Mr. Ritchie and his staff for their hard work.

V. ADJOURNMENT

On motion by Council Member Cole, seconded by Council Member Schweer, with all present voting aye (5-0), meeting is adjourned at 6:31 p.m.

/s/ John Monge, Mayor

Attest:

/s/ Brian Frandle, City Manager / Clerk