CITY COUNCIL MEETING
City Hall Council Chambers
April 8, 2019

AGENDA

1. Informal Open Forum with City Council - 6:45 p.m.

Provides an opportunity for the public to address the Council on items which are not on the agenda. Open Forum will be limited to 15 minutes, it is not televised, and it may not be used to make personal attacks, to air personality grievances, to make political endorsements, or for political campaign purposes. Council Members will not enter into a dialogue with presenter. Questions from the Council will be for clarification only. Open Forum will not be used as a time for problem solving or reacting to the comments made but, rather, for hearing the presenter for informational purposes only.

2. Invocation - 7 p.m.

3. Call to Order Regular Business Meeting

The City Council requests that attendees turn off cell phones and pagers during the meeting. A copy of the full City Council packet is available to the public. The packet ring binder is located at the entrance of the council chambers.

4. Roll Call

5. Pledge of Allegiance

6. Approval of Agenda and Consent Agenda

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which event the item will be removed from the consent agenda and considered at the end of Council Consideration Items.

a. Approval of Minutes

- Motion to approve the following minutes:

- *March 11, 2019 Special Session*
- *March 25, 2019 Study Session*
- *March 25, 2019 Regular Session*
- *March 25, 2019 Work Session*

b. Approval of Licenses

- Motion to Approve licenses as presented

c. Resolution Approving Cooperative Landscaping Agreement, Agreement No. 1033628, MnDOT Community Roadside Landscape Partnership Program

- Motion to Approve resolution approving Cooperative Landscaping Agreement No. 1033628, MnDOT Community Roadside Landscape Partnership Program

d. Resolution Approving Equipment Loan Agreement

- Motion to Approve a resolution approving an Equipment Loan Agreement

e. Resolution Adopting Amendments to the Brooklyn Center City Council Code of Policies Section 2.21 Financial Management Policies - Debt Policies

- Motion to Approve resolution Adopting Amendments to the Brooklyn Center City Council Code of Policies Section 2.21 Financial Management Policies - Debt Policies

f. Resolution Adopting Post Issuance Compliance Policy for Tax Exempt Governmental Bonds

- Motion to Approve Resolution Adopting a Post Issuance Compliance Policy for Tax Exempt Governmental Bonds

7. Presentations/Proclamations/Recognitions/Donations

8. Public Hearings

a. Bellvue and Southeast Area Mill and Overlay Improvements

- Motion to open public hearing
- Take public input
- Motion to close the public hearing
- Motion to approve Resolution Ordering Improvements and Authorizing Preparation of Plans and Specifications for Improvement Project Nos. 2018-08 and 2019-05, Bellvue and Southeast Area Mill and Overlay Improvements (4/5th vote required)

- Motion to open public hearing
- Take public input
- Motion to close the public hearing
- Motion to Approve Resolution Certifying Special Assessments for Improvement Project Nos. 2018-08 and 2019-05, Bellvue and Southeast Area Mill and Overlay Improvements to the Hennepin County Tax Rolls (simple majority vote required)

9. Planning Commission Items

10. Council Consideration Items

a. Continued Special Assessment Hearing for Proposed Special Assessments for Weed Removal Costs

- Motion to Approve a resolution dismissing special assessments for weed removal costs at 3300 Lawrence Avenue North

b. Resolution Regarding the Decennial Plan Update and Authorizing Submittal to the Metropolitan Council

- Motion to Approve a resolution regarding the decennial plan update and authorizing submittal to the Metropolitan Council

11. Council Report

12. Adjournment

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: Dr. Reggie Edwards, Deputy City Manager

FROM: Barb Suciu, City Clerk

SUBJECT: Approval of Minutes

Requested Council Action:

- Motion to approve the following minutes:

- *March 11, 2019 Special Session*
- *March 25, 2019 Study Session*
- *March 25, 2019 Regular Session*
- *March 25, 2019 Work Session*

Background:

Budget Issues:

N/A

Strategic Priorities and Values:

Operational Excellence

ATTACHMENTS:

Description	Upload Date	Type
3-11 Special Session Minutes	3/28/2019	Backup Material
3-25-19 Study Session	4/2/2019	Backup Material
3-25-19 Regular Session	4/2/2019	Backup Material
3-25-19 Work Session	4/2/2019	Backup Material

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL
OF THE CITY OF BROOKLYN CENTER IN THE COUNTY
OF HENNEPIN AND THE STATE OF MINNESOTA

SPECIAL MEETING
MARCH 11, 2019
BROOKLYN CENTER CITY HALL

CALL TO ORDER

The Brooklyn Center City Council Special Meeting was called to order by Mayor Mike Elliott at 5:00 p.m.

ROLL CALL

Mayor Mike Elliott and Councilmembers April Graves, Kris Lawrence-Anderson (arrived at 5:30 p.m.), and Dan Ryan. Councilmember Marquita Butler was absent and excused. Also present were City Manager Curt Boganey, Community Development Director Meg Beekman, Planner and Zoning Administrator Ginny McIntosh.

COMPREHENSIVE PLAN UPDATE

City Manager Curt Boganey stated the purpose of the Special Meeting is to review updates to the draft Comprehensive Plan. The City Council's feedback and consideration are requested, and a public hearing is scheduled for the March 21, 2019, Planning Commission meeting. Adoption of the Comprehensive Plan will be considered at the City Council's April 8, 2019, Regular Meeting.

Community Development Director Meg Beekman stated an extension for submission of the Comprehensive Plan was granted by the Metropolitan Council until May 1, 2019. A public hearing, required by State Statute, will be held on March 21, 2019, with the Planning Commission. The Comprehensive Plan has been open for public comment, and affected jurisdictional review since October 2018, and a few modifications have been suggested and incorporated. The Comprehensive Plan discussion and review at the City Council's April 8, 2019 meeting will not be a public hearing.

Ms. Beekman introduced Jennifer Haskamp of Swanson Haskamp Consulting, who has been working with City Staff on the 2040 Comprehensive Plan. Ms. Haskamp stated the Comprehensive Plan had undergone changes and progress has been made since the public comment period started six months ago. A draft was submitted to the Metropolitan Council for preliminary review, to get feedback and comment on items that need to be updated during the review process. Based on their preliminary comments, all chapters have been updated to reflect what was required, as well as advisory comments, in their review letter.

Ms. Haskamp stated that in some communities which have already submitted their final plans, they are finding that some advisory comments turned into required items in the final submittal letter.

Ms. Haskamp stated City Staff received a letter from the Minnesota Department of Transportation (MnDOT) with requested updates to the Transportation chapter. A few comments were received from members of the public, and non-profit organizations such as ACER as well. A detailed online survey will also be available until the public comment period has ended. Ms. Haskamp requested that City Councilmembers forward the survey information to anyone they know who may wish to take the survey.

Ms. Haskamp stated the Planning Commission had productive discussions regarding the Housing Chapter. The Infrastructure and Transportation chapters have been completed since the draft was released. The Metropolitan Council provided feedback about some items specific to Brooklyn Center in terms of redevelopment.

Councilmember Ryan asked if the Metropolitan Council's comments regarding the Housing systems are requirements or aspirations. Ms. Haskamp stated the City should plan for the recommended systems, or the system's statement would need to be revised.

Councilmember Ryan stated given the significance of redevelopment projects in Brooklyn Center; it is important to consider strategic decisions that will affect future City Councils. Ms. Haskamp agreed, adding the requirements would have to be revised and re-negotiated if a future City Council makes a decision that is not in line with the Comprehensive Plan.

Ms. Haskamp stated the Mississippi River plan became more robust in this planning period. She added more information would be included on that item in this plan then what was in the 2030 Plan.

Ms. Haskamp stated the affected jurisdictional review period ends on April 8, 2019. She added the City Council would then have an opportunity to approve the Comprehensive Plan, after which it will be submitted to the Metropolitan Council for their review and approval. She noted the Metropolitan Council has 15 days to respond with "incomplete" issues to be addressed. She stressed the importance of the "completeness" factor.

Councilmember Ryan requested the following amendment: Page 3, Introduction, the first sentence should read "Minneapolis, Brooklyn Park, Crystal, and Robbinsdale." Ms. Haskamp agreed.

Ms. Haskamp requested that the City Council review the draft document for additional changes or corrections and submit them to City Staff.

Ms. Haskamp stated the "Visions, Goals, and Strategies" section is one of the most important chapters, along with the Land Use Plan. She added the statements related to Housing goals are also very important. She noted these sections form the core strategies that support the Comprehensive Plan.

Ms. Haskamp reviewed changes to the Land Use Chapter requested by the Metropolitan Council, which were not substantive. She added questions about density ranges were raised, which are a change from what was previously discussed. She noted some items were modified to comply with the Metropolitan Council's letter.

Ms. Haskamp stated there were no changes to the Economic Competitiveness and Parks and Trails chapters, and no public comments received. She added the Transportation chapter is very different from what was previously reviewed. She added there is much more attention to transition, multi-modal connections and transit market areas which are more engaged than the previous plan.

Councilmember Ryan asked whether it would be appropriate to mention the City's commitment to the future D transit line, which will overlap the busiest traffic route in Brooklyn Center. Ms. Haskamp stated it would be appropriate to mention that as it will be part of the transit system.

Councilmember Graves stated her packet did not include Chapter 7. Ms. Beekman apologized, adding that it is an oversight as it was intended to be included. Ms. Haskamp stated the draft Comprehensive Plan is also available online.

Ms. Haskamp stated the Sanitary Sewer chapter was updated by Sambatek. She added the City is required to submit sanitary technical data to demonstrate that infrastructure will support housing and businesses. The Water section was updated, and there is a requirement for the inclusion of solar energy in the Land Use section. Ms. Haskamp stated her firm also includes solar energy in the Infrastructure section, as it is an important part of both areas.

Ms. Haskamp stated a letter was received from the Department of Natural Resources (DNR), and the Comprehensive Plan has been updated to reflect their comments. She added they are asking for a map that shows overhead power lines, which has been requested from Xcel Energy.

Ms. Haskamp stated the Housing Chapter had been updated, and letters with comments and feedback were received from the Metropolitan Council and ACER. She stressed the importance of maintaining an appropriate level of policy in the Comprehensive Plan that takes the cost of implementation into consideration.

Councilmember Ryan stated the matrix that lists the three categories shows the level of commitment related to the investment of resources. He added, in another section, each of the different housing statements uses terms typically that are recognizable, but there is no commitment of resources. Ms. Haskamp agreed, adding this is a very important message to keep in mind. She added the ACER letter suggested the City has not identified a commitment level, which shows the letter was written without context, as there is a commitment level established in this Comprehensive Plan.

Ms. Beekman agreed, stating page 4 of the document contains a specific table which defines the level of commitment that each word reflects. She noted that this is not something that is required by the Metropolitan Council, but was added by the consultant to give the Plan more substance. She added this language was recommended by Ms. Haskamp's team, and it is a very useful tool. She stressed the importance of having specific definitions for the level of staff and financial commitment that the City is prepared to make. She noted this is a component that is not included in other Comprehensive Plans.

Councilmember Graves expressed her appreciation for Ms. Haskamp's recommendation, as it provides structure to the City's level of commitment.

Ms. Haskamp stated the Metropolitan Council requested that the table on the last page be updated. She added part of the table was accidentally omitted from the first draft. She noted the Metropolitan Council also requested that "Description" and "Tool" be matched up with Affordability Targets in the last column of the table.

Councilmember Ryan stated he would prefer that the City Council examine cost implications and cost-benefit, and have more discussion, before putting specific affordable housing requirements in the Comprehensive Plan. He added requiring affordable housing components, and goals in development projects make the funding more difficult and problematic, for relatively few units. He added he appreciates the need for affordable housing but suggested that the City should seek other solutions.

Ms. Haskamp stated the Metropolitan Council creates affordable housing allocation guidelines, but they cannot force any municipality to build those units. She added they could require the City to plan and guide enough land and appropriate land use designations to support affordable housing.

Ms. Haskamp stated the Metropolitan Council wants cities to recognize the need for affordable housing and be thoughtful about policy-making, but housing is not one of their systems. She added the City would be showing proof of a policy for affordable housing rather than creating an action plan.

Ms. Haskamp stated 31-50% AMI is more supportive of workforce housing, and yet the City's allocation is zero. She stressed the importance of hitting this goal with Land Use guidance.

Mr. Boganey stated the City's perspective is the same as the perspective at the Metropolitan Council. Ms. Haskamp agreed. She stressed the importance of having a policy in place and reviewing language and descriptions to make sure there are no goal statements or action words that would commit the City to some unsupported action in the future.

Councilmember Graves stated that the use of the word "recognize" in the Housing chapter does not match up with language in the Coordinator position description, which is more specific. She added the word "recognize" might not be the right word. Ms. Haskamp agreed to review that issue.

Mr. Boganey stressed the importance of providing language that will give future City Councils the ability to get things done. He added the appropriate language should not commit or require, but also should not prevent.

Ms. Beekman stated she would forward a link for the Comprehensive Plan website, which includes the survey, and the full Plan by chapter.

ADJOURNMENT

Mayor Elliott adjourned the Special Meeting at 5:58 p.m.

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL
OF THE CITY OF BROOKLYN CENTER IN THE COUNTY
OF HENNEPIN AND THE STATE OF MINNESOTA

STUDY SESSION
MARCH 25, 2019
CITY HALL – COUNCIL CHAMBERS

CALL TO ORDER

The Brooklyn Center City Council met in Study Session called to order by Mayor Mike Elliott at 6:00 p.m.

ROLL CALL

Mayor Mike Elliott and Councilmembers Marquita Butler, April Graves, Kris Lawrence-Anderson (arrived at 6:30 p.m.), and Dan Ryan. Also present were City Manager Curt Boganey, Deputy City Manager Reggie Edwards, Community Development Director Meg Beekman, Deputy Director of Building and Community Standards Jesse Anderson, City Attorney Troy Gilchrist, and Mary Mullen, TimeSaver Off Site Secretarial, Inc.

CITY COUNCIL DISCUSSION OF AGENDA ITEMS AND QUESTIONS

There were no agenda items or questions.

MISCELLANEOUS

There were no miscellaneous items.

DISCUSSION OF WORK SESSION AGENDA ITEMS AS TIME PERMITS

CDBG HOME BUYER ASSISTANCE PROGRAM

Deputy Director of Building and Community Standards Jesse Anderson reviewed program guidelines for Community Development Block Grant (CDBG) funding for home buyer assistance. Funding of $50,000 for this program was allocated by the City Council starting in July 2019, which includes specific requirements related to the funding source.

Mr. Anderson stated City Staff reviewed similar programs from other local cities and drafted a down payment assistance policy with guidelines for deferment. He reviewed the guidelines, including full repayment if the home is sold within five years, and 20% of the loan amount forgiven for each subsequent year. The home must be owner-occupied, and applicants must currently reside in Brooklyn Center, so the program provides benefits to rental tenants in Brooklyn Center. CDBG funds cannot be used toward administrative costs.

Mr. Anderson stated City Staff recommends that the program be administered by Center for Energy & Environment (CEE) at approximately $500 per closing, to be funded by TIF rehousing funds.

Councilmember Ryan stated the total funding amount of $50,000 would limit the number of loans that can be supported. Mr. Anderson agreed, stating the City would accept approximately 13 applications.

City Manager Curt Boganey stated residents who qualify for this program must meet mortgage qualification standards to qualify for a mortgage. He added the important thing about this program is that it is for Brooklyn Center residents who currently rent their home and part of the City's efforts to provide renter stability and provide opportunities and assistance to individuals who may not be in a position to qualify for a mortgage. He noted the 10-year forgiveness requirement encourages stable, committed homeowners.

Councilmember Graves stated she supports the program as it provides opportunities for people that might not even think they want to buy a home. She added it would give lower-income residents the chance to buy a home and build equity.

Councilmember Butler thanked City Staff for their hard work and efforts on this program, which pairs perfectly with the City's first Homeowner's Workshop. She added she likes that the program is only available to current residents. She asked how the City Staff intends to promote the program.

Mr. Anderson stated information will be available on the City's website and could be added to the rental packet that goes out to renters. He added due to the small number of loans that will be available, the application and claim process will happen quickly.

Mayor Elliott stressed the importance of getting the information out in an equitable manner since funds are limited and only a certain number of people will qualify for the loans. He added residents who would be interested in this type of loan might not watch the cable tv channel or visit the City's website. He asked whether a flyer could be created and distributed. Mr. Boganey stated City Staff would do their best to get the information out.

Mayor Elliott requested clarification regarding rental packets. Mr. Anderson stated loan details would be included in a packet of information that is mailed to rental property owners to be distributed to tenants.

Councilmember Ryan stated he supports the program, which is only open to residents who are current renters. He added he also likes that the City is doing the Homeowner's Workshop, as there is a lack of that type of information for prospective homeowners.

It was the majority consensus of the City Council to move forward with the CDBG home buyer assistance loan program as presented by City Staff.

Mayor Elliott asked when the loan program information will be sent in rental packets. Mr. Anderson stated applications would not be accepted before July 2019, when the program starts.

Mr. Boganey stated City Staff would review the option of sending a flyer to every rental property in Brooklyn Center.

ON-STREET PARKING

Community Development Director Meg Beekman reviewed the City's overnight on-street parking restriction policy, which was the subject of discussion by the City Council early in 2018 due to resident complaints about parking on the public right of way. She stated overnight street parking between the hours of 2:00-6:00 a.m. is prohibited, and the Police Department has received an increased number of complaints regarding overnight parking.

Ms. Beekman stated on-street parking standards were discussed by the City Council at a meeting in February 2018, but no consensus was reached to change the Ordinance.

Mr. Boganey stated City Staff had received resident complaints, as well as complaints from people who received tickets. He added the issue as discussed previously is whether people are parking on the street out of necessity or convenience. He noted enforcement is done on a complaint basis, and the City Council expressed concern about people being ticketed when they did not have any other parking options available.

Ms. Beekman stated City Staff conducted a parking study to review this issue and provide additional information to determine factors that would affect compliance. She added the study reviewed patterns in multi-family as well as single-family neighborhoods.

MS. Beekman stated City Ordinance requires two parking spaces for multi-family residential properties. He added they could be parked on a driveway or hard surface, although "hard surface" is not well defined in the Ordinance. He noted the study did not find any patterns that would cause certain areas to have higher rates of non-compliance, other than the southeast corner of the City, where lot sizes are smaller.

Ms. Beekman stated the study was based on observations and information provided by the City's inspectors during November and December 2018, specifically in single-family neighborhoods. She added the inspectors found that 68% of cars parked on the street could have parked on private property.

Councilmember Ryan thanked Mr. Anderson and Ms. Beekman for presenting the report. He stated 68% is a significant number.

ADJOURN STUDY SESSION TO INFORMAL OPEN FORUM WITH CITY COUNCIL

Councilmember Ryan moved, and Councilmember Graves seconded to close the Study Session at 6:45 p.m.

Motion passed unanimously.

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL
OF THE CITY OF BROOKLYN CENTER IN THE COUNTY
OF HENNEPIN AND THE STATE OF MINNESOTA

REGULAR SESSION
MARCH 25, 2019
CITY HALL – COUNCIL CHAMBERS

1. INFORMAL OPEN FORUM WITH CITY COUNCIL

CALL TO ORDER INFORMAL OPEN FORUM

The Brooklyn Center City Council met in Informal Open Forum called to order by Mayor Mike Elliott at 6:45 p.m.

ROLL CALL

Mayor Mike Elliott and Councilmembers Marquita Butler, April Graves, Kris Lawrence-Anderson, and Dan Ryan. Also present were City Manager Curt Boganey, Deputy City Manager Reggie Edwards, Community Development Director Meg Beekman, Planner and Zoning Administrator Ginny McIntosh, Deputy Director of Building and Community Standards Jesse Anderson, City Attorney Troy Gilchrist, and Mary Mullen, TimeSaver Off Site Secretarial, Inc.

Mayor Mike Elliott opened the meeting for Informal Open Forum.

No one wished to address the City Council.

Mayor Elliott closed the Informal Open Forum at 6:53 p.m.

Motion passed unanimously.

2. INVOCATION

Councilmember Graves read passages from poems about springtime as the Invocation. She expressed the importance of reflecting on the cycle of the seasons, as well as processes of growth that we experience as a collective humanity.

> “Winter will be forced to relent, once again, to the new beginnings of soft greens, longer light, and the sweet air of spring.” - Madeleine M. Kunin
>
> "Though I do not believe that a plant will spring up where no seed has been, I have great faith in a seed. Convince me that you have a seed there, and I am prepared to expect wonders." - Henry David Thoreau

3. CALL TO ORDER REGULAR BUSINESS MEETING

The Brooklyn Center City Council met in Regular Session called to order by Mayor Mike Elliott at 7:00 p.m.

4. ROLL CALL

Mayor Mike Elliott and Councilmembers Marquita Butler, April Graves, Kris Lawrence-Anderson, and Dan Ryan. Also present were City Manager Curt Boganey, Deputy City Manager Reggie Edwards, Community Development Director Meg Beekman, Planner and Zoning Administrator Ginny McIntosh, Deputy Director of Building and Community Standards Jesse Anderson, City Attorney Troy Gilchrist, and Mary Mullen, TimeSaver Off Site Secretarial, Inc.

5. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

6. APPROVAL OF AGENDA AND CONSENT AGENDA

Councilmember Graves moved, and Councilmember Lawrence-Anderson seconded to approve the Agenda and Consent Agenda, and the following consent items were approved:

6a. APPROVAL OF MINUTES

1. March 11, 2019 – Study Session
2. March 11, 2019 – Regular Session
3. March 11, 2019 – Work Session

6b. LICENSES

MECHANICAL LICENSE

BNC Heating & Cooling LLC	22600 County Road 30 Rogers, MN 55374
Dependable Heating & Cooling Inc.	2619 Coon Rapids Blvd NW Coon Rapids MN 55433
Northland Mechanical Contractors, Inc.	9001 Science Center Drive New Hope, MN 55428
RJ Mechanical, Inc.	901 N. Industrial Park Road, Box 373 Mora, MN 55051
Vector Services	712 Vista Boulevard, Suite 102 Waconia, MN 55387

ON-SALE INTOXICATING AND SUNDAY SALES

Minn Hotels LLC dba Radisson Hotel Brooklyn Center	2200 Freeway Boulevard Brooklyn Center, MN 55430

TRANSIENT ACCOMMODATIONS LICENSE

Extended Stay America	2701 Freeway Boulevard Brooklyn Center, MN 55430

Minn Hotels LLC dba Radisson Hotel Brooklyn Center	2200 Freeway Boulevard Brooklyn Center, MN 55430

<u>RENTAL</u>

INITIAL (TYPE IV – one-year license)

6342 Dupont Avenue N	Mark Tuscano/CERBERUS SFR LP
6812 Zenith Avenue N	Elizabeth Paredes Rosario

RENEWAL (TYPE IV – one-year license)

6300 France Avenue N	Wade Klick (met action plan)

RENEWAL (TYPE III – one-year license)

6740 Grimes Place Victoria Townhomes	Gaughan Companies (met action plan)
3807 61st Avenue N	IH2 Property Illinois LP
7018 France Avenue N	Brummer Realty
5322 Logan Avenue N	Mary Jo Schwanz

RENEWAL (TYPE II – two-year license)

6119 Beard Avenue N	Wagner Property Rentals LLC
6131 Bryant Avenue N	Jun Wang (met action plan)
2301 Ericon Drive	Dan Mattison
6809 Fremont Place N	Ali Sajjad/786 Homes
5713 Humboldt Avenue N	Janice Blom
7225 Morgan Avenue N	Shasta Frandrup/SRFF LLC
5406 Sailor Lane	James Waters

RENEWAL (TYPE I – three-year license)

5422 72nd Circle	Denise Michaelides
5942 Aldrich Avenue N	BRP II
6828 Fremont Place N	Ali Sajjad/786 Homes
6907 Grimes Avenue N	Jack Zheng
5619 Hillsview Road	James Kaun
6930 Oliver Avenue N	Robert E. Lindahl

6c. RESOLUTION NO. 2019-047 ACCEPTING BID AND AWARDING A CONTRACT, IMPROVEMENT PROJECT NO. 2018-14, 2018 BRIDGE REHABILITATION

6d. RESOLUTION NO. 2019-048 ACCEPTING WORK PERFORMED AND AUTHORIZING FINAL PAYMENT, IMPROVEMENT PROJECT NOS. 2017-10 AND 2017-11, 2017 PAVEMENT, TRAFFIC SIGNAL SYSTEM AND TRAIL REHABILITATION IMPROVEMENTS (69TH AVENUE AND FRANCE AVENUE)

6e. RESOLUTION NO. 2019-049 ESTABLISHING IMPROVEMENT PROJECT NO. 2021-05, BROOKLYN BOULEVARD CORRIDOR PROJECT PHASE 2 IMPROVEMENTS (BASS LAKE ROAD TO INTERSTATE 94)

6f. RESOLUTION NO. 2019-050 AUTHORIZING THE COMMUNITY ACTIVITIES, RECREATION AND SERVICES DEPARTMENT TO APPLY FOR GRANT FUNDING THROUGH THE DEPARTMENT OF NATURAL RESOURCES OUTDOOR RECREATION GRANT PROGRAM

6g. RESOLUTION NO. 2019-051 APPROVING AN AGREEMENT WITH BOLTON & MENK, INC. FOR PROFESSIONAL SERVICES RELATED TO ZONING AND REDEVELOPMENT STUDY

6h. RESOLUTION NO. 2019-052 ACCEPTING WORK PERFORMED AND AUTHORIZING FINAL PAYMENT, IMPROVEMENT PROJECT NO. 2016-05, 57TH AVENUE STREET IMPROVEMENTS

Motion passed unanimously.

7. PRESENTATIONS/PROCLAMATIONS/RECOGNITIONS/DONATIONS

7a. HENNEPIN COUNTY LIBRARY

Mr. Boganey welcomed a representative from Hennepin County Library and invited her to address the City Council.

Pang Yang, a librarian at Brookdale Library, gave a presentation on programs, events, and activities at the Library. She added the library has 124 computers available for public use, as well as scanners, photocopiers and printers; a play area for children and families; meeting rooms that can be reserved, and homework help for K-12 students and adult students. She noted the library has a variety of activities planned throughout the year.

Ms. Yang stated the library hosts a monthly coffee and conversation group. She added the next session would be April 16, 2019, from 1:00 – 3:00 p.m. She encouraged the City Council to attend. She reviewed a new program series, "Social Aspects", with a variety of activities for residents, including "Paint-A-Long with Bob Ross." She noted small business consultants from SCORE provide advice to residents every 4th Thursday of the month.

Ms. Yang stated a monthly film would be presented in collaboration with City Staff Dr. Angel Smith and Dr. Reggie Edwards that will focus on the various heritages represented in Brooklyn Center. She added the next film would be presented on May 4, 2019, at the Community Center. She urged interested residents to contact Brookdale Library with any questions or comments.

Councilmember Lawrence-Anderson thanked Ms. Yang for her presentation. She requested that information regarding the collaborative film series be provided to Mr. Boganey, to be forwarded to the City Councilmembers. She also requested that the film series be posted in the *Sun Post* and at the library. Ms. Yang agreed.

Mayor Elliott asked whether the Brookdale Library partners with schools. Ms. Yang stated the library has a teen and children's section with dedicated librarians. She added the library plans summer programming for teens.

Mayor Elliott stated he worked in the youth and teen section of the Brookdale Library when he was in college and had many fond memories. He asked how the homework help program works, and how many students are served. Ms. Yang stated two lead program staff and a team of volunteers provide K-12 homework help on Mondays, Tuesdays, and Wednesdays from 4:30 – 7:30 p.m., and there are usually 20-40 students. She added adult homework help is offered every Thursday from 5:30 – 7:30 p.m. She noted the library is always looking for volunteers.

Mayor Elliott asked how the SCORE program works. Ms. Pang stated people could sign up to meet with a mentor during SCORE's hours at the library, and then they will often meet outside the scheduled library session as well.

Mr. Boganey stated many SCORE volunteers are local retired business people.

Mayor Elliott asked if many kids have library cards and whether getting a fine can be an impediment. Ms. Pang stated there are many opportunities to erase fees and fines throughout the year. She noted approximately 3 out of 5 kids who visit the library have a library card, and they can get a pass if they don't have their library card.

Mayor Elliott thanked Ms. Yang for her presentation.

7b. CENTER FOR ENERGY AND ENVIRONMENT HOUSING SERVICES PRESENTATION

Mr. Boganey welcomed a representative from the Center for Energy and the Environment (CEE), to give a presentation on their Housing Services program.

Stacy Boots Camp, Assistant Outreach Manager for CEE, reviewed residential programs that deliver comprehensive home energy, and empower residents to be energy efficient. She added CEE is a non-profit organization that has operated in Minnesota for 40 years, working with residents, commercial businesses and governments to be more efficient, spend less on energy, and be environmentally conscious.

Ms. Camp stated the Home Energy Squad program is available to buildings with 1-4 units. She added the program helps people learn how to save energy and money and increase comfort in their homes. She noted the program is subsidized by utility companies, and there is no cost for products installed as part of the Home Energy Squad visits.

Ms. Camp stated the Home Energy Squad program could be offered in partnership with the City. She added information regarding the joint program could be put on the City's website and social media to inform residents that their City is supporting this program at a reduced cost to residents.

Councilmember Lawrence-Anderson stated her family has a tankless water heater, and they immediately saved money on gas and electric.

Councilmember Graves requested information about the Xcel Home Energy Savings Program. Ms. Camp stated income-qualified households are recommended by CEE for an energy saving program sponsored by Xcel Energy. She added residents could complete a waiver to register for new appliances.

Councilmember Graves stated Xcel Energy's program is a benefit to residents, as it makes homes more energy efficient and also increases home equity.

Councilmember Graves asked whether CEE partners with renewable energy companies. Ms. Camp confirmed this, stating CEE is researching involvement in solar initiatives and other energy alternatives. She added CEE partners with municipal utilities and co-ops around Minnesota. We have a varied assortment of partnerships.

Ms. Camp stated CEE is constantly hiring new field staff as demand for their services has been tremendous.

Mr. Boganey asked what advantage CEE would bring to Brooklyn Center residents. Ms. Camp stated residents are informed that the City is paying for part of the fee. She added this makes residents feel that their community is supportive.

Mr. Elliott thanked Ms. Camp for her presentation.

8. PUBLIC HEARINGS

8a. PROPOSED SPECIAL ASSESSMENTS FOR DISEASED TREE REMOVAL COSTS, WEED REMOVAL COSTS AND UTILITY SERVICE LINE REPAIR COSTS

Mr. Anderson stated there are three public hearings related to special assessments against properties in the City of Brooklyn Center, related to diseased trees, overgrown weeds, and utility repairs. He added publications for these public hearings were published in the paper, and neighbors received a letter in the mail notifying them of the public hearing. He reviewed the special assessment cases, costs to the City and options for payment.

Councilmember Graves moved, and Councilmember Butler seconded to open the Public Hearing at 7:52 p.m.

Motion passed unanimously.

No one appeared to address this item.

Councilmember Ryan moved, and Councilmember Graves seconded to close the Public Hearing at 7:53 p.m.

Motion passed unanimously.

8a1. RESOLUTION NO. 2019-053 CERTIFYING SPECIAL ASSESSMENTS FOR DISEASED TREE REMOVAL COSTS TO THE HENNEPIN COUNTY PROPERTY TAX ROLLS

Councilmember Graves moved, and Councilmember Butler seconded to adopt RESOLUTION NO. 2019-053 Certifying Special Assessments for Diseased Tree Removal Costs to the Hennepin County Property Tax Rolls.

Motion passed unanimously.

8a2. RESOLUTION NO. 2019-054 CERTIFYING SPECIAL ASSESSMENTS FOR WEED REMOVAL COSTS TO THE HENNEPIN COUNTY PROPERTY TAX ROLLS

Councilmember Ryan moved, and Councilmember Graves seconded to open the Public Hearing at 7:54 p.m.

Motion passed unanimously.

Tua, speaking for his uncle, Ta Jong, 3200 Lawrence Road, stated his uncle received a $240 bill for grass that was cut. He added the grass was cut at the home before his family moved in October 2018, and they do not feel they should have to pay this assessment.

Mr. Boganey stated this appeal could be removed from the assessment roll for further review. He added the public hearing would be continued to the City Council's next meeting.

Councilmember Lawrence-Anderson moved, and Councilmember Graves seconded to close the Public Hearing at 7:57 p.m.

Motion passed unanimously.

Councilmember Ryan moved, and Councilmember Lawrence-Anderson seconded to remove special assessments for 3200 Lawrence Road from the Hennepin County Property Tax Rolls and adopt RESOLUTION NO. 2019-054 Certifying Special Assessments for Weed Removal Costs to the Hennepin County Property Tax Rolls.

Motion passed unanimously.

8a3. RESOLUTION NO. 2019-055 CERTIFYING SPECIAL ASSESSMENT FOR UTILITY REPAIRS TO THE HENNEPIN COUNTY PROPERTY TAX ROLLS

Councilmember Graves moved, and Councilmember Butler seconded to open the Public Hearing at 7:58 p.m.

Motion passed unanimously.

No one appeared to address this item.

Councilmember Lawrence-Anderson moved, and Councilmember Graves seconded to close the Public Hearing at 7:59 p.m.

Motion passed unanimously.

Councilmember Ryan moved, and Councilmember Butler seconded to adopt RESOLUTION NO. 2019-055 Certifying Special Assessments for Utility Repairs to the Hennepin County Property Tax Rolls.

Motion passed unanimously.

9. PLANNING COMMISSION ITEMS

9a. RESOLUTION NO. 2019-056 APPROVING PLANNING COMMISSION APPLICATION NO. 2019-004 FOR A SPECIAL USE PERMIT FOR AN AUTISM THERAPY CENTER AND ANCILLARY PLAYGROUND (LOCATED AT 5637 BROOKLYN BOULEVARD)

Planner and Zoning Administrator Ginny McIntosh reviewed a request for a Special Use Permit for an autism therapy center at 5637 Brooklyn Boulevard. The property is zoned C1 Commercial, and City Staff determined the closest type of use was that of a group daycare facility.

Ms. McIntosh stated the applicant currently provides therapy services to clients between ages of 2.5 – 7 years of age with a medical diagnosis of autism spectrum disorder. The facility at its current location employs 32 on-site employees and ten staff and one manager who would be on site as needed. The center typically hosts 20 children in the morning and 20 children in the afternoon between the hours of 7:45 p.m.-5:30 p.m., Monday through Friday. There are no plans to store vehicles on the site.

Ms. McIntosh stated the applicant proposes a 28 x 60-foot playground, the west edge of which would be 71 feet from the curb, and the applicant would install an 8-foot double-sided fence around the playground, as well as playground equipment. She added parking of 60 spaces is required in the original 1979 site plan approval and would be met. She noted ADA parking must be provided at both of the building's entrances, parking must be restriped, and a trash enclosure must be provided.

Ms. McIntosh stated the Planning Commission recommended approval of the Special Use Permit request for an autism therapy center at Pc recommended approval, motion to approve resolution request for a special use permit for autism therapy center at 5637 Brooklyn Boulevard

Councilmember Butler asked whether there will be other tenants in the building. Ms. McIntosh stated the applicants intend to occupy the whole building.

Councilmember Butler stated the application is timely as April is Autism Awareness Month.

Jane Sharkey, the applicant, stated approval from the City Council for the playground is required before she can purchase the property. She added there are four tenants in the building, and she is confident that accommodations can be made for them.

Councilmember Ryan moved, and Councilmember Graves seconded to adopt RESOLUTION NO. 2019-056 Approving Planning Commission Application No. 2019-004 for a Special Use Permit for an Autism Therapy Center and Ancillary Playground (Located at 5637 Brooklyn Boulevard).

Motion passed unanimously.

10. COUNCIL CONSIDERATION ITEMS

10a. RESOLUTION NO. 2019-057 ACTING ON THE APPEAL OF CERTAIN RENTAL INSPECTION COMPLIANCE ORDER SUBMITTED BY BRADLEY J. SCHUMACHER FOR 5240 DREW AVENUE NORTH, BROOKLYN CENTER, MINNESOTA

Deputy Director of Building and Community Standards Jesse Anderson reviewed a rental inspection appeal that was reviewed by the Housing Commission at their March 11, 2019 meeting. He stated the property's current rental Type 2 rental license expires on March 31, 2019. He added property code violations were noted, and eight violations were appealed based on erroneous interpretation of City Code.

Mr. Anderson stated the Housing Commission recommended affirmation of Appeals 1, 2, 3, and 8; and recommended nullification of Appeals 4 5, 6 and 7. He reviewed the appeals as follows: Appeal #1 no sediment trap for the stove/oven; Appeal #2 lack of anti-tip bracket on stove; Appeal #3 improper escutcheon ring seal faucet; Appeal #4 countertop edging not a cleanable surface; Appeal #5 extension cord being used as permanent wiring; Appeal #6 extension cord plugged into surge protector; Appeal #7 extension cord plugged into surge protector (2nd unit); and, Appeal #8 mold on tub caulking.

Mr. Anderson requested City Council consideration of two resolutions: the first Resolution affirms all eight appeals. He added City Staff recommends this option. He noted the second option is to affirm violations consistent with the Housing Commission's recommendations, and the third option would be to amend the resolution and make a recommendation to City Staff.

Councilmember Lawrence-Anderson, seconded by Councilmember Graves opened the Public Hearing at 8:28 p.m.

Bradley Schumacher, the owner of 5240 Drew Avenue North, stated he has lived in Brooklyn Center for a long time. He added the Housing Commission was welcoming and accommodating. He noted City Staff took a photo of the countertop after the wood trim was removed. He showed the City Council a piece of countertop trim that had been sealed and finished.

Mr. Schumacher stated the extension cord provides power to a heat cord on the flat roof to ensure there is a channel to relieve melting ice. He added the extension cords in the units were owned by the tenant, tucked behind the television, and plugged into surge protectors.

Councilmember Graves asked whether there is a shortage of electrical outlets in the units. Mr. Schumacher stated there are enough outlets, but Unit 9 uses a bedroom as a computer room, and they were using a power strip. He added the inspector did not note that there was a computer there. Mr. Schumacher stated all the violations would be addressed before the April 3, 2019, follow-up inspection.

Councilmember Ryan clarified there will be another inspection before receiving the license. Mr. Schumacher confirmed the inspection is April 3 and all of these items will be taken care of. He added that he doesn't want to repair these items because they will be repaired before the inspector comes out.

Mr. Boganey asked whether the wood trim was attached to the countertops at the time of the inspection. Mr. Schumacher confirmed this, adding the trim did not have a shiny finish at the time.

Mr. Boganey asked whether the exposed particle board depicted in the inspector's photograph was visible. Mr. Schumacher stated the wood trim was attached, although it did not have a wood finish.

Mr. Boganey stated Mr. Schumacher is asserting that the inspector, in his report, imagined or assumed what the particle board would look like after the wood trim was removed. He added the inspector noted that the particle board was exposed and unsealed. Mr. Schumacher confirmed this.

Mr. Boganey asked why Mr. Schumacher is disputing the violations if he has agreed to take care of them before the April 3, 2019, inspection. Mr. Schumacher stated he wanted to go through the process. He added the Housing Commission agreed that some of the violations should be appealed.

Mayor Elliott asked City Attorney Gilchrist whether new evidence being introduced by Mr. Schumacher affects the appeal process and recommendations made by the Housing Commission. Mr. Gilchrist stated the Housing Commission is appointed by the City Council to review evidence and make recommendations. He added the City Council, as Board of Appeals, can review new evidence.

Councilmember Ryan expressed concern regarding violations of the Electrical Code. He added Mr. Schumacher has indicated he will make all appropriate corrections. Mr. Schumacher confirmed this.

Mayor Elliott requested clarification regarding the type of license that will be issued based on the findings of the Board of Appeals. Mr. Boganey stated the number of violations that the Board of Appeals confirms would determine the type of license. He added the role of the Board of Appeals is to determine whether or not the inspector correctly interpreted the Code. He noted the violations were pointed out to the appellant by the inspector.

Councilmember Lawrence-Anderson stated she was present at the Housing Commission meeting when this case was discussed. She added the Commission spent 1.5 hours reviewing each item. She noted she wants to uphold the decisions of the Housing Commission because of their hard work and diligence in reviewing this case.

Mr. Boganey asked whether Mr. Schumacher objected to the violations when the inspector pointed them out to him. Mr. Schumacher stated his partner and the inspector did not agree on the violations, and his partner had to leave the inspection because of their disagreements.

Councilmember Graves moved, and Councilmember Ryan seconded to close the public hearing at 8:55 p.m.

Councilmember Graves asked what type of license is currently held by the appellant. Mr. Anderson stated it is a Type 2 license, but various licenses have been held over the years. He added the appellant would have had 15 or fewer violations at the last inspection. He noted nine violations would need to be removed for the appellant to obtain a 2-year license.

Councilmember Ryan requested clarification regarding “performance-based” inspections. Mr. Anderson stated rental property owners are motivated to keep their properties maintained on an ongoing basis, rather than waiting for an inspection to find violations.

Councilmember Ryan asked whether the appellant has had routine and open communications with City Staff and inspectors and would, therefore, have knowledge of standards and expectations. Mr. Anderson confirmed this. He added the appellant and his partner have other rental properties in Brooklyn Center.

Councilmember Ryan asked whether there are electricians or firefighters on the City’s list of inspectors. He added firefighters have expressed concern about connecting extension cords in a “daisy chain,” which is a common practice and a fire hazard. Mr. Anderson confirmed that one inspector is a former electrician. He added the Fire Code prohibits connecting extension cords together.

Councilmember Ryan requested clarification regarding Mr. Schumacher’s assertion that the sealed countertop trim was in place at the time of inspection, and that he should not be cited for that item. Mr. Anderson stated the inspector indicated the wood trim was not attached to the countertop during either inspection.

Councilmember Lawrence-Anderson stated the issue of extension cords was discussed at length at the Housing Commission meeting. She added the appellant brought extension cords as an exhibit and indicated that they were plugged directly into the wall during the inspection.

Mr. Boganey advised that the City Council should consider what message will be sent to the City inspectos. He added photos taken by the inspector to confirm the violations. He noted the Fire Code adopted by the City Council and exists to protect residents.

Councilmember Butler stated she appreciates the hard work and service of the Housing Commission, but she supports City Staff’s recommendations.

Councilmember Butler moved, and Councilmember Ryan seconded to adopt RESOLUTION NO. 2019-057 Acting on the Appeal of Certain Rental Inspection Compliance Order for 5240 Drew Avenue North, Brooklyn Center, Minnesota, and Affirming all Violations.

Motion passed unanimously.

11. COUNCIL REPORT

Councilmembers Ryan and Butler agreed to forego their Reports in the interest of time.

Councilmember Lawrence-Anderson stated she attended the Housing Commission meeting on March 19, 2019, and the Shingle Creek Neighborhood Engagement meeting. She added she attended the Special Meeting on March 21, 2019, based on the meeting schedule, although the meeting schedule did not note it was a Planning Commission meeting.

Councilmember Graves stated a Spring Break Pool Party is planned for Friday, March 30, 2019, from 4:00-8:00 p.m. at the Community Center. She added other events are planned for youth earlier that day.

Mayor Elliott stated he recently spent time cleaning up the areas around the transit station with a group of residents, removing trash and debris from the station as well as surrounding grassy areas.

Councilmember Lawrence-Anderson stated the Walgreen's parking lot is another area that needs to be cleaned up.

Mayor Elliott stated he attended two neighborhood meetings and spoke at a church gathering.

12. ADJOURNMENT

Councilmember Lawrence-Anderson moved, and Councilmember Butler seconded adjournment of the City Council meeting at 9:12 p.m.

Motion passed unanimously.

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL/ECONOMIC DEVELOPMENT AUTHORITY OF THE CITY OF BROOKLYN CENTER IN THE COUNTY OF HENNEPIN AND THE STATE OF MINNESOTA

WORK SESSION
MARCH 25, 2019
CITY HALL – COUNCIL CHAMBERS

CALL TO ORDER

The Brooklyn Center City Council/Economic Development Authority (EDA) met in Work Session called to order by Mayor/President Mike Elliott at 9:20 p.m.

ROLL CALL

Mayor/President Mike Elliott and Councilmembers/Commissioners Marquita Butler, April Graves, Kris Lawrence-Anderson, and Dan Ryan. Also present were City Manager Curt Boganey, Deputy City Manager Reggie Edwards, Community Development Director Meg Beekman, City Attorney Troy Gilchrist, and Mary Mullen, TimeSaver Off Site Secretarial, Inc.

DRAFT 2040 COMPREHENSIVE PLAN REVIEW AND DISCUSSION

Community Development Director Meg Beekman requested the City Council/EDA's feedback and discussion regarding amendments to the draft Comprehensive Plan. She added the City Council/EDA will be asked to adopt the Comprehensive Plan at their April 8, 2019 meeting. She noted this discussion is a chance to provide feedback and comments.

Jennifer Haskamp, Swanson Haskamp Consulting LLC, gave a brief presentation on recent changes to the draft Comprehensive Plan. She stated a public hearing was held March 21, 2019, at a Special Meeting of the Planning Commission, at which public input was received. She added the Planning Commission was comfortable with the draft as it was presented to them.

Ms. Haskamp stated a question was raised at the public hearing regarding the reconstruction of Highway 252. She added the Comprehensive Plan does not address that project, but it will affect the City and could have an impact on the residential property in that area. She noted a resident approached her to ask about the socio-economic issues and the City's high school graduation rates compared to the 7-County area.

Ms. Haskamp reviewed changes made to the draft Comprehensive Plan since the City Council/EDA's last Work Session. She added the chapters that have changed are Land Use and Redevelopment; Housing; Transportation; and Implementation.

Ms. Haskamp stated Chapter 3 - Land Use and Redevelopment was modified to include language related to the future D-line, as well as a property at 800 69th Avenue that was re-guided from

Low-Density Residential (LDR) to Medium Density Residential (MDR) at the request of the property owner. She added this zoning change fits with the zoning of surrounding properties.

Ms. Haskamp stated Chapter 4 – Housing was amended to include a subsection related to Future Housing Opportunities. She added existing housing stock is a critical component of the City's Housing chapter. She noted the tables presented are not included in the Comprehensive Plan, as there is a broader context for protection of affordable housing.

Mayor/President Elliott requested clarification regarding "protection" of affordable housing. Ms. Haskamp stressed the importance of watching out for how redevelopment affects neighborhoods with aging housing stock and low square footages. She added those types of investments are often desirable but can also have an adverse effect on a neighborhood. She noted this relates more to neighborhoods and communities, rather than requirements for affordability.

Ms. Haskamp stated another addition to the Housing Chapter is an updated list of existing tools and programs that have been identified but were not previously mentioned. She added the purpose and intent of inclusionary housing language should be reviewed.

Ms. Beekman added a section was added to the Housing Chapter to address housing from a regional perspective, including factors such as tenant control, that have influence housing availability but which the City cannot control. She added the City does have the ability to influence the preservation of naturally occurring affordable housing stock with its policies, due to the high availability of that type of housing.

Ms. Haskamp stated language addressing the future D-line that was amended and added to Chapter 3 was also added to Chapter 7 – Transportation.

Ms. Haskamp stated an amendment to Chapter 9 – Implementation, is the inclusion of changes to the timeline for implementing a Zoning Ordinance update. She added the Metropolitan Council would require specific details regarding the timeline.

Ms. Haskamp stated the Comprehensive Plan six-month affected jurisdictional review and public comment period ends in April 2019. She added the final draft of the Comprehensive Plan would be reviewed by the City Council/EDA for adoption, and subsequently submitted to the Metropolitan Council.

Councilmember/Commissioner Graves asked whether a hard copy will be distributed to the City Council. Ms. Beekman confirmed that a bound copy of the final version would be provided for the City Council.

Mayor/President Elliott thanked Ms. Haskamp for her presentation.

CENTRA HOMES REVISED CONCEPTUAL PLAN REVIEW FOR EASTBROOK ESTATES

Ms. Beekman reviewed a revised Conceptual Plan Review for Eastbrook Estates, a new home development. She added the proposed site plan, as presented by Centra Homes, would require the acquisition of private property and use of the City right of way. She noted two neighboring parcels, subdivided as part of a previous subdivision that was never developed, would come into play in this revised concept.

Ms. Beekman stated Centra's revised plan is based on negotiations with the property owners and would result in the loss of 2 proposed lots. She added utilities were found in the right of way. She noted the revised concept plan would include 30-32 lots, and Centra would be able to move forward with the development at the revised purchase price of $115,000, a reduction from the original purchase price of $250,000.

Ms. Beekman stated Centra has proposed an alternate concept with 26 lots on a cul-de-sac layout. She added the original purchase price of $250,000 would apply, and no private property acquisition would be necessary. She noted the length of the cul-de-sac could pose problems for road maintenance and plowing. City Staff reviewed the alternate concept and believed it to be doable but not ideal.

Ms. Beekman stated City Staff plans to present a revised Preliminary Development Agreement (PDA) at the April 8, 2019, City Council/EDA meeting, as the original PDA expires on April 1, 2019. She added Centra intends to move forward with construction in Spring 2019. She noted a representative of Centra Homes was present at the meeting.

A representative of Centra Homes stated Centra wanted to provide an alternate concept plan for the City Council/EDA's review to do their due diligence and provide an alternate that would not require a land price reduction. He added both proposed concept plans would have the same type of housing. He requested the City Council/EDA's feedback and comments.

Mayor/President Elliott requested clarification regarding the original site pan with red X's. Ms. Beekman stated those marks show the location of areas with stormwater issues. She added the Public Works Department has indicated they can put a stormwater pond in the right of way, except for areas where the stormwater would be located over utilities. She noted the question would be whether there will be room for home sites after stormwater mitigation is added.

Mayor/President Elliott asked whether the affordability of the homes would be affected. The Centra representative stated nothing would change from the developer's standpoint, and the units need to be affordable to qualify for TIF funding. Ms. Beekman confirmed this.

Councilmember/Commissioner Graves stated the proposed development was conceived as a way to diversify housing stock in Brooklyn Center and add homes for residents who want to stay in the City but move up a step as their income increased. She added she likes having options but she does not feel excited about the development.

Councilmember/Commissioner Graves stated she wants to adhere to the original purchase price of $250,000, to get back what the EDA spent on the land, although she understands Option A is not an efficient use of the property. She added she likes that trees will be retained in the alternate concept. She noted she does not like the fact that there will not be basements.

Mayor/President Elliott stated the cul-de-sac design seems to be more neighborhood-centric and a more efficient layout. He added he likes the idea of development that is has a neighborhood feel, and not so much about pass through traffic.

Councilmember/Commissioner Lawrence-Anderson stated she likes the revised site plan, Option A. She added there would be the ability to add two new homes in the future. She noted she would like to be sensitive to the comments of the Public Works Department.

Councilmember/Commissioner Graves stated she supports Option A, with the opportunity for home ownership for more people, and additional tax base.

Mayor/President Elliott agreed, stating that providing more homes is advantageous for the community.

Councilmember/Commissioner Ryan stated he supports Option A, with the prospect of two additional future lots and a better street plan.

Councilmember/Commissioner Butler stated she supports Option A as well.

The majority consensus of the City Council/EDA to support Option A – revised concept plan for Eastbrook Estates.

1601 JAMES CIRCLE – CONCEPT REVIEW

Ms. Beekman requested City Council/EDA consideration of a concept review for the proposed development at 1601 James Circle. She added the applicant is proposing a business/technology center and has developed a partnership with the owner of the event center to develop projects concurrently with shared parking, which would allow them to develop a bigger building. She noted the 5-acre property is currently vacant and zoned C2 Commerce.

Ms. Beekman stated the applicant, Mike Brady, is requesting to enter into a Preliminary Development Agreement (PDA) on the property at 1601 James Circle and intends to leverage the Opportunity Zone status of the property. She added the developer hopes to meet an Opportunity Zone milestone that will occur at the end of 2019.

Mike Brady, Brady Real Estate Development, stated the proposed project would be developed in connection with Donate Properties. He introduced Brian Lubben, Architect at Building Foundry. He added their partner, Julie Tanaka, would be handling the financial aspects of the development. Mr. Brady noted one of the goals of this venture is to focus on first generation-owned businesses.

Mr. Brady stated the site is an important spot for development, with visibility for 140,000 cars per day on Interstate 694. He added the top two floors of the proposed building would be start-up companies, which are a good business use in an Opportunity Zone. He noted the intention is to ensure that the tenant start-up companies will be representative of the community of Brooklyn Center.

Mr. Lubben stated the proposed building would be a technology center, designed as a flexible space for small entrepreneurs and anchor tenants, with common spaces for collaborative work. He added the exterior would be classy and sleek, to reflect the uses inside the building, with signage and site views visible from I-694, and a great presentation at the end of a cul-de-sac. He presented depictions of the proposed building's exterior.

Councilmember/Commissioner Ryan asked whether the interior will be designed to accommodate a variety of tenants. Mr. Lubben confirmed this, adding the intention is to create work spaces in a variety of different sizes and configurations.

Councilmember/Commissioner Ryan requested clarification regarding Mr. Bradley's reference to benefits related to the Opportunity Zone. Mr. Brady stated the Opportunity Zone commercial real estate is a hot product, in terms of taxes on investment. He added tax incentives are provided to encourage developers not to sell the property for ten years.

Councilmember/Commissioner Ryan asked whether Mr. Bradley intends to remain in ownership and management of the building. Mr. Bradley confirmed this, adding the development team pans to start a new company that will have its offices in the proposed building. He added it would be important to have tenants that are committed to staying in the Opportunity Zone.

Mayor/President Elliott requested clarification regarding Mr. Bradley's focus on first-generation immigrant businesses.

Mr. Bradley stated he had met with development organizations, including AEDC and LISC, that have identified the importance of providing a business resource center with different levels of membership within the Opportunity Zone.

Ms. Beekman stated LISC is a non-profit organization that works with Opportunity Zone developers. She added businesses must use pre-invested capital gains funds to start their operations in the Opportunity Zone. She noted, for a small business that is looking for investors, the Opportunity Zone provides the potential for investment that would otherwise not be available.

Councilmember/Commissioner Graves stated she is excited about the proposal and is willing to support it. She added she hopes the developer will find ways to provide educational opportunities for students. She noted the Brooklynk program provides job preparedness training and partners with local businesses to offer internship and summer jobs opportunities, as well as a scholarship program at North Hennepin Community College, for local students. She requested that the developer consider ways that the development can become an asset to the community as well as local business.

Mayor/President Elliott stated he is interested in the project. He added he had been involved with local tech companies that are organized around providing access and opportunities to tech start-ups. He asked how Mr. Bradley intents to provide opportunities to minority-funded start-ups, providing access to office space and resources.

Councilmember/Commissioner Ryan stated he supports the concept, which is more intense use of the most developable property in the City. He added he is also supportive of a cooperative agreement between Mr. Bradley and owner of the event center. He asked what would happen if that agreement falls through.

Mr. Bradley stated Ms. Tanaka is currently working with the event center owner on another project, and they feel confident in his participation in this project.

Mr. Boganey asked what use is planned for the building's first floor. Mr. Bradley stated a tenant, Child Care Academy, is planned for one half of the ground floor. He added the other half would be reserved for co-working spaces.

The majority consensus of the City Council/EDA was to move forward with the proposed Preliminary Development Agreement for 1601 James Circle.

Mayor/President Elliott thanked Mr. Bradley and Mr. Lubben for their presentation.

ADJOURNMENT

Councilmember/Commissioner Graves moved, and Councilmember/Commissioner Butler seconded adjournment of the City Council/Economic Development Authority Work Session at 11:00 p.m.

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: Reggie Edwards, Deputy City Manager

FROM: Alix Bentrud, Deputy City Clerk

SUBJECT: Approval of Licenses

Requested Council Action:

- Motion to Approve licenses as presented

Background:

The following businesses/persons have applied for City licenses as noted. Each business/person has fulfilled the requirements of the City Ordinance governing respective licenses, submitted appropriate applications, and paid proper fees.

Applicants for rental dwelling licenses are in compliance with Chapter 12 of the City Code of Ordinances, unless comments are noted below the property address on the attached rental report.

The liquor license renewals are based on past practices of distance requirements and may require an amendment in the future.

MECHANICAL LICENSE

A Airgate Htg & Air Inc	PO Box 1649 Maple Grove, MN 55311
Clear Comfort Heating	141 South St Foreston MN 56330

Temporary Liquor License

The Church of St Alphonsus	7025 Halifax Ave N Brooklyn Center, 55429

TRANSIENT ACCOMMODATIONS LICENSE

Super 8 Motel	6445 James Cir N Brooklyn Center, 55430
Seth Oliver -Brooklyn Hotel Partners	6300 Earle Brown Dr Brooklyn Center, 55430
Motel 6 / G6 Hospitality	2741 Freeway Blvd Brooklyn Center 55430
Quality Inn / American Hotels LLC	1600 James Cir N Brooklyn Center MN 55430

Country Inn & Suites	2550 Freeway Blvd Brooklyn Center MN 55430
Norwood Inn & Suites / Perin LLC	6415 James Cir N Brooklyn Center MN 55430

Strategic Priorities and Values:

Safe, Secure, Stable Community

ATTACHMENTS:

Description	Upload Date	Type
Rental Criteria	1/10/2019	Backup Material
4-8-19 Rentals	4/4/2019	Backup Material

COUNCIL ITEM MEMORANDUM

Rental License Category Criteria Policy – Adopted by City Council 09-10-2018

Property Code and Nuisance Violations Criteria		
License Category (Based on Property Code Only)	**Number of Units**	**Property Code Violations per Inspected Unit**
Type I – 3 Year	1-2 units	0-2
	3+ units	0-0.75
Type II – 2 Year	1-2 units	Greater than 2 but not more than 5
	3+ units	Greater than 0.75 but not more than 1.5
Type III – 1 Year	1-2 units	Greater than 5 but not more than 9
	3+ units	Greater than 1.5 but not more than 3
Type IV – 6 Months	1-2 units	Greater than 9
	3+ units	Greater than 3

License Category	**Number of Units**	**Validated Calls for Disorderly Conduct Service & Part I Crimes** (Calls Per Unit/Year)
No Category Impact	1-2	0-1
	3-4 units	0-0.25
	5 or more units	0-0.35
Decrease 1 Category	1-2	Greater than 1 but not more than 3
	3-4 units	Greater than 0.25 but not more than 1
	5 or more units	Greater than 0.35 but not more than 0.50
Decrease 2 Categories	1-2	Greater than 3
	3-4 units	Greater than 1
	5 or more units	Greater than 0.50

Rental Licenses for Council Approval on April 8, 2019								
Property Address	Dwelling Type	Renewal or Initial	Owner	Property Code Violations	License Type	Police CFS *	Final License Type **	Previous License Type ***
5401 63rd Ave N	Multi 1 Bldg 4 Units	Initial	Gilbert Donovan/ N&G Financial	2	I	N/A	I	
6642 Camden Dr	Single	Initial	Joby K John	2	I	N/A	I	
5913 Halifax Ave N	Single	Initial	Douglas Wahl/Cel Monton LLC	2	I	N/A	I	
6430 June Ave N	Single	Initial	Cecelia Weah	12	IV	N/A	IV	
3305 53rd Ave N Lake Pointe Apartments	Multi 12 Bldgs 310 Units	Renewal	Lake Pointe Apartments LLC	392 1.2 Per Unit	II	24 .08 Per Unit	II	I
4809-11 Twin Lake Ave Lake Shore Apartments	Multi 1 Bldg 6 Units	Renewal	Curtis Erickson	1 .17 Per Unit	I	0	I	I
515 62nd Ave N	Single	Renewal	Wendi Agness	4	II	0	II	I
5325 70th Cir	Single	Renewal	Douglas Wahl/Cel Monton LLC	11	IV	0	IV	IV
1619 73rd Ave N	Single	Renewal	Nancy Yang/Kayo Investments LLC	4	II	0	II	II
5200 Drew Ave N	Single	Renewal	Morris Matthews	3	II	0	II	III
5320 Humboldt Ave N	Single	Renewal	Jackie Smith	2	I	0	I	I
5755 Humboldt Ave N	Single	Renewal	Toan Truong	4	II	0	II	III
5332 Lilac Dr N	Single	Renewal	Mark Lundberg	13	IV	0	IV	II
5313 Northport Dr	Single	Renewal	IH2 Property Illinois	14	IV	1 valid, 7/16/2018 theft from auto	IV	II
807 Woodbine La	Single	Renewal	Jonathan & Erin Green	0	I	0	I	II

* CFS = Calls For Service for Renewal Licenses Only (Initial Licenses are not applicable to calls for service and will be listed N/A.)

** License Type Being Issued   Type 1 = 3 Year   Type II = 2 Year   Type III = 1 Year

*** Initial licenses will not show a previous license type

All properties are current on City utilities and property taxes

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: N/A

FROM: Doran Cote, Public Works Director

SUBJECT: Resolution Approving Cooperative Landscaping Agreement, Agreement No. 1033628, MnDOT Community Roadside Landscape Partnership Program

Requested Council Action:

- Motion to Approve resolution approving Cooperative Landscaping Agreement No. 1033628, MnDOT Community Roadside Landscape Partnership Program

Background:

In May 2017, City staff was approached by a representative from Fellowship Baptist Church, 5840 Lilac Drive, to assist with beautifying the church by landscaping the small median strip between their parking lot and Lilac Drive. This property is actually MnDOT right-of-way so the church representatives contacted MnDOT who referred them to the MnDOT's Community Roadside Landscaping Partnership Program.

This program is designed to provide technical and financial assistance to communities that are interested in landscaping state highway rights-of-way. This is a reimbursement program, not a grant and is limited to $10,000 per community per year. The program has four goals: (1) roadside beautification, (2) community improvement, (3) environmental stewardship and (4) community engagement.

Funds awarded under this program must be used for roadside landscaping located on state trunk highway rights-of-way with fee or easement title. Components that support the goals of the program include, but are not limited to, the following:

- Trees, shrubs, vines, perennial groundcovers, wildflowers and grasses.
- Soil amendments, herbicides, edging, weed fabric, wood fiber blanket, mulch (wood chip, rock or other approved types), rodent protection, staking and guying, gator bags and seedling shelters.

Since May 2018, staff has been working with MnDOT on landscaping plans for the Lilac Drive boulevard and other areas along Trunk Highway (TH) 100 where the roadside is rather barren. The goal is the beautification of the entire corridor. The concept plans MnDOT developed builds on the landscape theme along other stretches of TH 100 that have been improved under this program in other communities, most notably Robbinsdale. The plans that have been developed (copy attached) exceed the funding available under this program so staff has proposed to MnDOT that the project be split over four years. The Lilac Drive boulevard in front of the church will be done in the third or fourth year due to other City construction projects in the area that will likely disturb the boulevard.

Budget Issues:

The total estimated project cost is $39,181. MnDOT may provide funding up to $10,000 per year for materials and supplies and the City, church, or other community organizations or volunteers are asked to provide the labor to install the materials. The proposed first phase would be as shown on Sheet No. 6 of the attached plans at John Martin Drive. The estimated cost for this phase is $10,996.50.

Strategic Priorities and Values:

Enhanced Community Image

ATTACHMENTS:

Description	Upload Date	Type
Resolution	3/29/2019	Cover Memo
Project Plans - Cost Breakdown	3/29/2019	Cover Memo
Agreement	3/29/2019	Cover Memo

Member introduced the following resolution and moved its adoption:

RESOLUTION NO. _______________

RESOLUTION APPROVING COOPERATIVE LANDSCAPING AGREEMENT, AGREEMENT NO. 1033628, MNDOT COMMUNITY ROADSIDE LANDSCAPE PARTNERSHIP PROGRAM

WHEREAS, MnDOT's Community Roadside Landscape Partnership Program is designed to provide technical and financial assistance to communities that are interested in landscaping state highway rights-of-way; and

WHEREAS, MnDOT's program requires that the City Council enter into an agreement that provides for reimbursement of up to $10,000 for supplies and materials.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota, approves a Cooperative Landscaping Agreement for State Project 2755-969 (T.H. 100), Agreement No. 1033628.

BE IT FURTHER RESOLVED that the Mayor and City Manager are to execute the agreement on behalf of the City of Brooklyn Center.

April 8, 2019
Date

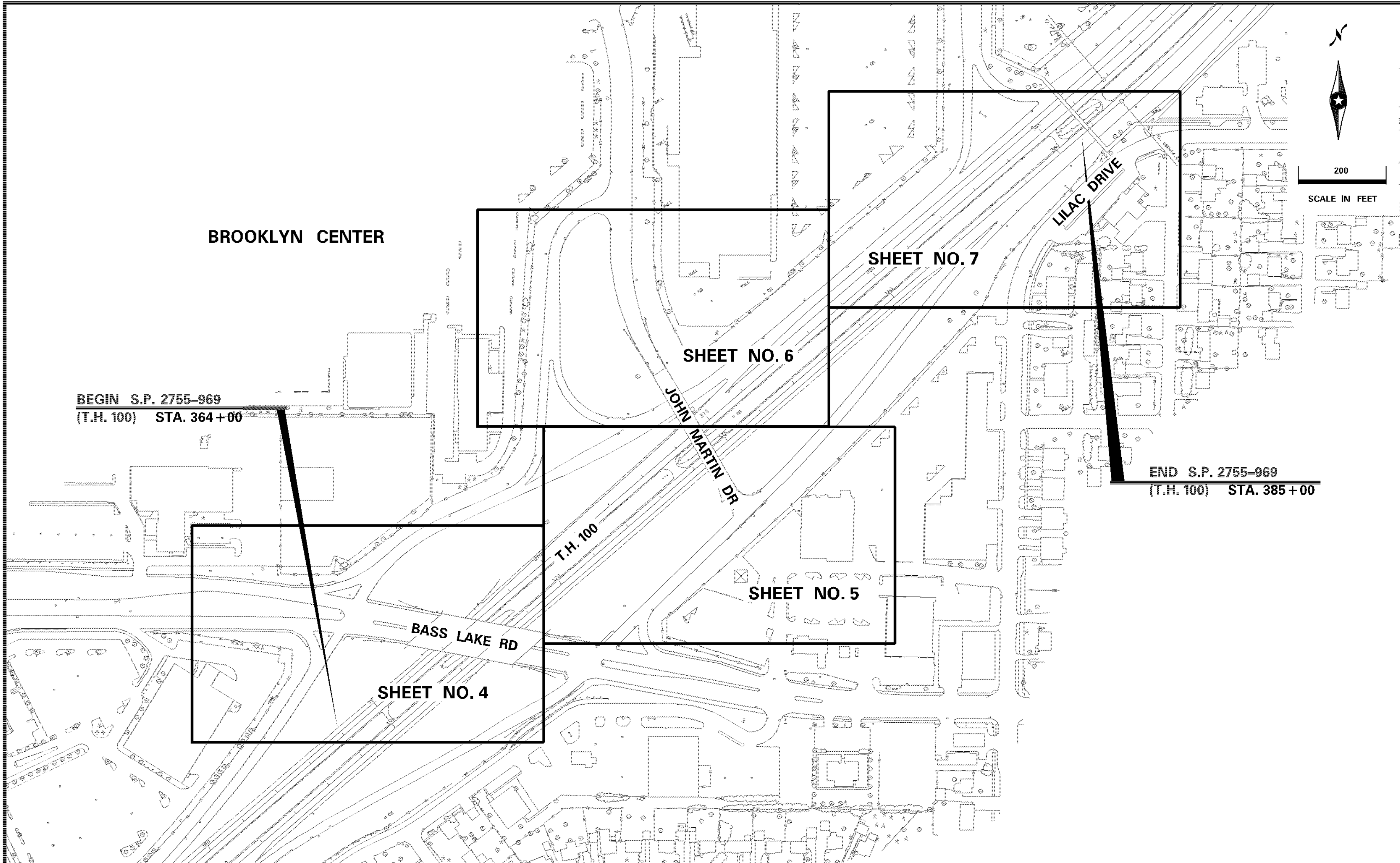
____
Mayor

ATTEST: ___________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

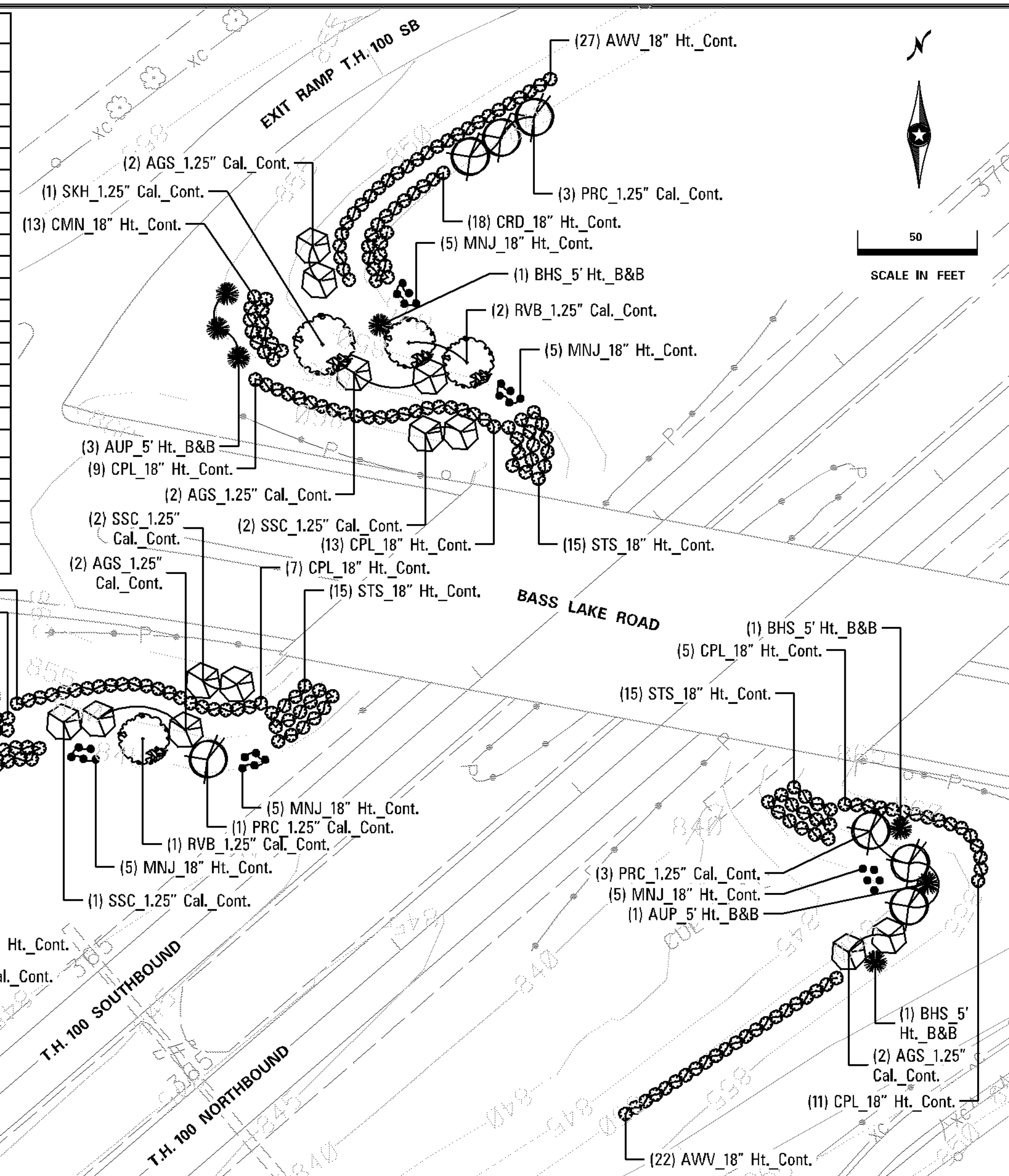
and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.



DATE PRINTED: 10/16/2018	TIME PRINTED: 1:50:13 PM	PROJECT MANAGER TODD CARROLL	DRAWN BY PHILIP ZENGE CHECKED BY DENNIS MOLINE	DATE ______ LIC. NO. ______ SIGNATURE ______ LICENSED PROFESSIONAL LANDSCAPE ARCHITECT	DEPARTMENT OF TRANSPORTATION OFFICE OF ENVIRONMENTAL STEWARDSHIP ENV. PLANNING AND DESIGN UNIT TRANSPORTATION BUILDING ST. PAUL, MINNESOTA 55155-1899	GENERAL LAYOUT STATE PROJECT 2755-969 (T.H. 100) SHEET NO. 2 OF 10 SHEETS

COST ESTIMATE					
PLANT MATERIAL COST					
KEY	SPECIES	UNIT	QUANT.	COST PER PLANT	TOTAL
AUP_5'	PINE, AUSTRIAN	TREE	4	$192.00	$768.00
BHS_5'	SPRUCE, BLACK HILLS	TREE	6	$192.00	$1,152.00
RVB_1.25"	BIRCH, RIVER	TREE	3	$152.00	$456.00
SKH_1.25"	HONEYLOCUST, SKYLINE	TREE	1	$152.00	$152.00
LLL_1.25"	LINDEN, LITTLELEAF	TREE	1	$152.00	$152.00
PRC_1.25"	CRABAPPLE, PRAIRIE FIRE	TREE	9	$193.00	$1,737.00
SSC_1.25"	CRABAPPLE, SPRING SNOW	TREE	5	$193.00	$965.00
AGS_1.25"	SERVICEBERRY, ALLEGHENY	TREE	8	$193.00	$1,544.00
MNJ_18"	JUNIPER, MANEY	SHRUB	25	$27.00	$675.00
CRD_18"	DOGWOOD, CARDINAL RED OSIER	SHRUB	42	$22.50	$945.00
AWV_18"	VIBURNUM, ARROWWOOD	SHRUB	66	$22.50	$1,485.00
CPL_18"	LILAC, COMMON PURPLE	SHRUB	60	$22.50	$1,350.00
CMN_18"	NINEBARK, COMMON	SHRUB	26	$22.50	$585.00
STS_18"	SUMAC, STAGHORN	SHRUB	45	$22.50	$1,012.50
				PLANT MATERIAL COST	$12,978.50
NON-PLANT MATERIAL COST					
	COMPOST GRADE 2	CU YD	98.5	$25.00	$2,462.50
	MULCH MATERIAL TYPE 6	CU YD	98.5	$25.00	$2,462.50
	RODENT PROTECTION	EACH	31	$25.00	$775.00
				NON-PLANT MATERIAL COST	$5,700.00
				TOTAL COST	$18,678.50



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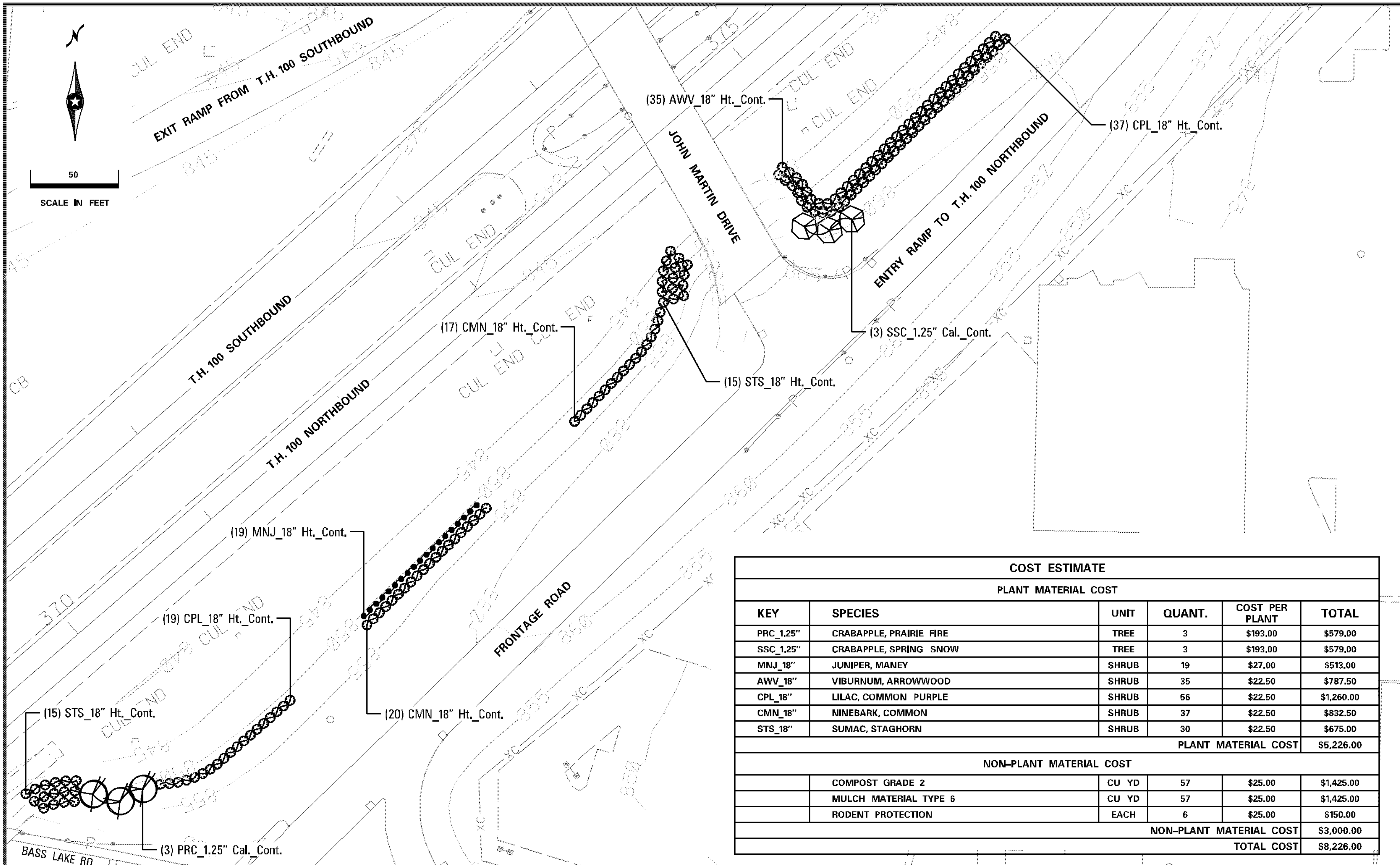
LANDSCAPE PLAN

STATE PROJECT 2755-969 (T.H. 100) SHEET NO. 4 OF 10 SHEETS



COST ESTIMATE

KEY	SPECIES	UNIT	QUANT.	COST PER PLANT	TOTAL
PLANT MATERIAL COST					
PRC_1.25"	CRABAPPLE, PRAIRIE FIRE	TREE	3	$193.00	$579.00
SSC_1.25"	CRABAPPLE, SPRING SNOW	TREE	3	$193.00	$579.00
MNJ_18"	JUNIPER, MANEY	SHRUB	19	$27.00	$513.00
AWV_18"	VIBURNUM, ARROWWOOD	SHRUB	35	$22.50	$787.50
CPL_18"	LILAC, COMMON PURPLE	SHRUB	56	$22.50	$1,260.00
CMN_18"	NINEBARK, COMMON	SHRUB	37	$22.50	$832.50
STS_18"	SUMAC, STAGHORN	SHRUB	30	$22.50	$675.00
				PLANT MATERIAL COST	$5,226.00
NON-PLANT MATERIAL COST					
	COMPOST GRADE 2	CU YD	57	$25.00	$1,425.00
	MULCH MATERIAL TYPE 6	CU YD	57	$25.00	$1,425.00
	RODENT PROTECTION	EACH	6	$25.00	$150.00
				NON-PLANT MATERIAL COST	$3,000.00
				TOTAL COST	$8,226.00

DATE PRINTED: 10/16/2018 | TIME PRINTED: 1:50:16 PM | PROJECT MANAGER TODD CARROLL | DRAWN BY PHILIP ZENGE | CHECKED BY DENNIS MOLINE

DATE ____________ LIC. NO. ____________

SIGNATURE ____________ LICENSED PROFESSIONAL LANDSCAPE ARCHITECT

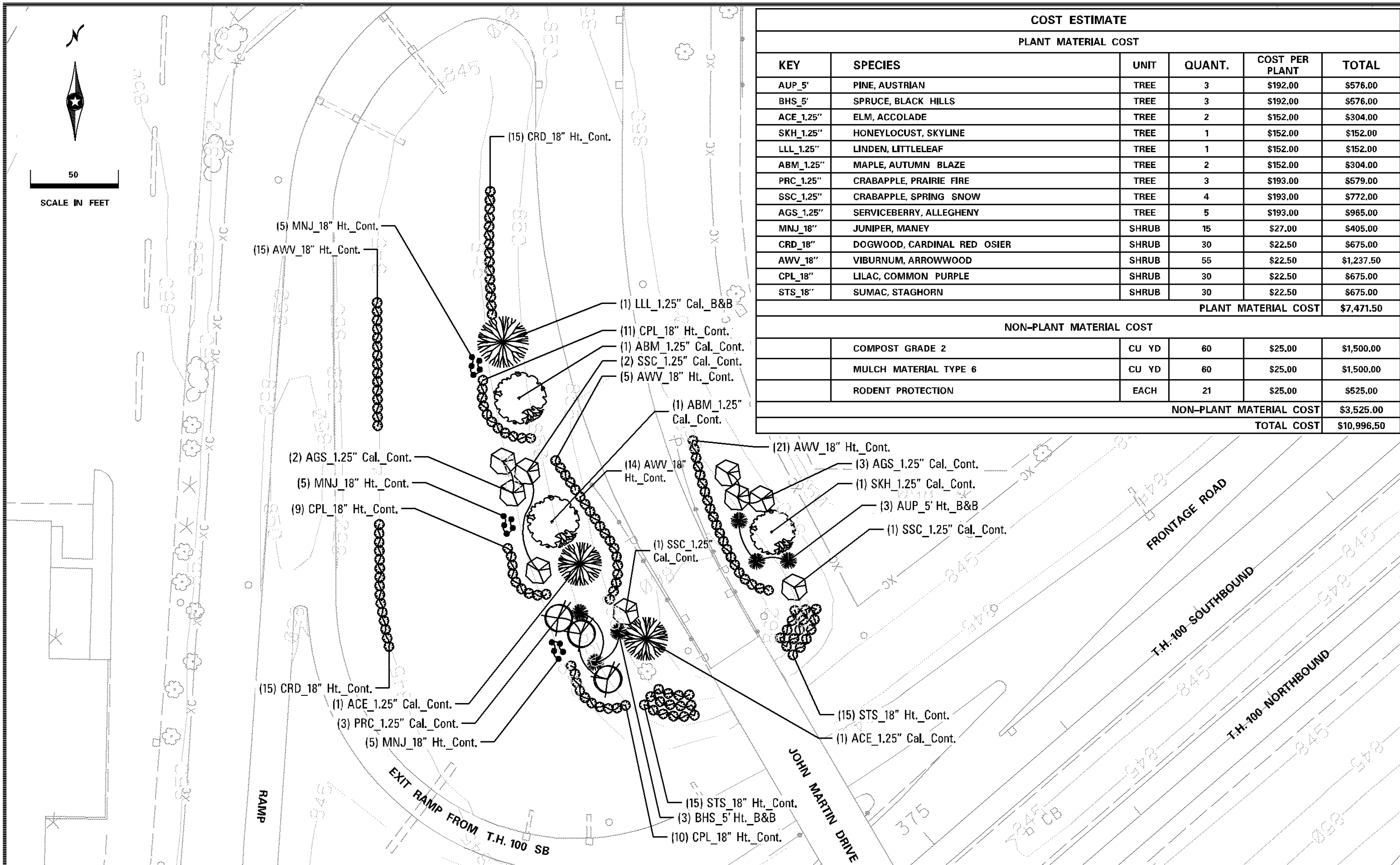
DEPARTMENT OF TRANSPORTATION — OFFICE OF ENVIRONMENTAL STEWARDSHIP, ENV. PLANNING AND DESIGN UNIT, TRANSPORTATION BUILDING, ST. PAUL, MINNESOTA 55155-1899

LANDSCAPE PLAN

STATE PROJECT 2755-969 (T.H. 100) SHEET NO. 5 OF 10 SHEETS

COST ESTIMATE

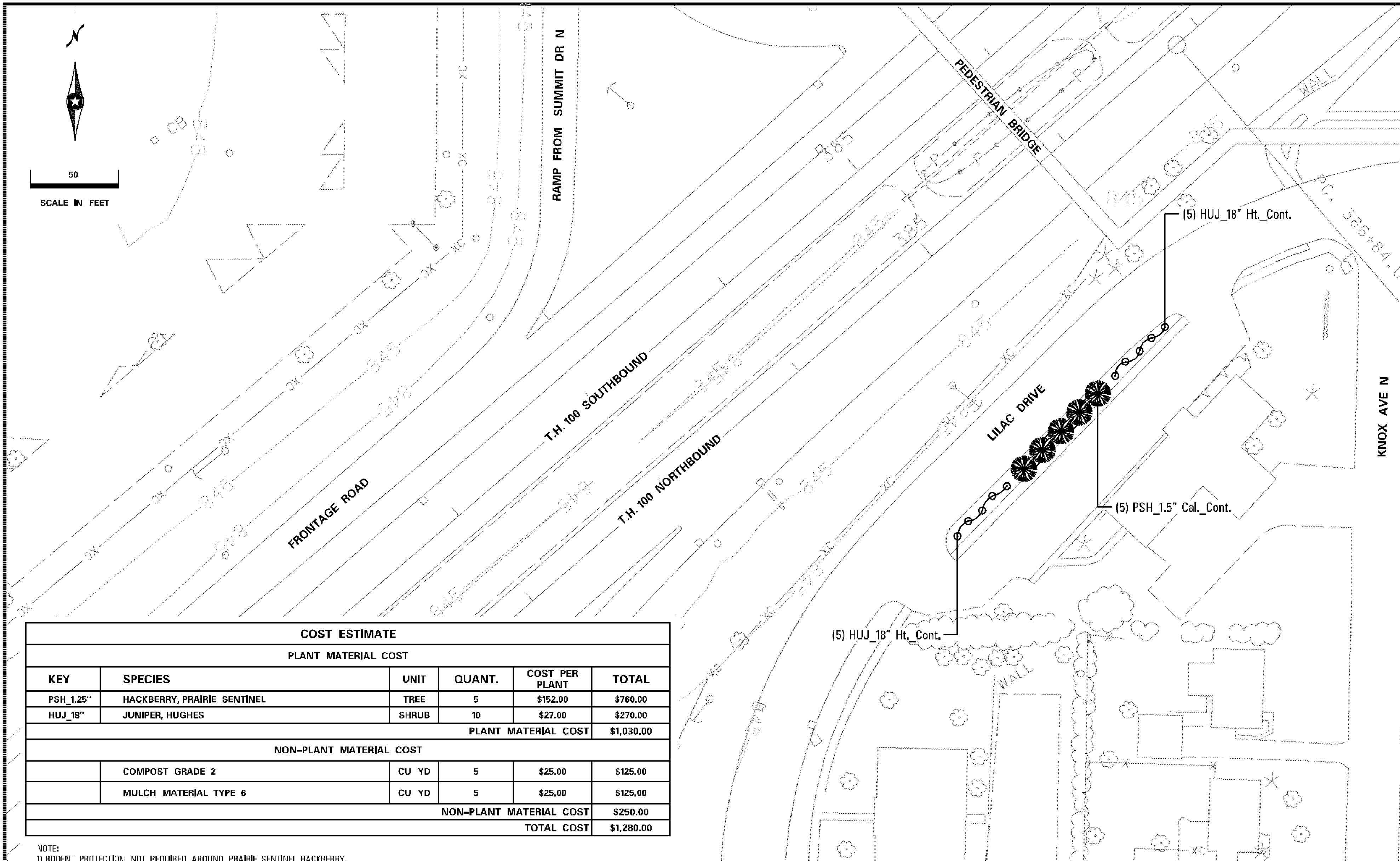
KEY	SPECIES	UNIT	QUANT.	COST PER PLANT	TOTAL
PLANT MATERIAL COST					
AUP_5'	PINE, AUSTRIAN	TREE	3	$192.00	$576.00
BHS_5'	SPRUCE, BLACK HILLS	TREE	3	$192.00	$576.00
ACE_1.25"	ELM, ACCOLADE	TREE	2	$152.00	$304.00
SKH_1.25"	HONEYLOCUST, SKYLINE	TREE	1	$152.00	$152.00
LLL_1.25"	LINDEN, LITTLELEAF	TREE	1	$152.00	$152.00
ABM_1.25"	MAPLE, AUTUMN BLAZE	TREE	2	$152.00	$304.00
PRC_1.25"	CRABAPPLE, PRAIRIE FIRE	TREE	3	$193.00	$579.00
SSC_1.25"	CRABAPPLE, SPRING SNOW	TREE	4	$193.00	$772.00
AGS_1.25"	SERVICEBERRY, ALLEGHENY	TREE	5	$193.00	$965.00
MNJ_18"	JUNIPER, MANEY	SHRUB	15	$27.00	$405.00
CRD_18"	DOGWOOD, CARDINAL RED OSIER	SHRUB	30	$22.50	$675.00
AWV_18"	VIBURNUM, ARROWWOOD	SHRUB	55	$22.50	$1,237.50
CPL_18"	LILAC, COMMON PURPLE	SHRUB	30	$22.50	$675.00
STS_18"	SUMAC, STAGHORN	SHRUB	30	$22.50	$675.00
				PLANT MATERIAL COST	$7,471.50
NON-PLANT MATERIAL COST					
	COMPOST GRADE 2	CU YD	60	$25.00	$1,500.00
	MULCH MATERIAL TYPE 6	CU YD	60	$25.00	$1,500.00
	RODENT PROTECTION	EACH	21	$25.00	$525.00
				NON-PLANT MATERIAL COST	$3,525.00
				TOTAL COST	$10,996.50



DATE PRINTED: 10/16/2018	TIME PRINTED: 1:50:18 PM	PROJECT MANAGER TODD CARROLL	DRAWN BY PHILIP ZENGE / CHECKED BY DENNIS MOLINE	DATE ________ LIC. NO. ________ / SIGNATURE ________ LICENSED PROFESSIONAL LANDSCAPE ARCHITECT	DEPARTMENT OF TRANSPORTATION — OFFICE OF ENVIRONMENTAL STEWARDSHIP ENV. PLANNING AND DESIGN UNIT TRANSPORTATION BUILDING ST. PAUL, MINNESOTA 55155-1899

LANDSCAPE PLAN

STATE PROJECT 2755-969 (T.H. 100) SHEET NO. 6 OF 10 SHEETS



COST ESTIMATE

KEY	SPECIES	UNIT	QUANT.	COST PER PLANT	TOTAL
PLANT MATERIAL COST					
PSH_1.25"	HACKBERRY, PRAIRIE SENTINEL	TREE	5	$152.00	$760.00
HUJ_18"	JUNIPER, HUGHES	SHRUB	10	$27.00	$270.00
				PLANT MATERIAL COST	$1,030.00
NON-PLANT MATERIAL COST					
	COMPOST GRADE 2	CU YD	5	$25.00	$125.00
	MULCH MATERIAL TYPE 6	CU YD	5	$25.00	$125.00
				NON-PLANT MATERIAL COST	$250.00
				TOTAL COST	$1,280.00

NOTE:
1) RODENT PROTECTION NOT REQUIRED AROUND PRAIRIE SENTINEL HACKBERRY.

DATE PRINTED: 10/16/2018	TIME PRINTED: 1:50:20 PM	PROJECT MANAGER TODD CARROLL	DRAWN BY PHILIP ZENGE / CHECKED BY DENNIS MOLINE	DATE ____ LIC. NO. ____ SIGNATURE ____ LICENSED PROFESSIONAL LANDSCAPE ARCHITECT	DEPARTMENT OF TRANSPORTATION — OFFICE OF ENVIRONMENTAL STEWARDSHIP ENV. PLANNING AND DESIGN UNIT TRANSPORTATION BUILDING ST. PAUL, MINNESOTA 55155-1899	LANDSCAPE PLAN

STATE PROJECT 2755-969 (T.H. 100) SHEET NO. 7 OF 10 SHEETS

MnDOT Contract No: 1033628

STATE OF MINNESOTA
DEPARTMENT OF TRANSPORTATION
And
CITY OF BROOKLYN CENTER
COOPERATIVE LANDSCAPING AGREEMENT

State Project Number (S.P.): 2755-969
Trunk Highway Number (T.H.): 100=212

Original Amount Encumbered
$10,000.00

This Agreement is between the State of Minnesota, acting through its Commissioner of Transportation ("State") and the City of Brooklyn Center acting through its City Council ("City").

Recitals

1. The City will perform landscaping along Trunk Highway No. 100 within the City limits according to plans, specifications and special provisions designated as the "Brooklyn Center - T.H. 100 Landscaping Plan" and as State Project No. 2755-969 (T.H. 100=3); and
2. The City requests the State participate in the acquisition costs of the landscape materials and the State is willing to participate in the acquisition costs of said landscaping materials according to the State's "Community Roadside Landscaping Partnership Program"; and
3. Minnesota Statutes § 161.20, subdivision 2 authorizes the Commissioner of Transportation to make arrangements with and cooperate with any governmental authority for the purposes of constructing, maintaining and improving the trunk highway system.

Agreement

1. Term of Agreement; Survival of Terms; Plans; Incorporation of Exhibits

1.1. ***Effective Date.*** This Agreement will be effective the date the State obtains all signatures required by Minnesota Statutes § 16C.05, subdivision 2.

1.2. ***Expiration Date.*** This Agreement will expire when all obligations have been satisfactorily fulfilled according to the Community Roadside Landscaping Partnership Program Project Application, on file in the State's Office of Environmental Stewardship and incorporated into this Agreement by reference.

1.3. ***Survival of Terms.*** All clauses which impose obligations continuing in their nature and which must survive in order to give effect to their meaning will survive the expiration or termination of this Agreement, including, without limitation, the following clauses: 2.2. Right-of-Way, Easements and Permits; 2.3. Maintenance by the City; 6. Liability and Worker Compensation Claims; 8. State Audits; 9. Government Data Practices; 10. Governing Law; Jurisdiction; Venue; and 12. Force Majeure.

1.4. ***Plans, Specifications and Special Provisions.*** Plans, specifications and special provisions designated as the "Brooklyn Center - T.H. 100 Landscaping Plan" and as State Project No. 2755-969 (T.H. 100=3) are on file in the office of the City and the State's office of Environmental Stewardship and are incorporated into this Agreement by reference ("Landscape Plans").

1.5. ***Exhibits.*** Exhibit "A" – Maintenance Responsibilities Plan and Schedule is attached and incorporated into this Agreement.

2. Agreement Between the Parties

2.1. *Acquisition and Installation of Landscape Materials.*

A. ***Acquisition and Installation.*** The City will acquire landscape materials and perform landscaping according to the Landscape Plans.

B. ***Documents Furnished by the City.*** Within 7 days of ordering the landscape materials, the City will submit a copy of the purchase orders to the State's Landscape Partnership Program Coordinator in St. Paul.

C. ***Control and Inspection of Landscape Materials.***

i. The landscape materials acquired under this Agreement will be under the control of the City; however the materials will be open to inspection by the State's authorized representatives. The City will give the State's Landscape Partnership Program Coordinator five days notice of its intention to receive delivery of the landscape materials.

ii. The City must verify that the nursery vendor has a valid nursery certificate as required by the Minnesota Department of Agriculture ("MDA"). Nursery stock originating outside Minnesota must have been certified under all applicable MDA and United States Department of Agriculture ("USDA") quarantines. Certification documents issued by the appropriate regulatory official at origin must accompany all nursery stock shipments, including but not limited to, USDA quarantines for Gypsy Moth, Phytophthora ramorum, Emerald Ash Borer and Black Stem Rust. MDA Japanese Beetle Quarantine nursery stock from Minnesota must be inspected and certified to be free of harmful plant pests, but is not subject to MDA external Japanese Beetle Quarantine.

D. ***Protecting and Locating Utilities.*** The City will preserve and protect all utilities located on lands covered by this Agreement, without cost to the State. As required by Minnesota Statute 216D, the City will notify Gopher State One Call System (www.gopherstateonecall.org) (1-800-252-1166) at least 48 hours before any excavation is done on this Project.

E. ***Restore Right-of-Way.*** Upon completion of the installation of landscape materials and after performing any ongoing maintenance operations, the City will restore all disturbed areas of State Right-of-Way so as to perpetuate satisfactory drainage, erosion control and aesthetics.

F. ***Completion of Acquisition and Installation.*** The City will cause the acquisition and installation of the landscape materials to be started and completed according to the time schedule in the Community Roadside Landscaping Partnership Program Project Application. The completion date for the acquisition and installation of the landscape materials may be extended, by an exchange of letters between the appropriate City official and the State's Landscape Partnership Program Coordinator, for unavoidable delays encountered in the performance of the acquisition and installation of the landscape materials.

G. ***Compliance with Laws, Ordinances and Regulations.*** The City will comply with all Federal, State and Local laws, and all applicable ordinances and regulations in connection with the acquisition and installation of the landscape materials.

2.2. *Right-of-Way, Easements and Permits.*

A. The City is authorized to work on State Right-of-Way for the purposes of installing and maintaining the landscape materials, including any necessary replacement of landscape materials that fail to survive. All suppliers, contractors or volunteers under the direction of the City, occupying the State's Right-of-Way must be provided with and wear required reflective clothing.

B. The City's use of State Right-of-Way will in no way impair or interfere with the safety or convenience of the traveling public in its use of the highway and any use of State Right-of-Way under this Agreement will remain subordinate to the right of the State to use the property for highway and transportation purposes. No advertising signs or devices of any form or size will be constructed or be permitted to be constructed or placed upon State Right-of-Way. This Agreement does not grant any interest whatsoever in land, nor does it establish a permanent park, recreation area or wildlife or waterfowl refuge facility that would become subject to Section 4(f) of the Federal Aid Highway Act of 1968.

C. The City will obtain all construction permits and any other permits and sanctions that may be required in connection with the installation of the landscape materials without cost to the State.

2.3. ***Maintenance by the City.*** The City will provide for the maintenance of the landscaping without cost to the State. Maintenance includes, but is not limited to, weeding and pruning, and removal and replacement of all materials that fail to survive. Criteria for maintenance and replacement are shown and described in Exhibit "A", Maintenance Responsibilities Plan and Schedule.

3. State Cost and Payment by the State

3.1. ***Basis of State Cost.*** The State's complete share of the costs of the landscaping is the delivered cost of the landscaping materials acquired according to the Landscape Plans.

3.2. ***Estimated State Cost and Maximum Obligation.*** The estimated cost of the landscape materials acquisition is **$10,000.00**. The maximum obligation of the State under this Agreement will not exceed **$10,000.00**, unless the maximum obligation is increased by amendment to this Agreement.

3.3. ***Conditions of Payment.*** The State will pay the City the delivered cost of the landscape materials, not to exceed the maximum obligation, after the following conditions have been met:

A. Encumbrance by the State of the State's total cost share.

B. Execution of this Agreement and transmittal to the City.

C. Receipt by the State's Landscape Partnership Program Coordinator, from the City, of the following:

i. Copies of the purchase orders for the landscape materials, as provided for in Section 2.1.B of this Agreement.

ii. Written request for payment, accompanied by copies of supplier invoices for the landscape materials acquisition and delivery.

D. Receipt of a memo, from the State's Landscape Partnership Program Coordinator, verifying that the landscaping has been completed and recommending reimbursement.

4. Authorized Representatives

Each party's Authorized Representative is responsible for administering this Agreement and is authorized to give and receive any notice or demand required or permitted by this Agreement.

4.1. The State's Authorized Representative will be:

Name, Title:	Anthony Wotzka, Landscape Partnership Program Coordinator (or successor)
Address:	395 John Ireland Boulevard, Mailstop 686, St. Paul, MN 55155
Telephone:	(651) 366-3606
E-Mail:	anthony.wotzka@state.mn.us

4.2. The City's Authorized Representative will be:

Name, Title: Doran Cote, Public Works Director (or successor)
Address: 6301 Shingle Creek Parkway, MN 55430
Telephone: (763) 569-3340

5. Assignment; Amendments; Waiver; Contract Complete

5.1. ***Assignment.*** No party may assign or transfer any rights or obligations under this Agreement without the prior consent of the other party and a written assignment agreement, executed and approved by the same parties who executed and approved this Agreement, or their successors in office.

5.2. ***Amendments.*** Any amendment to this Agreement must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original Agreement, or their successors in office.

5.3. ***Waiver.*** If a party fails to enforce any provision of this Agreement, that failure does not waive the provision or the party's right to subsequently enforce it.

5.4. ***Contract Complete.*** This Agreement contains all prior negotiations and agreements between the State and the City. No other understanding regarding this Agreement, whether written or oral, may be used to bind either party.

6. Liability; Worker Compensation Claims

Each party is responsible for its own employees for any claims arising under the Workers Compensation Act. Each party is responsible for its own acts, omissions and the results thereof to the extent authorized by law and will not be responsible for the acts and omissions of others and the results thereof. Minnesota Statutes § 3.736 and other applicable law govern liability of the State. Minnesota Statutes Chapter 466 and other applicable law govern liability of the City.

7. Nondiscrimination

Provisions of Minnesota Statutes § 181.59 and of any applicable law relating to civil rights and discrimination are considered part of this Agreement.

8. State Audits

Under Minnesota Statutes § 16C.05, subdivision 5, the City's books, records, documents, and accounting procedures and practices relevant to this Agreement are subject to examination by the State and the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the end of this Agreement.

9. Government Data Practices

The City and State must comply with the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13, as it applies to all data provided by the State under this Agreement, and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the City under this Agreement. The civil remedies of Minnesota Statutes § 13.08 apply to the release of the data referred to in this clause by either the City or the State.

10. Governing Law; Jurisdiction; Venue

Minnesota law governs the validity, interpretation and enforcement of this Agreement. Venue for all legal proceedings arising out of this Agreement, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

11. Termination; Suspension

11.1. ***By Mutual Agreement.*** This Agreement may be terminated by mutual agreement of the parties or by the State for insufficient funding as described below.

11.2. ***Termination for Insufficient Funding.*** The State may immediately terminate this Agreement if it does not obtain funding from the Minnesota Legislature, or other funding source; or if funding cannot be continued at a level sufficient to allow for the payment of the services covered here. Termination must be by written or fax notice to the City. The State is not obligated to pay for any services that are provided after notice and effective date of termination. However, the City will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed to the extent that funds are available.

11.3. ***Suspension.*** In the event of a total or partial government shutdown, the State may suspend this Agreement and all work, activities, performance and payments authorized through this Agreement. Any work performed during a period of suspension will be considered unauthorized work and will be undertaken at the risk of non-payment.

12. Force Majeure

No party will be responsible to the other for a failure to perform under this Agreement (or a delay in performance), if such failure or delay is due to a force majeure event. A force majeure event is an event beyond a party's reasonable control, including but not limited to, unusually severe weather, fire, floods, other acts of God, labor disputes, acts of war or terrorism, or public health emergencies.

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STATE ENCUMBRANCE VERIFICATION

Individual certifies that funds have been encumbered as required by Minnesota Statutes § 16A.15 and 16C.05.

Signed: ______________________________

Date: ______________________________

SWIFT Purchase Order: ____________________

CITY OF BROOKLYN CENTER

The undersigned certify that they have lawfully executed this contract on behalf of the Governmental Unit as required by applicable charter provisions, resolutions or ordinances.

By: ______________________________

Title: ______________________________

Date: ______________________________

By: ______________________________

Title: ______________________________

Date: ______________________________

DEPARTMENT OF TRANSPORTATION

Recommended for Approval:

By: ______________________________
(Landscape Partnership Program Coordinator)

By: ______________________________
(District Engineer)

Approved:

By: ______________________________
(State Design Engineer)

Date: ______________________________

COMMISIONER OF ADMINISTRATION

By: ______________________________
(With Delegated Authority)

Date: ______________________________

INCLUDE COPY OF RESOLUTION APPROVING THE AGREEMENT AND AUTHORIZING ITS EXECUTION

EXHIBIT "A"
Maintenance Responsibilities Plan and Schedule

Table 1a. REQUIRED LANDSCAPE MAINTENANCE ACTIVITIES

MAINTENANCE CONSIDERATION				
PLANT GROUPS	PRUNING		WEED CONTROL	FERTILIZATION See Table 5, Fertilization Schedule
	When To	Type Of		
Evergreen Trees	Anytime - Dry	Corrective and Deadwood Removal	Maintain mulch at 3" minimum around trees in mowed areas, keep weed free.	Yes
Shade Trees	Anytime - Dry*	Training and Corrective		Yes
Ornamental Trees	Winter**	Corrective		Yes
Evergreen Shrubs	Anytime - Dry	Deadwood Removal		Yes
Deciduous Shrubs	Dormant	Corrective and Renewal	Maintain minimum 3" woodchip mulch in a weed free condition until shrub crown closure.	Yes
Vines	Dormant	Deadwood Removal		No
Groundcovers				

* Do not prune oaks during April, May and June. Do not prune Honeylocust while dormant or when humid or wet.

** Do not prune apples, crabapples or Mountain Ash during April, May and June.

TABLE 1b. REQUIRED LANDSCAPE MAINTENANCE ACTIVITIES

MAINTENANCE CONSIDERATION				
PLANT GROUPS	WATERING	INSECT AND DISEASE CONTROL	RODENT PROTECTION	REMOVALS AND REPLACEMENTS
Evergreen Trees	Yes until established (2 yrs.). Supplemental watering may be needed during drought periods (especially during July and August) even after plants are established.	As needed. Remove diseased plants that pose threats to adjacent plantings.	Yes - Pine Only	Remove all dead plants. Replace dead or dying plants unless the lost plants do not noticeably compromise the visual appearance or design intent.
Shade Trees			Yes	
Ornamental Trees			Yes	
Evergreen Shrubs			No*	
Deciduous Shrubs			No*	
Vines			No*	
Groundcovers			No*	

* Rodent protection is generally not practical for mass shrub plantings, maintaining clean mulched planting areas free of weed growth will reduce problems. Mowed turf in formal planting areas will help reduce rodent problems.

TABLE 2a. CALENDAR OF LANDSCAPE MAINTENANCE

ACTIVITY	January	February	March	April	May	June
Pruning	See Table 1a for Best Time for Specific Species.					
Weed Control:	Planting beds must be kept in a weed free condition.					
Remulch				0XX	XXXX	XO
Herbicide	Must be applied by a licensed Pesticide Applicator.					
Fertilization: Turf Shrubs, Trees				XXXX		
Insect & Disease	Time of control depends on the type of insect or disease and when it is detected.					
Sunscald Protection				Remove wrap*		
Watering	During first and second growing seasons approximately once a week or as needed to maintain adequate but not excessive soil moisture.					
Maintain Rodent Protection	OOOO	OOOO	OOOO	OOOO	OOOO	OOOO
Turf Maintenance Mowing					OOX	XXXX
Mower Damage Prevention				X	XXXX	XXXX
Replanting Evergreen Trees Deciduous Trees Container Plants Turf				 OXX OXX XXX O	 XXO XXXX XXXX XXXX	 XXXO XXOO

X - Optimum Time O - Less than Optimum Time

* Undiluted white latex paint is recommended, repaint as necessary until trees reach 4" caliper.

TABLE 2b. CALENDAR OF LANDSCAPE MAINTENANCE

ACTIVITY	July	August	September	October	November	December
Pruning	See Table 1a for Best Time for Specific Species.					
Weed Control:	Planting beds must be kept in a weed free condition.					
Remulch	XXXX	XXXX	XXXX	XXXX	OO	XO
Herbicide	Must be applied by a licensed Pesticide Applicator.					
Fertilization: Turf Shrubs, Trees				XXXX XXXX		
Insect & Disease	Time of control depends on the type of insect or disease and when it is detected.					
Sunscald Protection				Apply or maintain paint. Install wrap*.		
Watering	During first and second growing seasons approximately once a week or as needed.					
Maintain Rodent Protection	OOOO	OOOO	XXXX	XXXX	XOOO	OOOO
Turf Maintenance Mowing	XXXX	XXXX	XXXX	XXOO		
Mower Damage Prevention	XXXX	XXXX	XXXX	XXOO		
Replanting Evergreen Trees Deciduous Trees Container Plants Turf	 OOOO OOOO	 OX OOOX OOXX	 XXXO XXXO XXXX	 OXXX OO	 XO 	

X - Optimum Time O - Less than Optimum Time

* Undiluted white latex paint is recommended, repaint as necessary until trees reach 4" caliper.

TABLE 3. DESCRIPTIONS OF TYPES OF PRUNING

TYPES OF PRUNING	WHEN TO PRUNE	DESCRIPTION
Disease Removal	After Diagnosis	Removal of fungal bacterial growths. Sterilize pruners between cuts.
Deadwood Removal	See Table 1	Removal of dead branches, normally from the interior portion of the crown.
Training	See Table 1	Maintaining the central leaders and acceptable symmetry in evergreen, shade and ornamental trees. Removal of suckers and water sprouts.
Corrective	See Table 1	Removal of storm-damaged, vehicle-damaged or vandalized limbs.
Renewal	See Table 1	Removing all top growth at or near the ground line and remulch. Or removal of 1/3 of the oldest stems at the ground line.

TABLE 4. WEED CONTROL METHODS - INTEGRATED APPROACH

METHOD	CATEGORY		
	TREES	SHRUB BEDS	TURF
Replanting - Filling Voids		X	X
Fertilization	X	X	X
Remulch*	X	X	X
Herbicides	X	X	X
Weed Whip	No	X	

* Wood chip mulch should be replenished around shade trees and low growing shrubs every 3-5 years. Place mulch to a 4" depth. Mulching will help control weeds, reduce mower damage and conserve moisture.

TABLE 5. FERTILIZATION SCHEDULE

CATEGORY	FREQUENCY	TIME OF APPLICATION	ANALYSIS **	RATE
Mowed Turf	Every 3 Years	April or October	23-0-30	1 lb (N)/1000 sq. ft.
Shrub Beds*	Every 3 Years	October or April	23-0-30	1 lb (N)/1000 sq. ft.
Shade Trees*	Every 3 Years	October or April	23-0-30	.5 lbs/1 Cu. Yd. of soil

Note: Do not fertilize trees and turf during the same season. Offset tree fertilization by one season in order to prevent fertilizer burn on turf.

* Plants that fix nitrogen, like Silver Buffaloberry, Caragana, Honeylocust, Russian Olive or other legumes, should not be fertilized except under special conditions.
Tall shrubs do not need to be fertilized if leaf color remains normal.

** Analysis will be allowed within the following ranges: N (16-24) – P (0) – K (20-30).

CITY OF BROOKLYN CENTER

RESOLUTION

IT IS RESOLVED that the City of Brooklyn Center enter into MnDOT Agreement No. 1033628 with the State of Minnesota, Department of Transportation for the following purposes:

To provide for payment by the State to the City for the acquisition of landscape materials to be placed adjacent to Trunk Highway No. 100 along the northwest loop of John Martin Drive under State Project No. 2755-969.

IT IS FURTHER RESOLVED that the Mayor and the ______________________________
(Title)
are authorized to execute the Agreement and any amendments to the Agreement.

CERTIFICATION

I certify that the above Resolution is an accurate copy of the Resolution adopted by the Council of the City of Brooklyn Center at an authorized meeting held on the ____________________ day of ______________, 2019, as shown by the minutes of the meeting in my possession.

Subscribed and sworn to me this
__________ day of ______________, 2019

Notary Public ______________________

My Commission Expires ______________________

____
(Signature)

____
(Type or Print Name)

____
(Title)

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: N/A

FROM: Doran Cote, Public Works Director

SUBJECT: Resolution Approving Equipment Loan Agreement

Requested Council Action:

- *Motion to Approve a resolution approving an Equipment Loan Agreement*

Background:

The general purpose of this Equipment Loan Agreement (Agreement) is to provide a process for units of government to share equipment with other agencies within the State of Minnesota. This Agreement specifically allows a requesting party to request equipment that best meets the needs of a given situation.

In order to keep this Agreement closer to local level of government, Hennepin County Emergency Management (HCEM) has volunteered to serve as the administrative coordinator for the units of government entering into this Agreement. When a community adopts this Agreement a fully executed copy of the Agreement needs to be forwarded to HCEM.

The effective date for this Agreement is April 8, 2019.

Budget Issues:

There are no budget issues to consider. Equipment is routinely provided to neighboring communities on an informal basis. It is up to the sending party to decide whether to charge the requesting party for the equipment provided. The Agreement can be terminated after 30 days' written notice to HCEM.

Strategic Priorities and Values:

Safe, Secure, Stable Community

ATTACHMENTS:

Description	Upload Date	Type
Resolution	3/29/2019	Cover Memo
Agreement	3/29/2019	Cover Memo

Member introduced the following resolution and moved its adoption:

RESOLUTION NO. _______________

RESOLUTION APPROVING EQUIPMENT LOAN AGREEMENT

WHEREAS, the general purpose of this Equipment Loan Agreement (Agreement) is to provide a process for units of government to share equipment with other agencies within the State of Minnesota; and

WHEREAS, this Agreement specifically allows a requesting party to request the equipment that best meets the needs of a given situation; and

WHEREAS, this Agreement provides the flexibility for all units of government to use the resources located among all participating parties in the State of Minnesota.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota, that an Equipment Loan Agreement is hereby approved. The Mayor and City Manager are hereby authorized to execute said agreement.

April 8, 2019
Date

____
Mayor

ATTEST: _______________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.

EQUIPMENT LOAN AGREEMENT

This Equipment Loan Agreement ("Agreement") is made and entered into as of the __ day of _______________, 20___ by and among the governmental units that have executed this document as evidenced by the signature pages attached hereto.

RECITALS

A. Each Party has certain public works Equipment that can be utilized by other Parties for use in carrying out their respective duties to keep public infrastructure properly maintained and to protect the public health, safety, and welfare in a cost-effective manner.

B. It is the best interests of the Parties and their respective taxpayers to enter into an agreement to set out a process by which a Party may request the use of certain equipment of another Party and to set out the terms under which such equipment will be made available.

C. This Agreement is an extension of the joint powers agreement titled the Public Works Joint Powers Mutual Aid Agreement the parties have adopted and which is a prerequisite to entering into this Agreement.

D. In order to reduce the financial risks associated with loaning Equipment, this Agreement is limited to only loaning Equipment that has a replacement value of no greater than $500,000 as determined by the Party who owns the equipment.

E. Hennepin County Emergency Management has agreed to receive and maintain the contact information for the Parties that have entered into this Agreement in order to facilitate requests to borrow equipment.

F. This Agreement is made pursuant to Minnesota Statues, section 471.59, which authorizes the joint and cooperative exercise of powers common to the parties. Each of the Parties to this Agreement is authorized to own and operate Equipment and so may enter into a joint powers agreement to share such Equipment.

AGREEMENT

The Parties to this Agreement hereby agree as follows:

1. **Definition of Terms**. For the purposes of this Agreement, the following terms shall have the meaning given them in this section.

   (a) Agreement. "Agreement" means this Equipment Loan Agreement.

   (b) Eligible Party. "Eligible Party" means a "governmental unit" as defined by Minnesota Statues, section 471.59, subdivision 1 that has entered into the joint powers agreement titled the Public Works Joint Powers Mutual Aid Agreement.

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(c) Equipment. “Equipment” means any equipment, vehicles, or other property owned by a Party that has a replacement value of under $500,000 as determined by the Party who owns the equipment.

(d) HCEM. “HCEM” means Hennepin County Emergency Management or its designee.

(e) Party and Parties. “Party” means an Eligible Party that elects to participate in this Agreement by the authorization of its governing body. “Parties” means more than one Party to this Agreement.

(f) Requesting Official. “Requesting Official” means a person who is designated by the Requesting Party to request the loan of one or more pieces of Equipment from another Party.

(g) Requesting Party. “Requesting Party” means a Party that requests to loan one or more pieces of Equipment from a Sending Party.

(h) Sending Official. “Sending Official” means a person who is designated by a Party to determine whether and to what extent that Party should loan one or more pieces of its Equipment to a Requesting Party.

(i) Sending Party. “Sending Party” means a Party that loans one or more pieces of Equipment to a Requesting Party.

2. **Designate Officials**. The governing body of each Party shall designate one or more employees or elected officials to serve as a Requesting Official that is authorized to request Equipment from another Party. The governing body of each Party shall also designate one or more employees or elected officials to serve as a Sending Official that is authorized to loan Equipment to another Party. Each Party shall provide the names and contact information regarding its designated Requesting Official and Sending Official to HCEM.

3. **Requesting Equipment**. Whenever, in the opinion of a Requesting Official of a Party, there is a need for Equipment from another Party, such Requesting Official may, at his or her discretion, call upon the Sending Official of any other Party to furnish the requested Equipment. The Parties understand that this Agreement is limited to Equipment that has a replacement value of under $500,000 as determined by the Party that owns the Equipment. Any piece of Equipment that has a replacement value of $500,000 or greater may not be loaned or borrowed pursuant to this Agreement. The Sending Party has the sole discretion of determining whether to loan the requested Equipment to the Requesting Party and shall in no way be held liable for denying a request.

4. **Fees**. The Requesting Official and the Sending Official shall mutually agree on whether a fee shall be charged for use of the Equipment. The Requesting Official and the Sending Official may determine that no fee will be charged. If a fee is to be charged, the amount of the fee must be documented in writing and mutually agreed upon before any Equipment is loaned. Such writing may be by email or any other written form. If a fee is

charged, the Sending Party shall submit an invoice to the Receiving Party within 30 days after the Equipment is returned to the Sending Party. The Receiving Party shall pay the invoice within 30 days after receipt of the invoice.

5. **Loan Period**. Prior to sending the Equipment, the Requesting Official and the Sending Official shall agree on the length of the period during which the Requesting Party may use the Equipment. The Requesting Official and the Sending Official may agree to modify the loan period.

6. **Recalling Equipment**. Whenever a Sending Party has provided one or more pieces of Equipment to a Requesting Party, the Sending Official may at any time, regardless of the agreed upon loan period, recall any of the Equipment it loaned if the Sending Official determines, in his or her best judgment, such recall is necessary to provide for the best interests of the Sending Party's community. Such action shall not result in liability to any Party and each Party hereby waives all claims against another Party for recalling any Equipment.

7. **Requesting Party's Responsibilities**. A Requesting Party that receives one or more pieces of Equipment from a Sending Party shall, during the entire period in which the Requesting Party has possession of the Equipment, be responsible for each of the following:

   (a) Transporting. Transporting the Equipment to and from the Sending Party's location;

   (b) Examining the Equipment. Examining the Equipment upon receipt to determine its suitability for the Requesting Party's intended use;

   (c) Trained Operators. Ensuring that only properly trained and licensed personnel are allowed to operate the Equipment;

   (d) Routine Maintenance. Conducting any routine maintenance required to operate the Equipment. Routine maintenance includes, but is not limited to, supplying fuel, lubricants, fluids, repairing flat tires, and other items that are typically incidental to the use of the Equipment;

   (e) Liability and Equipment Insurance. Maintaining liability, property, automobile, and such other insurance coverages as may be needed to cover its operation of the Equipment. The Requesting Party's coverage shall be primary and non-contributory to any other coverage available to the Sending Party. The Requesting Party shall also be entitled to maintain a program of self-insurance. The Sending Party may require proof of insurance coverage from the Requesting Party before agreeing to loan its Equipment;

   (f) Workers' Compensation. Injuries to or death of its own personnel while using the Equipment. The Requesting Party shall maintain workers' compensation insurance or self-insurance covering its own personnel while they are using the Equipment. The Requesting Party waives the right to sue the Sending Party for any workers' compensation benefits paid to its own personnel or their dependents, even if the injuries were caused wholly or partially by the negligence of the Sending Party or its officers, employees, volunteers, or agents;

(g) Damages. Damages to or loss of the Equipment. At a minimum, the Requesting Party shall be obligated to either repair the Equipment or pay the mutually agreed upon actual cash value of the Equipment. The Sending Party shall be entitled to receive any insurance or coverage proceeds received by the Requesting Party that are in excess of the Equipment's actual cash value;

(h) Storing. Storing the Equipment in a safe and secure place; and

(i) Returning. Returning the Equipment to the Sending Party at the end of the agreed upon loan period or earlier if recalled by the Sending Party. The Equipment shall be returned in at least the same condition it was in when received, except normal wear and tear. Any Equipment using fuel or other fluids must be returned with at least the same level of fuel and fluids that the Equipment had when received by the Requesting Party.

8. **Indemnification**. To the fullest extent permitted by law, the Requesting Party agrees to defend, indemnify, and hold the Sending Party harmless against any claims brought or actions filed against the Sending Party or any officer, employee or agent of the Sending Party for injury to, death of, or damage to the property of any third person or persons, arising from the Requesting Party's use of the Equipment or the Requesting Party's failure to perform its obligations under this Agreement. The Requesting Party is not required to indemnify the Sending Party for claims arising from the Sending Party's own negligence or misconduct. Under no circumstances shall a Party be required to pay on behalf of itself and the other Party any amounts in excess of the limits on liability established in Minnesota Statutes, Chapter 466 applicable to any one Party.

9. **Liability**. To the fullest extent permitted by law, action by the Parties to this Agreement are intended to be and shall be construed as a "cooperative activity" and it is the intent of the Parties that they shall be deemed a "single governmental unit" for the purposes of liability, as set forth in Minnesota Statutes, section 471.59, subd. 1a(a), provide further that for purposes of that statute, each Party to this Agreement expressly declines responsibility for the acts or omissions of another Party, except to the extent necessary to give effect to the indemnification provision in this Agreement.

10. **Governing Law**. This Agreement shall be governed by and interpreted in accordance with the laws of the State of Minnesota.

11. **Waiver**. The waiver by either the Requesting Party or the Sending Party of any breach or failure to comply with any provision of this Agreement by the other party shall not be construed as, or constitute a continuing waiver of such provision or a waiver of any other breach of or failure to comply with any other provision of this Agreement.

12. **Entire Agreement**. This document, including the recitals and the documents expressly incorporated herein by reference, constitutes the entire agreement between the Parties regarding the lending and borrowing of Equipment. This Agreement is an extension of the Public Works Joint Powers Mutual Aid Agreement, which is incorporated herein. To

the extent there are any inconsistencies between the documents, the provisions of this Agreement shall be controlling with respect the lending and borrowing of Equipment by the Parties.

13. **Counterparts**. This Agreement may be executed in counterparts, each of which shall be an original, all of which shall constitute but one and the same instrument.

14. **Savings Clause**. If any court of competent jurisdiction finds any portion of this Agreement to be contrary to law or invalid, the remainder of the Agreement will remain in full force and effect.

15. **Withdrawal**. Any Party may withdraw from this Agreement by action of its governing body. The withdrawing Party shall send written notification of its withdrawal to HCEM. Any Party who withdraws from the Public Works Joint Powers Mutual Aid Agreement shall, as of the effective date of such withdrawal, be deemed to have also withdrawn from this Agreement.

16. **Effective Date and Termination**. This Agreement is effective on the date at least two Parties sign this Agreement. This Agreement will become effective as to additional Parties on the date executed by each such additional Party. This Agreement shall continue until terminated. This Agreement shall be deemed terminated if the Public Works Joint Powers Mutual Aid Agreement is terminated according to its terms, or if the number of Parties to this Agreement falls below 11. HCEM will notify the remaining Parties if this Agreement is terminated.

17. **No Third Party Rights**. This Agreement is solely for the benefit of the Parties. This Agreement shall not create or establish any rights in or for the benefit of any third party.

IN WITNESS WHEREOF, the Parties, by action of their respective governing bodies, caused this Agreement to be approved on the date below.

____
GOVERNMENTAL UNIT

Dated: ______________________________

BY:______________________________

Its ___________________________

AND:______________________________

Its ___________________________

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COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: N/A

FROM: Nate Reinhardt, Finance Director

SUBJECT: Resolution Adopting Amendments to the Brooklyn Center City Council Code of Policies Section 2.21 Financial Management Policies - Debt Policies

Requested Council Action:

- Motion to Approve resolution Adopting Amendments to the Brooklyn Center City Council Code of Policies Section 2.21 Financial Management Policies - Debt Policies

Background:

Staff has reviewed the City's Financial Management Policies Debt Section last updated by City Council on October 18, 2006. The policy provides guidelines for outstanding debt limits, debt structuring, debt issuance practices, and debt management practices.

During the debt rating review performed by Standard and Poor's leading up to the 2018 bond issuance it was noted that the City's debt policy was "limited and outdated." As a result, Finance department staff has performed a thorough review of the debt section of the City's Financial Management Policies, compared with other City's debt policies, and compared to Best Practice recommendations provided by the Government Finance Officers Association. A revised policy was further reviewed and revised by Springsted Inc., the City's Fiscal Advisor.

The proposed changes to the debt policy were presented to the Financial Commission on March 28, 2019. The Financial Commission reviewed and recommended the revised debt policy be forwarded to City Council for consideration.

Attached is the redlined policy with deletions in ~~strikethrough~~ and additions underlined, and a resolution adopting the proposed revisions to the Financial Management Policies Debt Section for City Council consideration.

Budget Issues:

The primary objective of the policy is to establish conditions for the use of debt and to create policies that minimize the City's debt service and issuance costs, retain a high credit rating in the financial community, and to maintain full and complete financial disclosure and reporting. The City's Debt policies are a component of the review performed by rating agencies when evaluating the City's bonds. A complete debt policy could contribute to a higher bond rating which would, in turn, decrease the price the City pays for interest on future debt issuances.

Strategic Priorities and Values:

Safe, Secure, Stable Community

ATTACHMENTS:

Description	Upload Date	Type
Resolution Adopting Amendments to Debt Policies	4/3/2019	Resolution Letter
Proposed Debt Policy Revisions	4/1/2019	Exhibit

Member introduced the following resolution and moved its adoption:

RESOLUTION NO. _______________

RESOLUTION ADOPTING AMENDMENTS TO THE FINANCIAL POLICIES SECTION OF THE BROOKLYN CENTER CITY COUNCIL CODE OF POLICIES

WHEREAS, the City Council of the City of Brooklyn Center adopted Financial Management Policies on October 18, 2006 included in the City Council Code of Policies; and

WHEREAS, revisions to Section 2.21 Financial Management Policies Section C: Debt Policies have been reviewed and recommended by Financial Commission; and

WHEREAS, revisions to Section 2.21 Financial Management Policies Section C: Debt Policies have been reviewed by the City Council.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota that the amended Section 2.21 Financial Management Policies Section C: Debt Policies attached hereto as Exhibit 1 be incorporated into the Code of Policies and hereby adopted.

April 8, 2019
Date

Mayor

ATTEST: ______________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.

C. Debt Policies

1. The City will confine long-term borrowing to capital improvements or projects which cannot be financed from current revenues.

2. When the City finances capital projects by issuing bonds, it will pay back the bonds within a period not to exceed the expected useful life of the project.

3. ~~On all projects, at least 50% of the principal shall be retired within ten years.~~ The City's goal is to amortize 65% of outstanding debt within 10 years; however, in no case shall the City amortize less than 50% of outstanding debt within 15 years.

4. State law limits general obligation debt to 30 years in most circumstances. The City will attempt to keep the ~~average~~ stated maturity of General Obligation Bonds at or below 20 years.

5. ~~Total debt service for General Obligation debt will not exceed five percent of total annual locally generated operating revenue in the general, special revenue, and proprietary funds.~~

6. Total General Obligation debt ~~will not exceed two percent of the market valuation of taxable property~~ will not exceed the statutory limit of 3% of the estimated Market Value of taxable property in the City as required by Minnesota Statute, Section 475.53.

7. Where possible, the City will use special assessment, revenue or other self-supporting bonds instead of General Obligation Bonds repaid with a property tax levy.

8. The City will not incur debt to support current operations.

9. The City will maintain good communications with bond rating agencies regarding its financial condition. The City will follow a policy of full disclosure in every financial report and bond prospectus. The City shall comply with SEC rule 15©2(12) on primary and continuing disclosure. Continuing disclosure reports shall be filed no later than 180 days after the end of the fiscal year.

10. ~~Direct net debt (gross debt less debt fully supported by revenues) per capita shall not exceed $600 per capita.~~ Total governmental fund debt service cannot exceed 25% of the City's governmental fund expenditures.

11. The City will require Minimum Assessment (Taxable Valuation) Agreements on all projects in which the City is providing development assistance through tax increment financing or committing its bonding authority. This will ensure minimal cash flow (increment) to repay obligations, provide another level of review before commitment (by the City Assessor), and to the minimal value agreed upon, eliminate tax appeals during the agreement period.

12. The City shall use variable rate debt only if total principal and interest of the debt constitutes less than 20% of the City's total debt payments and only if circumstances dictate the need for a short term call date. The City will not use derivative based debt.

13. The City shall use an outside bond attorney, an independent municipal advisor to structure the sale of debt, and a paying agent for book entry transactions.

14. The City shall invest bond proceeds in a separate account in order to account for earnings on invested proceeds for the purposes of complying with arbitrage regulations. The City shall complete and arbitrage rebate report for each issue no less than every five years after its date of issuance.

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: N/A

FROM: Nate Reinhardt, Finance Director

SUBJECT: Resolution Adopting Post Issuance Compliance Policy for Tax Exempt Governmental Bonds

Requested Council Action:

- Motion to Approve Resolution Adopting a Post Issuance Compliance Policy for Tax Exempt Governmental Bonds

Background:

In consultation with Springsted Inc., the City's Financial Advisor, staff is recommending City Council consideration of a proposed Post Issuance Compliance Policy for Tax Exempt Governmental Bonds.

Post issuance compliance is dictated by federal rules and essentially covers three areas; use of bond proceeds, arbitrage monitoring and continuing disclosure. The policy defines who is responsible (primarily the Finance Director) for reporting, monitoring compliance, records retention and continuing disclosure requirements. The City has been in full compliance with post issuance requirements and the policy will not change the City's practice. The proposed policy will formalize the existing practice in written form.

Attached is a memo prepared by Springsted Inc. that further discusses the intent and scope of the policy, proposed Post Issuance Compliance Policy for Tax Exempt Governmental Bonds, and a resolution for City Council consideration.

Budget Issues:

The adoption of this policy will not cause the City to incur any additional expenses.

Strategic Priorities and Values:

Safe, Secure, Stable Community

ATTACHMENTS:

Description	Upload Date	Type
Cover Memo - Springsted	4/1/2019	Cover Memo
Resolution Adopting Post Issuance Compliance Policy	4/1/2019	Resolution Letter
Post Issuance Compliance Policy	4/1/2019	Exhibit

Springsted Incorporated
380 Jackson Street, Suite 300
St. Paul, MN 55101-3002

Springsted

Tel: 651.223.3000
Fax: 651.223.3002
www.springsted.com

MEMORANDUM

TO: Mr. Nate Reinhardt, Finance Director, City of Brooklyn Center

FROM: Doug Green, Client Representative, Springsted Incorporated

DATE: March 28, 2019

SUBJECT: Post Issuance Compliance Policy

Post-issuance compliance of governmental municipal bonds is dictated by federal rules. There are essentially three areas, the first two of which are interrelated. A brief summary is provided below:

1. Use of Bond Proceeds – The interest earned on tax-exempt municipal bonds is exempt from federal income taxes. As a result, the Internal Revenue Service (IRS) promulgates a number of rules for their use. First, the IRS wants to ensure bond proceeds are used for their intended legal purpose. Secondly, the IRS wants to ensure that the asset financed with tax exempt bond proceeds stays in the public hands and is used for its original purpose while the bonds are outstanding.

2. Arbitrage Monitoring – The IRS has established rules regarding how issuers can invest bond proceeds, which consists of all monies related to the bond issue (i.e. original bond proceeds, annual levies to make debt service payments, investment revenues, etc.). At the most basic level, issuers cannot invest bond proceeds at interest rates higher than what they are paying on the bonds. If issuers have "positive arbitrage," it must rebate excess earnings back to the IRS.

3. Continuing Disclosure (CD) – While the bonds are outstanding, they can be continually traded on the secondary market. As a result, current and potential investors have an interest in monitoring the financial condition of the issuer. This is primarily done by issuers submitting their annual audited financial statements to the Electronic Municipal Market Access (EMMA) website, operated by the Municipal Securities Rulemaking Board (MSRB). There are also fourteen "material events" that issuers must disclose to EMMA within ten days if they occur. Examples of "material events" include credit rating changes, missed payments and early redemptions (payments).

The attached Post-Issuance Compliance Policy outlines in detail these obligations of the City, while referencing the applicable IRS statutes. The City has been in full compliance with these post-issuance compliance responsibilities. The adoption of this policy will not change the City's practices or cause it to incur additional expense. The purpose is simply to formalize existing practice in written form.

Member introduced the following resolution and moved its adoption:

RESOLUTION NO. _______________

RESOLUTION ADOPTING POST ISSUANCE COMPLIANCE POLICY FOR TAX EXEMPT GOVERNMENTAL BONDS

WHEREAS, the City Council of the City of Brooklyn Center adopted a City Council Code of Policies on April 10, 2006; and

WHEREAS, the City staff, in consultation with Springsted Inc. the City's Financial Advisor, recommends the addition of Section 2.24 Post Issuance Compliance Policy for Tax Exempt Governmental Bonds to the City Council Code of Policies; and

WHEREAS, the Post Issuance Compliance Policy for Tax Exempt Governmental Bonds has been reviewed and recommended by Financial Commission.

WHEREAS, the Post Issuance Compliance Policy for Tax Exempt Governmental Bonds has been reviewed by the City Council.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota that Section 2.24 Post Issuance Compliance Policy for Tax Exempt Governmental Bonds attached hereto as Exhibit 1 be incorporated into the Code of Policies and hereby adopted.

April 8, 2019	
Date	Mayor

ATTEST: ______________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.

City Council Code of Policies

SECTION II – GENERAL POLICIES
<u>FINANCIAL</u>

2.24 Post-Issuance Compliance Policy for Tax-Exempt Governmental Bonds

The City of Brooklyn Center (the "City") issues tax-exempt governmental bonds to finance capital improvements. As an issuer of tax-exempt governmental bonds, the City is required by the terms of Sections 103 and 141-150 of the Internal Revenue Code of 1986, as amended (the "Code"), and the Treasury Regulations promulgated thereunder (the "Treasury Regulations"), to take certain actions subsequent to the issuance of such bonds to ensure the continuing tax-exempt status of such bonds. In addition, Section 6001 of the Code and Section 1.6001-1(a) of the Treasury Regulations, impose record retention requirements on the City with respect to its tax-exempt governmental bonds. This Post- Issuance Compliance Procedure and Policy for Tax-Exempt Governmental Bonds (the "Policy") has been approved and adopted by the City to ensure that the City complies with its post-issuance compliance obligations under applicable provisions of the Code and Treasury Regulations.

1. <u>Effective Date and Term</u>. The effective date of this Policy is the date of approval by the City Council of the City (April 8, 2019) and shall remain in effect until superseded or terminated by action of the City Council of the City.

2. <u>Responsible Parties</u>. The Finance Director of the City shall be the party primarily responsible for ensuring that the City successfully carries out its post-issuance compliance requirements under applicable provisions of the Code and Treasury Regulations. The Finance Director will be assisted by the staff of the Finance Department of the City and by other City staff and officials when appropriate. The Finance Director of the City will also be assisted in carrying out post-issuance compliance requirements by the following organizations:

(a) Bond Counsel (the law firm primarily responsible for providing bond counsel services for the City);

(b) Municipal Advisor (the organization primarily responsible for providing Municipal Advisor services to the City);

(c) Paying Agent (the person, organization, or City officer primarily responsible for providing paying agent services for the City); and

(d) Rebate Analyst (the organization primarily responsible for providing rebate analyst services for the City).

The Finance Director shall be responsible for assigning post-issuance compliance responsibilities to members of the Finance Department, other staff of the City, Bond Counsel, Paying Agent, and Rebate Analyst. The Finance Director shall utilize such other professional service organizations as are necessary to ensure compliance with the post-issuance compliance requirements of the City. The Finance Director shall provide training and educational resources to City staff who are responsible for ensuring compliance with any portion of the post- issuance compliance requirements of this Policy.

3 Post-Issuance Compliance Actions. The Finance Director shall take the following post- issuance compliance actions or shall verify that the following post-issuance compliance actions have been taken on behalf of the City with respect to each issue of tax-exempt governmental bonds issued by the City:

(a) The Finance Director shall prepare a transcript of principal documents (this action will be the primary responsibility of Bond Counsel).

(b)·The Finance Director shall file with the Internal Revenue Service (the "IRS"), within the time limit imposed by Section 149(e) of the Code and applicable Treasury Regulations, an Information Return for Tax-Exempt Governmental Obligations, Form 8038-G (this action will be the primary responsibility of Bond Counsel).

(c) The Finance Director shall monitor each issue of tax-exempt governmental bonds to ensure the proper allocation of bond proceeds to expenditures in accordance with the provisions of Treasury Regulations, Section 1.148-6(d)(1).

(d) The Finance Director, in consultation with Bond Counsel, shall identify proceeds of tax-exempt governmental bonds that must be yield-restricted and shall monitor the investments of any yield-restricted funds to ensure that the yield on such investments does not exceed the yield to which such investments are restricted.

(e) In consultation with Bond Counsel, the Finance Director shall determine whether the City is subject to the rebate requirements of Section 148(f) of the Code with respect to each issue of tax-exempt governmental bonds. In consultation with Bond Counsel, the Finance Director shall determine, with respect to each issue of tax-exempt governmental bonds of the City, whether the City is eligible for any of the temporary periods for unrestricted investments and is eligible for any of the spending exceptions to the rebate requirements. The Finance Director shall contact the Rebate Analyst (and, if appropriate, Bond Counsel) prior to the fifth anniversary of the date of issuance of each issue of tax-exempt governmental bonds of the City and each fifth anniversary thereafter to arrange for calculations of the rebate requirements with respect to such tax-exempt governmental bonds. If a rebate payment is required to be paid by the City, the Finance Director shall prepare or cause to be prepared the Arbitrage Rebate, Yield Reduction and Penalty in lieu of Arbitrage Rebate, Form 8038-T, and submit such Form 8038-T to the IRS with the required rebate payment. If the City is authorized to recover a rebate payment previously paid, the Finance Director shall prepare or cause to be prepared the Request for Recovery of Overpayments Under Arbitrage Rebate Provisions, Form 8038-R, with respect to such rebate recovery, and submit such Form 8038-R to the IRS.

4. Procedures for Monitoring, Verification, and Inspections. The Finance Director shall institute such procedures as the Finance Director shall deem necessary and appropriate to monitor the use of the proceeds of tax-exempt governmental bonds issued by the City, to verify that certain post-issuance compliance actions have been taken by the City, and to provide for the inspection of the facilities

financed with the proceeds of such bonds. At a minimum, the Finance Director shall establish the following procedures:

(a) The Finance Director shall monitor the use of the proceeds of tax-exempt governmental bonds to: (i) ensure compliance with the expenditure and investment requirements under the temporary period provisions set forth in Treasury Regulations, Section 1.148-2(e); (ii) ensure compliance with the safe harbor restrictions on the acquisition of investments set forth in Treasury Regulations, Section 1.148-S(d); (iii) ensure that the investments of any yield-restricted funds do not exceed the yield to which such investments are restricted; and (iv) determine whether there has been compliance with the spend-down requirements under the spending exceptions to the rebate requirements set forth in Treasury Regulations, Section 1.148-7.

(b) The Finance Director shall monitor the use of all bond-financed facilities in order to: (i) determine whether private business uses of bond-financed facilities have exceeded the de minimus limits set forth in Section 141(b) of the Code as a result of leases and subleases, licenses, management contracts, research contracts, naming rights agreements, or other arrangements that provide special legal entitlements to nongovernmental persons; and (ii) determine whether private security or payments that exceed the *de minimus* limits set forth in Section 141(b) of the Code have been provided by nongovernmental persons with respect to such bond-financed facilities. The Finance Director shall provide training and educational resources to any City staff who have the primary responsibility for the operation, maintenance, or inspection of bond-financed facilities with regard to the limitations on the private business use of bond-financed facilities and as to the limitations on the private security or payments with respect to bond-financed facilities.

(c) The Finance Director shall undertake the following with respect to each outstanding issue of tax-exempt governmental bonds of the City: (i) an annual review of the books and records maintained by the City with respect to such bonds; and (ii) an annual physical inspection of the facilities financed with the proceeds of such bonds, conducted by the Finance Director with the assistance with any City staff who have the primary responsibility for the operation, maintenance, or inspection of such bond-financed facilities.

5. <u>Record Retention Requirements</u>. The Finance Director shall collect and retain the following records with respect to each issue of tax-exempt governmental bonds of the City and with respect to the facilities financed with the proceeds of such bonds: (i) audited financial statements of the City; (ii) appraisals, demand surveys, or feasibility studies with respect to the facilities to be financed with the proceeds of such bonds; (iii) publications related to the bond financing; (iv) trustee or paying agent statements; (v) records of all investments and the gains (or losses) from such investments; (vi) paying agent or trustee statements regarding investments and investment earnings; (vii) reimbursement resolutions and expenditures reimbursed with the proceeds of such bonds; (viii) allocations of proceeds to expenditures (including costs of issuance) and the dates and amounts of such expenditures (including requisitions, draw schedules, draw requests, invoices, bills, and cancelled checks with respect to such expenditures); (ix) contracts entered into for the construction, renovation, or purchase of bond-financed facilities; (x) an asset list or schedule of all bond-financed depreciable property and any depreciation schedules with respect to such assets or property; (xi) records of the purchases and sales of bond-financed assets; (xii) private business uses of bond-financed facilities that

arise subsequent to the date of issue through leases and subleases, licenses, management contracts, research contracts, naming rights agreements, or other arrangements that provide special legal entitlements to nongovernmental persons and copies of any such agreements or instruments; (xiii) arbitrage rebate reports and records of rebate and yield reduction payments; (xiv) resolutions or other actions taken by the governing body subsequent to the date of issue with respect to such bonds; (xv) formal elections authorized by the Code or Treasury Regulations that are taken with respect to such bonds; (xvi) relevant correspondence, including letters, faxes or emails, relating to such bonds; (xvii) documents related to guaranteed investment contracts or certificates of deposit, credit enhancement transactions, and financial derivatives entered into subsequent to the date of issue; (xviii) bidding of financial products for investment securities; (xix) copies of all Form 8038- Ts, Form 8038-Rs, and Form 8038-CPs filed with the IRS and any other forms or documents filed with the IRS; (xx) the transcript prepared with respect to such tax-exempt governmental bonds, including but not limited to (a) official statements, private placement documents, or other offering documents, (b) minutes and resolutions, orders, or ordinances or other similar authorization for the issuance of such bonds, and (c) certification of the issue price of such bonds; and (xxi) documents related to government grants associated with the construction, renovation, or purchase of bond-financed facilities.

The records collected by the Finance Director shall be stored in any format deemed appropriate by the Finance Director and shall be retained for a period equal to the life of the tax-exempt governmental bonds with respect to which the records are collected (which shall include the life of any bonds issued to refund any portion of such tax-exempt governmental bonds or to refund any refunding bonds) plus three (3) years. The Finance Director shall also collect and retain reports of any IRS examination of the City or any of its bond financings.

6. <u>Remedies</u>. In consultation with Bond Counsel, the Finance Director shall become acquainted with the remedial actions (including redemption or defeasance) under Treasury Regulations, Section 1.141-12, to be utilized in the event that private business use of bond- financed facilities exceeds the *de minimus* limits under Section 141(b)(1) of the Code. In consultation with Bond Counsel, the Finance Director shall become acquainted with the Tax-Exempt Bonds Voluntary Closing Agreement Program described in Notice 2008-31, 2008-11 I.R.B. 592, to be utilized as a means for an issuer to correct any post-issuance infractions of the Code and Treasury Regulations with respect to outstanding tax-exempt bonds.

7. <u>Continuing Disclosure Obligations.</u> In addition to its post-issuance compliance requirements under applicable provisions of the Code and Treasury Regulations, the City has agreed to provide continuing disclosure, such as annual financial information and material event notices, pursuant to a continuing disclosure certificate or similar document (the "Continuing Disclosure Document") prepared by Bond Counsel and made a part of the transcript with respect to each issue of bonds of the City that is subject to such continuing disclosure requirements. The Continuing Disclosure Documents are executed by the City to assist the underwriters of the City's bonds in meeting their obligations under Securities and Exchange Commission Regulation, 17 C.F.R. Section 240.15c2-12, as in effect and interpreted form time to time ("Rule 15c2-12"). The continuing disclosure obligations of the City are governed by the Continuing Disclosure Documents and by the terms of Rule 1Sc2-12. The Finance Director is primarily responsible for undertaking such continuing disclosure obligations and to monitor compliance with such obligations.

8. Other Post-Issuance Actions. If, in consultation with Bond Counsel, Municipal Advisor, Paying Agent, Rebate Analyst, the City Manager, the City Attorney, or the City Council, the City Finance Director determines that any additional action not identified in this Policy must be taken by the Finance Director to ensure the continuing tax-exempt status of any issue of governmental bonds of the City, the Finance Director shall take such action if the Finance Director has the authority to do so. If, after consultation with Bond Counsel, Municipal Advisor, Paying Agent, Rebate Analyst, the City Manager, the City Attorney, or the City Council, the Finance Director and the City Manager determine that this Policy must be amended or supplemented to ensure the continuing tax-exempt status of any issue of governmental bonds of the City, the City Manager shall recommend to the City Council that this Policy be so amended or supplemented.

9. Taxable Governmental Bonds. Most of the provisions of this Policy, other than the provisions of Section 7, are not applicable to governmental bonds the interest on which is includable in gross income for federal income tax purposes. On the other hand, if an issue of taxable governmental bonds is later refunded with the proceeds of an issue of tax-exempt governmental refunding bonds, then the uses of the proceeds of the taxable governmental bonds and the uses of the facilities financed with the proceeds of the taxable governmental bonds will be relevant to the tax-exempt status of the governmental refunding bonds. Therefore, if there is any reasonable possibility that an issue of taxable governmental bonds may be refunded, in whole or in part, with the proceeds of an issue of tax-exempt governmental bonds then, for purposes of this Policy, the Finance Director shall treat the issue of taxable governmental bonds as if such issue were an issue of tax-exempt governmental bonds and shall carry out and comply with the requirements of this Policy with respect to such taxable governmental bonds. The Finance Director shall seek the advice of Bond Counsel as to whether there is any reasonable possibility of issuing tax-exempt governmental bonds to refund an issue of taxable governmental bonds.

10. Qualified 501(c)(3) Bonds. If the City issues bonds to finance a facility to be owned by the City but which may be used, in whole or in substantial part, by a nongovernmental organization that is exempt from federal income taxation under Section 501(a) of the Code as a result of the application of Section 501(c)(3) of the Code (a "501(c)(3) Organization"), the City may elect to issue the bonds as "qualified 501(c)(3) bonds" the interest on which is exempt from federal income taxation under Sections 103 and 145 of the Code and applicable Treasury Regulations. Although such qualified 501(c)(3) bonds are not governmental bonds, at the election of the City Finance Director, for purposes of this Policy, the Finance Director shall treat such issue of qualified 501(c)(3) bonds as if such issue were an issue of tax-exempt governmental bonds and shall carry out and comply with the requirements of this Policy with respect to such qualified 501(c)(3) bonds.

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: Doran Cote, Public Works Director

FROM: Mike Albers, City Engineer

SUBJECT: Bellvue and Southeast Area Mill and Overlay Improvements

Requested Council Action:

- Motion to open public hearing
- Take public input
- Motion to close the public hearing
- Motion to approve Resolution Ordering Improvements and Authorizing Preparation of Plans and Specifications for Improvement Project Nos. 2018-08 and 2019-05, Bellvue and Southeast Area Mill and Overlay Improvements (4/5th vote required)

- Motion to open public hearing
- Take public input
- Motion to close the public hearing
- Motion to Approve Resolution Certifying Special Assessments for Improvement Project Nos. 2018-08 and 2019-05, Bellvue and Southeast Area Mill and Overlay Improvements to the Hennepin County Tax Rolls (simple majority vote required)

Background:

A series of two public hearings are scheduled on April 8, 2019. The first public hearing is to consider ordering improvements and authorize preparation of plans and specifications for Improvement Project Nos. 2018-08 and 2019-05. The second public hearing is to consider certification of proposed special assessments for street improvements for Improvement Project Nos. 2018-08 and 2019-05. All potentially affected property owners have been notified by mail of the date of public hearings and the amount of proposed special assessments. The public hearings have also been published in the official City newspaper in accordance with state statute.

I. Explanation of Improvements
The proposed project includes roadway and utility improvements for the residential neighborhood area commonly referred to as Bellvue and Southeast Area Mill and Overlay. This project was established by the City Council on March 26, 2018 and June 11, 2018, by Resolution No's. 2018-56 and 2018-121. On March 11, 2019, the City Council received a project feasibility report and called for a public hearing to be held on April 8, 2019, to consider these improvements.

The project feasibility report provides a description of recommended improvements for the neighborhood and an estimated project budget. The proposed improvements are as follows:

1. Street Improvements - The recommend street improvements include street resurfacing rehabilitation (mill and overlay) of existing pavement, miscellaneous repairs of concrete curb and gutter and driveway aprons, miscellaneous repairs of sidewalk and boulevard restoration.

2. Storm Drainage Improvements - The recommended storm sewer improvements include replacing catch basin castings as necessary within the project areas.

3. Sanitary Sewer Improvements - The recommended sanitary sewer improvements include replacing manhole castings and lids as necessary within the project areas.

4. Water Main Improvements - The recommended water main improvements include replacement of approximately 50 percent of existing valves and hydrants, adjusting gate valve castings as impacted within the project areas and insulating approximately 13 water services that have been susceptible to freezing in the past.

II. Summary of Assessments
Special assessments are proposed as one of several funding sources for the improvements located within the Bellvue and Southeast Area. On November 13, 2018, the City Council adopted the 2019 special assessment rates for street and storm drainage improvements for residential zoned properties. The 2019 rates were established in accordance with the City's Special Assessment Policy.

The feasibility report includes a preliminary assessment roll identifying approximately 269 residential properties that are zoned "R1", 3 sub-dividable residential property that are zoned "R1", 312 residential properties that are zoned "R2", 1 multi-family property with 28 units that is zoned "R3" and 5 multi-family properties that are zoned "R4".

Assessments for Street Rehabilitation (Mill and Overlay)
Special assessments for this project have been calculated in accordance with the City's Special Assessment Policy. The 2019 special assessment rate for street rehabilitation improvements (mill and overlay) is $1,529 for non-subdividable single-family residential properties that are zoned R1 or R2. Assessments for subdividable R1 zoned properties that are larger than the standard single-family lot including 520 56th Avenue, 5556 Emerson Avenue and 5501 Irving Avenue were based on computing a maximum number of subdividable lots times the full R1 unit assessment amount for street improvements. Assessments for multi-family properties that are zoned R3 were based on unit assessments prorated per total lot frontage for street improvements. Assessments for multi-family properties that are zoned R4 were based on an acreage basis for street improvements. See attached revised Appendix C–Final Assessment Roll and Figure 4–Assessment Map from the project feasibility report.

Public Comments
Public comments were included in the Feasibility Report (Appendix B). Subsequently, an additional public comment was received from 5501 Irving Avenue (see attached memorandum dated April 1, 2019).

A property owner may choose to appeal or object to a special assessment. If an owner files an appeal with the City Clerk prior to public hearing, or should any person appear at public hearing and object to an assessment, staff recommends that the City Council refer any substantive objections to staff for a report back to the City Council at a continued public hearing. An example might be an issue whereby staff would need to research the history of a particular complaint and assemble documentation. The City Council should consider removing the objection related assessment from the proposed levy roll and adopting the remaining proposed assessments.

An owner may appeal a special assessment to district court pursuant to Minnesota Statutes, Section 429.081 by serving notice of the appeal upon the Mayor or City Clerk within 30 days after adoption of the special assessment and filing such notice with the district court within ten days after service upon the Mayor or City Clerk. If an appeal for a specific property is actually filed with district court, the City Attorney will advise the City Council of options for handling the dispute and potential litigation issues.

Currently, staff is aware of one objection letter from the property owner of 5328 Irving Avenue (see attached letter dated March 31, 2019). The property owner would still need to file an appeal with district court within ten days of the assessment hearing. 5328 Irving Avenue is an R2 property that was last assessed for street improvements to Irving Avenue in 1999. Staff recommends that this property remain on the assessment roll and approved accordingly.

Payment Options Available to Property Owners
Once an assessment roll is adopted by the City Council, the owner of each property has the following payment options:

1. Pay the entire amount of special assessment, without interest, between April 15 and September 30, 2019.

2. From October 1, 2019, to the end of the business day on November 20, 2019, a property owner may pay the total assessment, with interest calculated from October 1, 2019, to the date of payment.

3. A property owner may pay the assessment over a 10-year period. The first payment will be due with taxes in 2020. The total principle will be payable in annual installments. Interest at 5.0 percent is paid on the unpaid balance.

4. Partial prepayments (such as paying half now and certifying the balance) are not allowed under the City's current Assessment Policy.

III. Recommended Council Procedure

First Public Hearing to Order Improvements: Staff recommends that a presentation be provided to the City Council prior to holding the first public hearing. Following the presentation, a public hearing to consider ordering the improvement project should be conducted to receive public comments. Public comments concerning special assessments should be deferred to the second public hearing. A resolution ordering the improvements and authorizing preparation of plans and specifications is provided for City Council consideration upon closing of the first public hearing.

Second Public Hearing for Special Assessments: After taking action on the first proposed resolution to order the project, it is recommended that the City Council then conduct a second public hearing on proposed special assessments. The attached resolution certifying special assessments for street improvements for Improvement Project Nos. 2018-08 and 2019-05 to the Hennepin County tax rolls is provided for City Council consideration upon closing of the second public hearing.

Budget Issues:

The proposed street and utility improvements are included in the 2019 Capital Improvement Program. The total project cost is estimated to be $4,961,000. Funding sources for the project are budgeted from sources as described in the project feasibility report previously accepted by the City Council on March 11, 2019. The special assessment rates were adopted by the City Council on November 13, 2018, and funding source amounts that are included in the feasibility report are listed below:

	Feasibility Report (3/11/19)
Special Assessments	$ 911,379.74
Sanitary Sewer Utility Fund	$ 180,000.00
Water Utility Fund	$ 411,000.00
Storm Drainage Utility Fund	$ 980,000.00
Street Reconstruction Fund	$ 2,228,620.26
Municipal Sate Aid Fund	$ 250,000.00
Total	$ 4,961,000.00

Strategic Priorities and Values:

Key Transportation Investments

ATTACHMENTS:

Description	Upload Date	Type
Resolution Ordering Improvements	4/1/2019	Cover Memo
Resolution Certifying Special Assessments	4/1/2019	Cover Memo
Assessment Map	4/1/2019	Cover Memo
Final Levy Roll	4/1/2019	Cover Memo
5328 Irving Avenue Notice of Objection to Assessment	4/1/2019	Cover Memo
Resident Comment Update Memo	4/1/2019	Cover Memo
PowerPoint	4/2/2019	Cover Memo

Member introduced the following resolution and moved its adoption:

RESOLUTION NO.______________

RESOLUTION ORDERING IMPROVEMENTS AND AUTHORIZING PREPARATION OF PLANS AND SPECIFICATIONS FOR IMPROVEMENT PROJECT NOS. 2018-08 AND 2019-05, BELLVUE AND SOUTHEAST AREA MILL AND OVERLAY IMPROVEMENTS

WHEREAS, the Brooklyn Center City Council on March 26, 2018 and June 11, 2018, authorized consideration of street and utility improvements in the area generally described as "Bellvue Neighborhood and Southeast Area", more specifically described as follows: 4th Street N from 55th Avenue N to Bellvue Lane; 54th Avenue N from 175' west of Irving Avenue N to Dupont Avenue N; 55th Avenue N from 175' west of Irving Avenue N to 4th Street N; 56th Avenue N from 175' west of Irving Avenue N to Interstate 94; Aldrich Avenue N from 56th Avenue N to 57th Avenue N; Bellvue Lane from 500' west of Camden Avenue N to 4th Street N; Bryant Avenue N from 53rd Avenue N to 57th Avenue N; Camden Avenue N from 53rd Avenue N to 57th Avenue N; Colfax Avenue N from 53rd Avenue N to 57th Avenue N; Dupont Avenue N from 53rd Avenue N to 57th Avenue N; Emerson Avenue N from 53rd Avenue N to 57th Avenue N; Fremont Avenue N from 53rd Avenue N to 57th Avenue N; Girard Avenue N from 53rd Avenue N to 57th Avenue N; and Irving Avenue N from 53rd Avenue N to 57th Avenue N; and

WHEREAS, the City Council has received and accepted a feasibility report for said proposed improvements, as prepared under the City Engineer's supervision; and

WHEREAS, said improvements are necessary, cost effective and feasible as detailed in the feasibility report; and

WHEREAS, the City Council on March 11, 2019, adopted a resolution setting a date for a public hearing regarding the proposed improvements for Bellvue and Southeast Area; and

WHEREAS, ten days published notice of public hearing was given and the public hearing was held on April 8, 2019, at which time all persons desiring to be heard were given the opportunity to be heard thereon; and

WHEREAS, the City Council has considered all comments, testimony, evidence and reports offered at or prior to the April 8, 2019, public hearing; and

WHEREAS, the City reasonably expects to spend monies from the Infrastructure Construction Fund on a temporary basis to pay the expenditures described in this resolution; and

WHEREAS, the City reasonably expects to reimburse itself for such expenditures from the proceeds of taxable or tax-exempt bonds, the debt service of which is expected to be paid from property taxes, special assessments or utility fees. The maximum amount of special assessment obligations expected to be issued for such project is $911,379.74; and

RESOLUTION NO._______________

WHEREAS, the City Engineer is prepared to develop plans and specifications for said public improvement project.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota, that:

1. Improvement Project Nos. 2018-08 and 2019-05, Bellvue and Southeast Area Mill and Overlay Improvements, are hereby ordered and the City Engineer is authorized to prepare plans and specifications for said improvements.

2. This resolution is intended to constitute official intent to issue taxable or tax exempt reimbursement bonds for purposes of Treasury Regulations and any successor law, regulation, or ruling. This resolution will be modified to the extent required or permitted by Treasury Regulations or any successor law, regulation, or ruling.

April 8, 2019	
Date	Mayor

ATTEST: ____________________________

City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.

Member introduced the following resolution and moved its adoption:

RESOLUTION NO._____________

RESOLUTION CERTIFYING SPECIAL ASSESSMENTS FOR IMPROVEMENT PROJECT NOS. 2018-08 AND 2019-05, BELLVUE AND SOUTHEAST AREA MILL AND OVERLAY IMPROVEMENTS TO THE HENNEPIN COUNTY TAX ROLLS

WHEREAS, pursuant to proper notice duly given as required by law, the City Council has met, heard and passed upon all objections to the proposed Special Assessment Levy No. 20163; and

WHEREAS, assessment rolls, copies of which are attached hereto and part hereof by reference, have been prepared by the City Engineer and City Clerk, tabulating those properties where street improvement costs are to be assessed.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota that:

1. Such proposed assessments, Special Assessment Levy No. 20163 for street improvements, made a part hereof, are hereby accepted and shall constitute special assessments against lands named therein, and each tract of land therein included is hereby found to be benefited by the improvement in the amount of the assessments levied against it.

2. Such assessments shall be payable in equal annual installments extending over a period of ten (10) years as indicated on the assessment roll. The first of the installments shall be payable with ad valorem taxes in 2020, and shall bear interest on the entire assessment at the rate of 5.0 percent per annum from October 1, 2019, through December 31, 2020. To each subsequent installment when due shall be added interest for one year on all unpaid installments.

3. The owner of any property so assessed may at any time prior to certification of assessment to the County Auditor pay the whole assessment, to the City Treasurer, without interest, if entire assessment is paid on or before September 30, 2019. After September 30, 2019, he or she may pay the total assessment, plus interest. Interest will accumulate from October 1, 2019, through the date of payment. Such payment must be made by the close-of-business November 20, 2019, or interest will be charged through December 31 of the succeeding year. If the owner wishes to pay off the balance at some point in the future, such payment must be made before November 15 or interest will be charged through December 31 of the succeeding year.

4. The City Clerk shall forthwith transmit a certified duplicate of this assessment to the County Auditor to be extended on the proper tax lists of the county, and such assessments shall be collected and paid over in the same manner as other municipal taxes.

April 8, 2019
Date

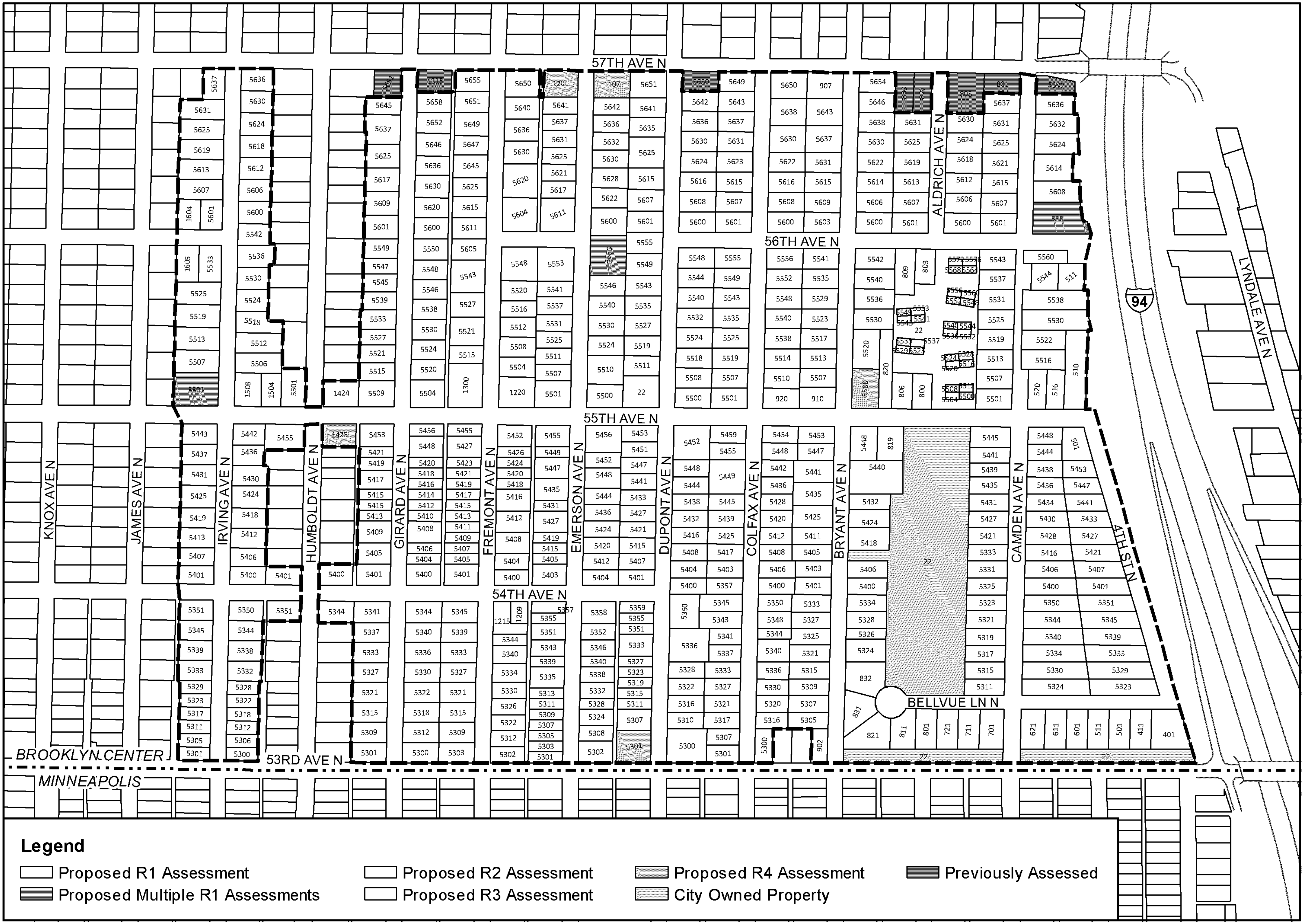
Mayor

ATTEST: ______________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.



BROOKLYN CENTER AT THE CENTER

Assessment Map
Bellvue and Southeast Area Mill and Overlay

April 2019

CITY OF BROOKLYN CENTER FINAL ASSESSMENT ROLL
April 8, 2019
2019 BELLVUE AND SOUTHEAST AREA MILL & OVERLAY
IMPROVEMENT PROJECT NOS. 2018-08 AND 2019-05

PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821430065	5323	4TH ST N	20163	$ 1,529.00	R2
0111821430066	5329	4TH ST N	20163	$ 1,529.00	R2
0111821430064	5333	4TH ST N	20163	$ 1,529.00	R2
0111821430063	5339	4TH ST N	20163	$ 1,529.00	R2
0111821430062	5345	4TH ST N	20163	$ 1,529.00	R2
0111821430061	5351	4TH ST N	20163	$ 1,529.00	R2
0111821430060	5401	4TH ST N	20163	$ 1,529.00	R2
0111821430059	5407	4TH ST N	20163	$ 1,529.00	R2
0111821430058	5421	4TH ST N	20163	$ 1,529.00	R2
0111821430057	5427	4TH ST N	20163	$ 1,529.00	R2
0111821430056	5433	4TH ST N	20163	$ 1,529.00	R2
0111821430091	5441	4TH ST N	20163	$ 1,529.00	R2
0111821430090	5447	4TH ST N	20163	$ 1,529.00	R2
0111821430052	5453	4TH ST N	20163	$ 1,529.00	R2
0111821340081	902	53RD AVE N	20163	$ 1,529.00	R2
0111821330135	1209	54TH AVE N	20163	$ 1,529.00	R2
0111821330134	1215	54TH AVE N	20163	$ 1,529.00	R2
0111821430049	501	55TH AVE N	20163	$ 1,529.00	R2
0111821420048	510	55TH AVE N	20163	$ 1,529.00	R1
0111821420044	516	55TH AVE N	20163	$ 1,529.00	R1
0111821420045	520	55TH AVE N	20163	$ 1,529.00	R1
0111821310149	800	55TH AVE N	20163	$ 1,529.00	R1
0111821310150	806	55TH AVE N	20163	$ 1,529.00	R1
0111821340046	819	55TH AVE N	20163	$ 1,529.00	R2
0111821310065	820	55TH AVE N	20163	$ 1,529.00	R1
0111821310117	910	55TH AVE N	20163	$ 1,529.00	R1
0111821310057	920	55TH AVE N	20163	$ 1,529.00	R1
0111821320099	1220	55TH AVE N	20163	$ 1,529.00	R1
0111821320030	1300	55TH AVE N	20163	$ 1,529.00	R1
0111821320059	1424	55TH AVE N	20163	$ 1,529.00	R1
0111821330072	1425	55TH AVE N	20163	$ 780.12	Multi Family R4 (A) 5387.54 sf, (B) 0 sf
0211821410029	1504	55TH AVE N	20163	$ 1,529.00	R1
0211821410028	1508	55TH AVE N	20163	$ 1,529.00	R1
0111821420057	511	56TH AVE N	20163	$ 1,529.00	R1
0111821420034	520	56TH AVE N	20163	$ 3,058.00	Subdividable R1 = 2 equivalent parcels
0111821310146	803	56TH AVE N	20163	$ 1,529.00	R1
0111821310147	809	56TH AVE N	20163	$ 1,529.00	R1
0211821410045	1604	56TH AVE N	20163	$ 1,529.00	R1
0211821410031	1605	56TH AVE N	20163	$ 1,529.00	R1
0111821310009	907	57TH AVE N	20163	$ 1,529.00	R1
0111821320018	1107	57TH AVE N	20163	$ 996.35	Multi Family R4 (A) 6,880.88 sf, (B) 0 sf
0111821320105	1201	57TH AVE N	20163	$ 928.97	Multi Family R4 (A) 6,415.56 sf, (B) 0 sf
0111821320085	22	ADDRESS UNASSIGNED	20163	$ 1,529.00	R1 (Parking Lot)
0111821310112	5600	ALDRICH AVE N	20163	$ 1,529.00	R1

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821310091	5601	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310113	5606	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310090	5607	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310114	5612	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310089	5613	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310115	5618	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310088	5619	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310004	5624	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310087	5625	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310005	5630	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310086	5631	ALDRICH AVE N	20163	$ 1,529.00	R1
0111821310145	5500	ALDRICH DR N	20163	$ 241.00	R3
0111821310144	5504	ALDRICH DR N	20163	$ 241.00	R3
0111821310143	5508	ALDRICH DR N	20163	$ 241.00	R3
0111821310142	5512	ALDRICH DR N	20163	$ 241.00	R3
0111821310141	5516	ALDRICH DR N	20163	$ 241.00	R3
0111821310140	5520	ALDRICH DR N	20163	$ 241.00	R3
0111821310139	5524	ALDRICH DR N	20163	$ 241.00	R3
0111821310137	5525	ALDRICH DR N	20163	$ 241.00	R3
0111821310138	5528	ALDRICH DR N	20163	$ 241.00	R3
0111821310136	5529	ALDRICH DR N	20163	$ 241.00	R3
0111821310133	5532	ALDRICH DR N	20163	$ 241.00	R3
0111821310135	5533	ALDRICH DR N	20163	$ 241.00	R3
0111821310132	5536	ALDRICH DR N	20163	$ 241.00	R3
0111821310134	5537	ALDRICH DR N	20163	$ 241.00	R3
0111821310131	5540	ALDRICH DR N	20163	$ 241.00	R3
0111821310129	5541	ALDRICH DR N	20163	$ 241.00	R3
0111821310130	5544	ALDRICH DR N	20163	$ 241.00	R3
0111821310128	5545	ALDRICH DR N	20163	$ 241.00	R3
0111821310125	5548	ALDRICH DR N	20163	$ 241.00	R3
0111821310127	5549	ALDRICH DR N	20163	$ 241.00	R3
0111821310124	5552	ALDRICH DR N	20163	$ 241.00	R3
0111821310126	5553	ALDRICH DR N	20163	$ 241.00	R3
0111821310123	5556	ALDRICH DR N	20163	$ 241.00	R3
0111821310122	5560	ALDRICH DR N	20163	$ 241.00	R3
0111821310121	5564	ALDRICH DR N	20163	$ 241.00	R3
0111821310120	5568	ALDRICH DR N	20163	$ 241.00	R3
0111821310119	5572	ALDRICH DR N	20163	$ 241.00	R3
0111821310118	5576	ALDRICH DR N	20163	$ 241.00	R3
0111821430110	401	BELLVUE LA	20163	$ 1,529.00	R2
0111821430109	411	BELLVUE LA	20163	$ 1,529.00	R2
0111821430108	501	BELLVUE LA	20163	$ 1,529.00	R2
0111821430107	511	BELLVUE LA	20163	$ 1,529.00	R2
0111821430106	601	BELLVUE LA	20163	$ 1,529.00	R2
0111821430105	611	BELLVUE LA	20163	$ 1,529.00	R2
0111821430104	621	BELLVUE LA	20163	$ 1,529.00	R2
0111821340140	701	BELLVUE LA	20163	$ 1,529.00	R2
0111821340139	711	BELLVUE LA	20163	$ 1,529.00	R2
0111821340138	721	BELLVUE LA	20163	$ 1,529.00	R2
0111821340137	801	BELLVUE LA	20163	$ 1,529.00	R2
0111821340136	811	BELLVUE LA	20163	$ 1,529.00	R2
0111821340135	821	BELLVUE LA	20163	$ 1,529.00	R2

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821340134	831	BELLVUE LA	20163	$ 1,529.00	R2
0111821340133	832	BELLVUE LA	20163	$ 1,529.00	R2
0111821340078	5305	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340079	5307	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340072	5309	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340073	5315	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340071	5321	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340036	5324	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340069	5325	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340037	5326	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340130	5327	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340039	5328	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340129	5333	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340038	5334	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340041	5400	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340132	5401	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340131	5403	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340057	5405	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340040	5406	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340060	5411	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340042	5418	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340043	5424	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340128	5425	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340044	5432	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340127	5435	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340045	5440	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340126	5441	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340049	5447	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340047	5448	BRYANT AVE N	20163	$ 1,529.00	R2
0111821340048	5453	BRYANT AVE N	20163	$ 1,529.00	R2
0111821310061	5500	BRYANT AVE N	20163	$ 2,177.61	Multi Family R4 (A) 15038.72 sf, (B) 0 sf
0111821310116	5507	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310053	5513	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310054	5517	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310060	5520	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310049	5523	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310050	5529	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310044	5530	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310051	5535	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310043	5536	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310041	5540	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310052	5541	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310042	5542	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310092	5600	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310035	5603	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310093	5606	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310034	5609	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310094	5614	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310036	5615	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310095	5622	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310096	5630	BRYANT AVE N	20163	$ 1,529.00	R1

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821310037	5631	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310011	5637	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310097	5638	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310013	5643	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310098	5646	BRYANT AVE N	20163	$ 1,529.00	R1
0111821310099	5654	BRYANT AVE N	20163	$ 1,529.00	R1
0111821340016	5311	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340017	5315	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340015	5317	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340014	5319	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340012	5321	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340013	5323	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430079	5324	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340010	5325	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430078	5330	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340011	5331	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340009	5333	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430080	5334	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430081	5340	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430083	5344	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430082	5350	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430084	5400	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430085	5406	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430087	5416	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340008	5421	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340120	5427	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430086	5428	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430054	5430	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340119	5431	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430055	5434	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340004	5435	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430050	5436	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430051	5438	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340005	5439	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340144	5441	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430047	5444	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821340143	5445	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821430048	5448	CAMDEN AVE N	20163	$ 1,529.00	R2
0111821310107	5501	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310106	5507	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310105	5513	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420049	5516	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310104	5519	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420050	5522	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310103	5525	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420042	5530	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310102	5531	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310101	5537	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420043	5538	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310100	5543	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420056	5544	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420038	5560	CAMDEN AVE N	20163	$ 1,529.00	R1

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821310111	5601	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310110	5607	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420033	5608	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420032	5614	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310109	5615	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310108	5621	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420031	5624	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310001	5625	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310002	5631	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420030	5632	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821420029	5636	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821310003	5637	CAMDEN AVE N	20163	$ 1,529.00	R1
0111821340083	5300	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340087	5301	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340086	5307	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340125	5316	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340091	5317	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340076	5320	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340090	5321	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340093	5327	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340075	5330	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340095	5333	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340074	5336	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340122	5337	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340067	5340	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340121	5341	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340099	5343	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340145	5344	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340100	5345	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340064	5348	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340066	5350	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340104	5357	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340062	5400	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340103	5403	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340061	5406	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340058	5408	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340059	5412	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340108	5417	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340055	5420	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340107	5425	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340054	5428	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340053	5436	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340110	5439	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340052	5442	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340112	5445	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340050	5448	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340113	5449	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340051	5454	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340116	5455	COLFAX AVE N	20163	$ 1,529.00	R2
0111821340117	5459	COLFAX AVE N	20163	$ 1,529.00	R2
0111821310075	5501	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310074	5507	COLFAX AVE N	20163	$ 1,529.00	R1

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0111821310056	5510	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310058	5514	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310073	5519	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310072	5525	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310071	5535	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310059	5538	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310045	5540	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310070	5543	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310046	5548	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310069	5549	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310047	5552	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310068	5555	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310048	5556	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310032	5600	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310029	5601	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310028	5607	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310033	5608	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310027	5615	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310030	5616	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310031	5622	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310026	5623	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310012	5630	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310020	5631	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310015	5637	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310010	5638	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310014	5643	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310021	5649	COLFAX AVE N	20163	$ 1,529.00	R1
0111821310008	5650	COLFAX AVE N	20163	$ 1,529.00	R1
0111821340085	5300	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330146	5301	DUPONT AVE N	20163	$ 2,225.69	Multi Family R4 (A) 15,370.79 sf, (B) 0 sf
0111821330145	5307	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340089	5310	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330144	5311	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330143	5315	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340088	5316	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330142	5319	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340092	5322	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330141	5323	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330140	5327	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340094	5328	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330139	5333	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340096	5336	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340098	5350	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330138	5351	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330137	5355	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330136	5359	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340101	5400	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330082	5401	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340102	5404	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330081	5407	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340106	5408	DUPONT AVE N	20163	$ 1,529.00	R2

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821330080	5415	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340105	5416	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330079	5421	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330078	5427	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340111	5432	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330077	5433	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340109	5438	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330076	5441	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340115	5444	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330075	5447	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340114	5448	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330074	5451	DUPONT AVE N	20163	$ 1,529.00	R2
0111821340118	5452	DUPONT AVE N	20163	$ 1,529.00	R2
0111821330073	5453	DUPONT AVE N	20163	$ 1,529.00	R2
0111821310076	5500	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310077	5508	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320084	5511	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310078	5518	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320083	5519	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310079	5524	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320082	5527	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310080	5532	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320081	5535	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310081	5540	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320080	5543	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310082	5544	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310083	5548	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320009	5549	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320008	5555	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310023	5600	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320007	5601	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320006	5607	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310022	5608	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320005	5615	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310025	5616	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310024	5624	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320004	5625	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310017	5630	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320003	5635	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310019	5636	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320002	5641	DUPONT AVE N	20163	$ 1,529.00	R1
0111821310018	5642	DUPONT AVE N	20163	$ 1,529.00	R1
0111821320001	5651	DUPONT AVE N	20163	$ 1,529.00	R1
0111821330124	5301	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330147	5302	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330123	5303	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330122	5305	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330121	5307	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330148	5308	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330120	5309	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330119	5311	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330118	5313	EMERSON AVE N	20163	$ 1,529.00	R2

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821330149	5324	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330150	5328	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330151	5332	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330161	5335	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330152	5338	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330114	5339	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330153	5340	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330113	5343	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330154	5346	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330112	5351	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330155	5352	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330111	5355	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330110	5357	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330156	5358	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330100	5403	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330083	5404	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330099	5405	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330084	5412	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330098	5415	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330097	5419	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330085	5420	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330086	5424	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330096	5427	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330095	5431	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330094	5435	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330087	5436	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330088	5444	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330093	5447	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330089	5448	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330092	5449	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330157	5452	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330091	5455	EMERSON AVE N	20163	$ 1,529.00	R2
0111821330158	5456	EMERSON AVE N	20163	$ 1,529.00	R2
0111821320124	5500	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320095	5501	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320096	5507	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320123	5510	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320097	5511	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320087	5524	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320120	5525	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320088	5530	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320119	5531	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320093	5537	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320089	5540	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320092	5541	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320090	5546	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320091	5553	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320010	5556	EMERSON AVE N	20163	$ 3,058.00	Subdividable R1 = 2 equivalent parcels
0111821320011	5600	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320112	5611	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320111	5617	EMERSON AVE N	20163	$ 1,529.00	R1

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821320110	5621	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320012	5622	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320108	5625	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320013	5628	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320014	5630	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320109	5631	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320015	5632	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320016	5636	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320107	5637	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320106	5641	EMERSON AVE N	20163	$ 1,529.00	R1
0111821320017	5642	EMERSON AVE N	20163	$ 1,529.00	R1
0111821330125	5302	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330001	5303	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330002	5309	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330126	5312	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330003	5315	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330004	5321	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330127	5322	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330170	5326	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330005	5327	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330130	5330	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330006	5333	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330131	5334	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330007	5339	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330132	5340	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330133	5344	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330008	5345	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330101	5400	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330042	5401	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330102	5404	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330041	5405	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330040	5407	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330103	5408	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330039	5409	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330038	5411	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330104	5412	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330163	5413	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330162	5415	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330105	5416	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330160	5417	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330106	5418	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330159	5419	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330168	5420	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330165	5421	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330164	5423	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330169	5424	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330108	5426	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330034	5427	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330109	5452	FREMONT AVE N	20163	$ 1,529.00	R2
0111821330033	5455	FREMONT AVE N	20163	$ 1,529.00	R2
0111821320098	5504	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320101	5508	FREMONT AVE N	20163	$ 1,529.00	R1

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821320100	5512	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320029	5515	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320102	5516	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320103	5520	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320028	5521	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320027	5527	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320026	5543	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320104	5548	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320113	5604	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320025	5605	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320024	5611	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320023	5615	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320114	5620	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320022	5625	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320115	5630	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320116	5636	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320117	5640	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320021	5645	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320073	5647	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320072	5649	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320118	5650	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320020	5651	FREMONT AVE N	20163	$ 1,529.00	R1
0111821320019	5655	FREMONT AVE N	20163	$ 1,529.00	R1
0111821330016	5300	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330017	5301	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330018	5309	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330015	5312	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330019	5315	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330014	5318	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330020	5321	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330013	5322	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330021	5327	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330012	5330	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330022	5333	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330011	5336	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330023	5337	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330010	5340	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330024	5341	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330009	5344	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330043	5400	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330063	5401	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330044	5404	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330062	5405	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330045	5406	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330046	5408	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330061	5409	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330047	5410	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330048	5412	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330060	5413	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330049	5414	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330059	5415	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330058	5415	GIRARD AVE N	20163	$ 1,529.00	R2 (Unit B)

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PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0111821330050	5416	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330057	5417	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330166	5418	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330056	5419	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330167	5420	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330055	5421	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330052	5448	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330054	5453	GIRARD AVE N	20163	$ 1,529.00	R2
0111821330053	5456	GIRARD AVE N	20163	$ 1,529.00	R2
0111821320031	5504	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320058	5509	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320057	5515	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320032	5520	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320056	5521	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320033	5524	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320055	5527	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320034	5530	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320054	5533	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320035	5538	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320053	5539	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320052	5545	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320036	5546	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320075	5547	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320037	5548	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320074	5549	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320038	5550	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320039	5600	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320051	5601	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320050	5609	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320049	5617	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320040	5620	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320048	5625	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320041	5630	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320042	5636	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320078	5637	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320079	5645	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320043	5646	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320044	5652	GIRARD AVE N	20163	$ 1,529.00	R1
0111821320122	5658	GIRARD AVE N	20163	$ 1,529.00	R1
0111821330025	5344	HUMBOLDT AVE N	20163	$ 1,529.00	R2
0211821440112	5351	HUMBOLDT AVE N	20163	$ 1,529.00	R2
0111821330064	5400	HUMBOLDT AVE N	20163	$ 1,529.00	R2
0211821440085	5401	HUMBOLDT AVE N	20163	$ 1,529.00	R2
0211821440076	5455	HUMBOLDT AVE N	20163	$ 1,529.00	R2
0211821410001	5501	HUMBOLDT AVE N	20163	$ 1,529.00	R1
0211821440038	5300	IRVING AVE N	20163	$ 1,529.00	R2
0211821440044	5301	IRVING AVE N	20163	$ 1,529.00	R2
0211821440045	5305	IRVING AVE N	20163	$ 1,529.00	R2
0211821440039	5306	IRVING AVE N	20163	$ 1,529.00	R2
0211821440046	5311	IRVING AVE N	20163	$ 1,529.00	R2
0211821440040	5312	IRVING AVE N	20163	$ 1,529.00	R2
0211821440047	5317	IRVING AVE N	20163	$ 1,529.00	R2

CITY OF BROOKLYN CENTER FINAL ASSESSMENT ROLL
April 8, 2019
2019 BELLVUE AND SOUTHEAST AREA MILL & OVERLAY
IMPROVEMENT PROJECT NOS. 2018-08 AND 2019-05

PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0211821440041	5318	IRVING AVE N	20163	$ 1,529.00	R2
0211821440042	5322	IRVING AVE N	20163	$ 1,529.00	R2
0211821440048	5323	IRVING AVE N	20163	$ 1,529.00	R2
0211821440043	5328	IRVING AVE N	20163	$ 1,529.00	R2
0211821440049	5329	IRVING AVE N	20163	$ 1,529.00	R2
0211821440116	5332	IRVING AVE N	20163	$ 1,529.00	R2
0211821440107	5333	IRVING AVE N	20163	$ 1,529.00	R2
0211821440117	5338	IRVING AVE N	20163	$ 1,529.00	R2
0211821440106	5339	IRVING AVE N	20163	$ 1,529.00	R2
0211821440118	5344	IRVING AVE N	20163	$ 1,529.00	R2
0211821440105	5345	IRVING AVE N	20163	$ 1,529.00	R2
0211821440119	5350	IRVING AVE N	20163	$ 1,529.00	R2
0211821440104	5351	IRVING AVE N	20163	$ 1,529.00	R2
0211821440086	5400	IRVING AVE N	20163	$ 1,529.00	R1
0211821440089	5401	IRVING AVE N	20163	$ 1,529.00	R1
0211821440087	5406	IRVING AVE N	20163	$ 1,529.00	R1
0211821440088	5407	IRVING AVE N	20163	$ 1,529.00	R1
0211821440135	5412	IRVING AVE N	20163	$ 1,529.00	R1
0211821440140	5413	IRVING AVE N	20163	$ 1,529.00	R1
0211821440136	5418	IRVING AVE N	20163	$ 1,529.00	R1
0211821440139	5419	IRVING AVE N	20163	$ 1,529.00	R1
0211821440137	5424	IRVING AVE N	20163	$ 1,529.00	R1
0211821440138	5425	IRVING AVE N	20163	$ 1,529.00	R1
0211821440078	5430	IRVING AVE N	20163	$ 1,529.00	R1
0211821440083	5431	IRVING AVE N	20163	$ 1,529.00	R1
0211821440079	5436	IRVING AVE N	20163	$ 1,529.00	R1
0211821440082	5437	IRVING AVE N	20163	$ 1,529.00	R1
0211821440080	5442	IRVING AVE N	20163	$ 1,529.00	R1
0211821440081	5443	IRVING AVE N	20163	$ 1,529.00	R1
0211821410036	5501	IRVING AVE N	20163	$ 3,058.00	Subdividable R1 = 2 equivalent parcels
0211821410027	5506	IRVING AVE N	20163	$ 1,529.00	R1
0211821410035	5507	IRVING AVE N	20163	$ 1,529.00	R1
0211821410026	5512	IRVING AVE N	20163	$ 1,529.00	R1
0211821410034	5513	IRVING AVE N	20163	$ 1,529.00	R1
0211821410025	5518	IRVING AVE N	20163	$ 1,529.00	R1
0211821410033	5519	IRVING AVE N	20163	$ 1,529.00	R1
0211821410024	5524	IRVING AVE N	20163	$ 1,529.00	R1
0211821410032	5525	IRVING AVE N	20163	$ 1,529.00	R1
0211821410023	5530	IRVING AVE N	20163	$ 1,529.00	R1
0211821410030	5533	IRVING AVE N	20163	$ 1,529.00	R1
0211821410123	5536	IRVING AVE N	20163	$ 1,529.00	R1
0211821410021	5542	IRVING AVE N	20163	$ 1,529.00	R1
0211821410020	5600	IRVING AVE N	20163	$ 1,529.00	R1
0211821410044	5601	IRVING AVE N	20163	$ 1,529.00	R1
0211821410019	5606	IRVING AVE N	20163	$ 1,529.00	R1
0211821410043	5607	IRVING AVE N	20163	$ 1,529.00	R1
0211821410018	5612	IRVING AVE N	20163	$ 1,529.00	R1
0211821410042	5613	IRVING AVE N	20163	$ 1,529.00	R1
0211821410017	5618	IRVING AVE N	20163	$ 1,529.00	R1
0211821410041	5619	IRVING AVE N	20163	$ 1,529.00	R1
0211821410016	5624	IRVING AVE N	20163	$ 1,529.00	R1

CITY OF BROOKLYN CENTER FINAL ASSESSMENT ROLL
April 8, 2019
2019 BELLVUE AND SOUTHEAST AREA MILL & OVERLAY
IMPROVEMENT PROJECT NOS. 2018-08 AND 2019-05

PROPERTY ID	HOUSE	STREET NAME	LEVY#	STREET	NOTES
0211821410040	5625	IRVING AVE N	20163	$ 1,529.00	R1
0211821410015	5630	IRVING AVE N	20163	$ 1,529.00	R1
0211821410039	5631	IRVING AVE N	20163	$ 1,529.00	R1
0211821410014	5636	IRVING AVE N	20163	$ 1,529.00	R1
0211821410037	5637	IRVING AVE N	20163	$ 1,529.00	R1
	Total Assessments			$ 911,379.74	

John Tschohl Investments

March 31, 2019

9201 EAST BLOOMINGTON FREEWAY
BLOOMINGTON, MINNESOTA 55420
952-884-3311

Michael Albers
City Engineer
Brooklyn City Council
City of Brooklyn Center
6300 Shingle Creek Parkway
Brooklyn Center, MN 55430

Dear Mr. Albers

I own 5328 Irving Ave N. I am totally opposed to the street improvements for Irving Ave. It is not needed and a waste of our money

The City charges already too much for everything. The residents in this neighed do not need these street improvements and cannot afford them.

To force me to pay $1,529 is unrealistic, unfair and a total waste of money. Their will be no improvement in value of this house after the improvements. I hope the City Council votes this down.

Sincerely,

John Tschohl

M E M O R A N D U M

DATE: April 1, 2019

TO: Curt Boganey, City Manager

THROUGH: Doran Cote, P.E., Director of Public Works

FROM: Mike Albers, P.E., City Engineer

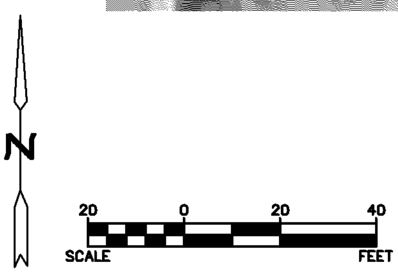
SUBJECT: Resident Survey Comment Update – Bellvue and Southeast Area Mill and Overlay Improvements, Project Nos. 2018-08 and 2019-05

This memo supplements Appendix B (Resident Comments) of the feasibility report for the Bellvue and Southeast Area Mill and Overlay Improvements dated March 5, 2019.

On March 25, 2019, City staff received verbal comments regarding the special assessment from the property owner of 5501 Irving Avenue North. 5501 Irving Avenue is a R1 property that was last assessed for street improvements to 55th Avenue in 1998. The property owner comments voiced concerns over their property being considered subdividable and receiving 2 equivalent R1 special assessments amounting to $3,058.00.

Attached is a map which indicated that the property has sufficient frontage and area to be considered a subdividable property per City Ordinance 35-400. Other similar properties have routinely been assessed as subdividable properties for similar improvements throughout the city. Staff recommends that this property remain on the assessment roll as a subdividable parcel.

No appeal or objection letters have been filed with the Clerk for this property.



3/5/19

BROOKLYN CENTER AT THE CENTER

CITY OF BROOKLYN CENTER
6301 SHINGLE CREEK PARKWAY
BROOKLYN CENTER, MN 55430
(763)569-3340

5501 IRVING AVENUE

BELLVUE AND SOUTHEAST AREA
MILL AND OVERLAY

<u>Section 35-400.</u> TABLE OF MINIMUM DISTRICT REQUIREMENTS. Every use of land within the City of Brooklyn Center shall conform to the following minimum requirements which are applicable to the Land Use District in which such use is contemplated.

(Note: Refer to applicable footnotes)

	(1)		Yard Setbacks (10) (12)			
	Land				Side	
	Area	Width	(2)	(5)	(3) (5)	(2)
District	(Sq. Ft.)	(Feet)	Front	Rear (6)	Interior	Corner
R1						
One Family Dwelling (Interior Lot)	9,500/unit	75	35	25 (9)	10	25
One Family Dwelling (Corner Lot)	10,500/unit	90	35	-- (5)	10	25
R2						
One Family Dwelling (Interior Lot)	7,600/unit	60	35	25 (9)	10	25
One Family Dwelling (Corner Lot)	8,750/unit	75	35	-- (5)	10	25
Two Family Dwelling (Interior Lot)	6,200/unit	75	35	40	10	25
Two Family Dwelling (Corner Lot)	6,200/unit	90	35	-- (5)	10	25
R3 (See Sec. 35-410)	5,400/unit	-- (7)	35	40	-- (7)	25
R4 (See Sec. 35-410)	3,600/unit	100	35	40	10	25
R5 (See Sec. 35-410)	2,700/unit	100	35 (4)	40 (4)	15 (4)	25 (4)
R6 (See Sec. 35-410)	2,200/unit	100	50 (4)	40 (4)	20 (4)	50 (4)
R7 (See Sec. 35-410)	1,400/unit	--	50 (4)	40 (4)	20 (4)	50 (4)
C1 (See Sec. 35-411)	-- (11)	150	35	40	10	25
C1A (See Sec. 35-411)	-- (11)	150	35 (4)	40 (4)	10 (4)	25 (4)
C2 (See Sec. 35-412)	--	100	35, (4)	40 (4)	10 (4)	25 (4)
I-1 (See Sec. 35-413	--	100	50	25	10	50
I-2 (See Sec. 35-413)	--	100	35	25	10	25

Public Hearings for Bellvue and Southeast Area Mill & Overlay (2019)

City Council Meeting, April 8, 2019
Mike Albers, City Engineer

Public Hearing to Order Improvements
Public Hearing for Special Assessments

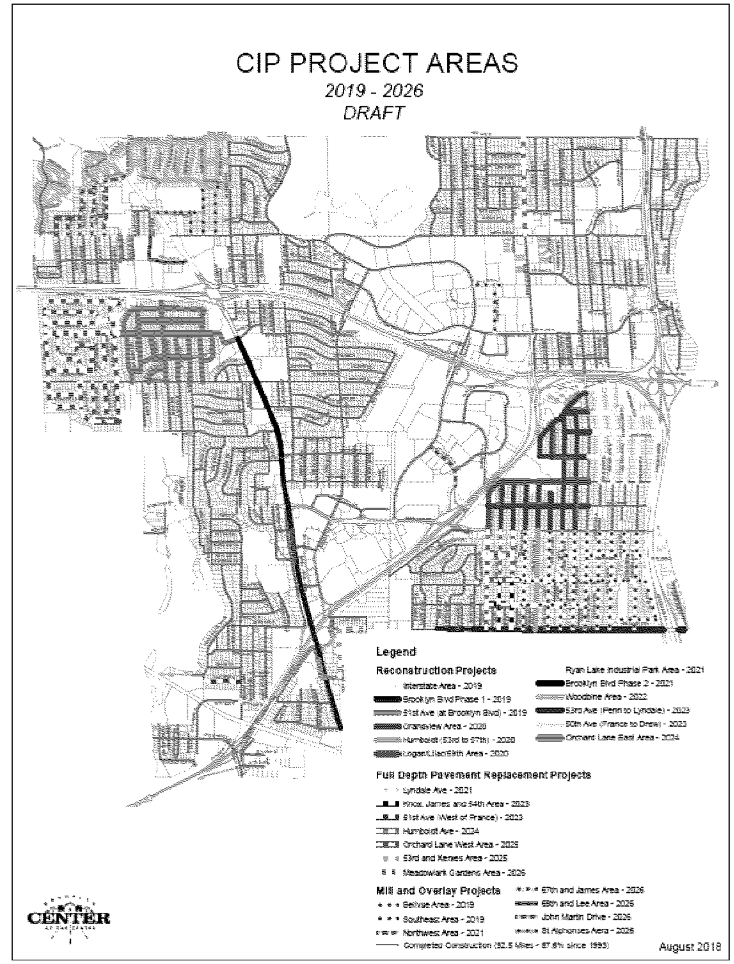
- Bellvue and Southeast Area Mill and Overlay Improvements, Improvement Project Nos. 2018-08 and 2019-05

- Local public improvements to the City's infrastructure based on State of Minnesota Statute Chapter 429

Bellvue and Southeast Area Mill & Overlay

Capital Improvement Program

- City Initiated Program in 1993
- Reconstruct Aging Public Streets and Utilities
- 92.5 miles (88%) Completed
- 2019 will be the 26th Year
- Projected Completion 2021
- 13.1 Miles Remaining
- Est. Cost 2019-2033 CIP: $198 million



Project Planning

Project Evaluation

- Sanitary Sewer
  - Root intrusion, inflow and infiltration, sags, broken pipe
- Water Main
  - Corrosion, leaks, frozen water services, water quality, pipe material
- Storm Drainage
  - Local flooding, pavement preservation
- Streets, Sidewalks and Trails
  - Pavement deterioration, curb and gutter condition
- Street Lights
  - Evaluate condition of lighting system

Utility Improvements

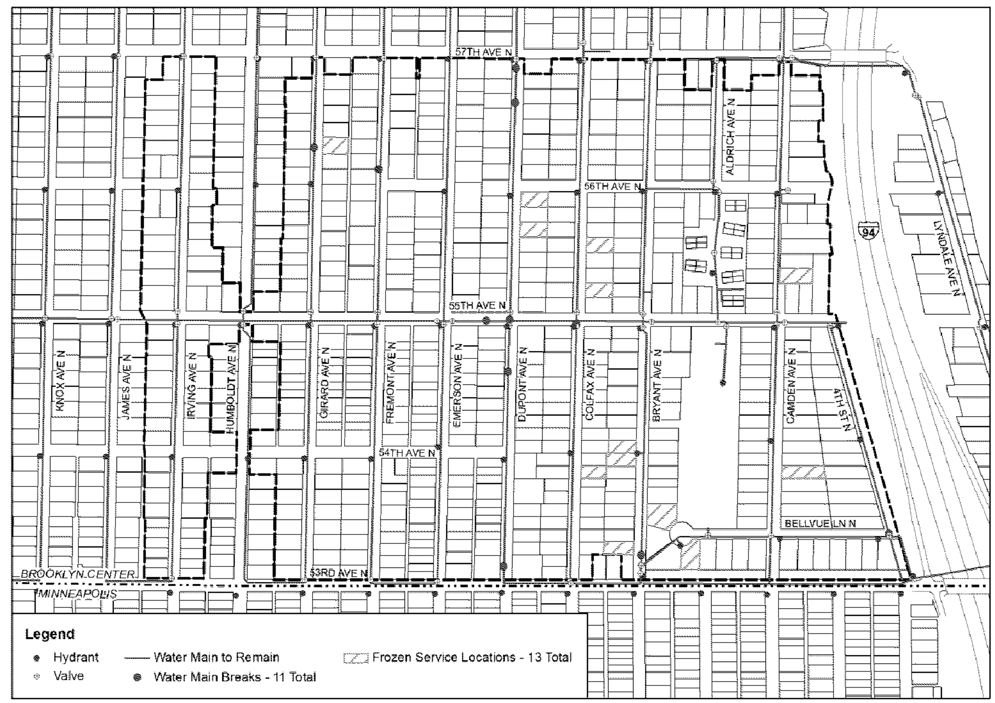
- Sanitary Sewer
  - Installed in 1998 and 1999
  - 8” – 10” PVC
  - Televised and in Good Condition
  - Replace castings with external seal

- Storm Drainage
  - Installed in 1952, 1998, 1999
  - 12” – 54” RCP and HDPE Pipes
  - Televised and in Good Condition
  - Replace castings as needed

- Street Lighting
  - No Improvements are proposed
  - Majority of existing street light system are fiberglass free-standing lights that have underground power service with a rectilinear light fixture
  - Other existing street lights within the project area are on multiuse poles the have overhead power service with cobra-head type LED light fixtures

Utility Improvements: Water Main

- Existing Conditions
  - Installed between 1964 and 1982, 1998
  - 6”- 10” CIP, 16” Steel Pipe, 6” DIP
  - 50% of Hydrants and Valves replaced in 1998 and 1999
  - 11 water main breaks and 13 frozen water services in the past
  - Fair to Good Condition
- Proposed Improvements
  - Partial replacement of Hydrants and Valves (approximately 50%)
  - Adjust Gate Valve Castings as needed
  - Insulate past frozen water services from main to approximately the water curb stop



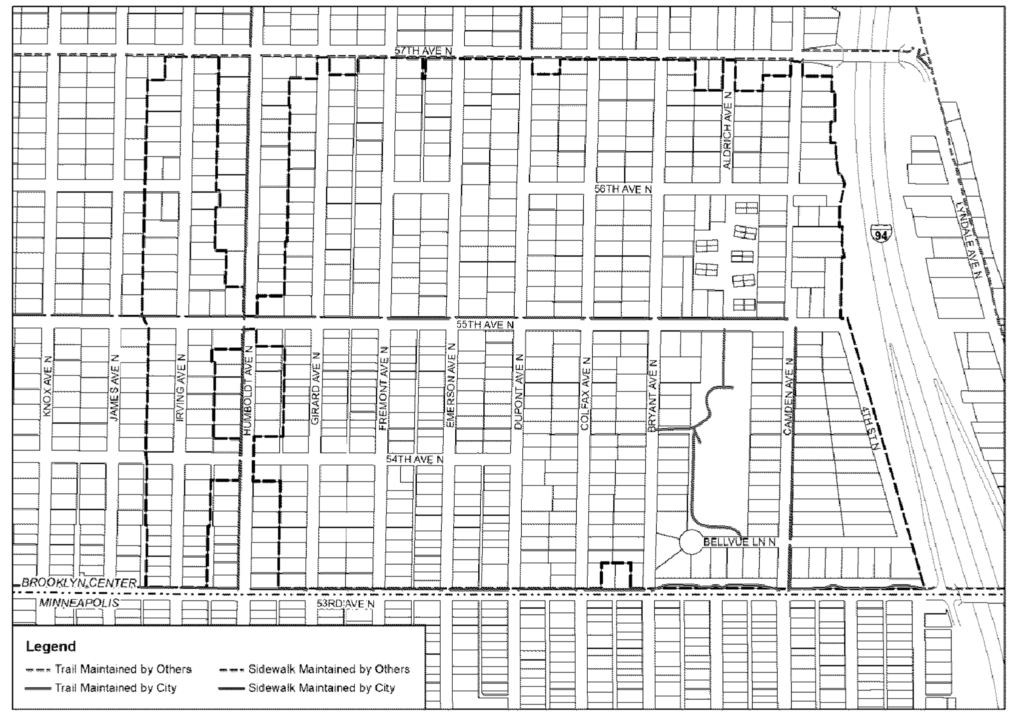
Water Main Map
Bellvue and Southeast Area Mill and Overlay

Figure 3

Sidewalk Improvements

- Existing Conditions
  - Sidewalks exists along the north side of 55^{th} Ave west of Camden Ave and along the east side of Camden Ave from 53^{rd} Ave to 55^{th} Ave
  - Pedestrian and Bicycle Plan identified a sidewalk gap along Dupont Ave from 53^{rd} Ave to 57^{th} Ave

- Proposed Improvements
  - No new sidewalks are proposed due to steep slopes, tree and yard impacts and beyond the scope of a typical Mill and Overlay
  - Sidewalk repairs as needed
  - Pedestrian Curb Ramps will be reconstructed at all cross streets with Trail Project



Existing Sidewalk
Bellvue and Southeast Area Mill and Overlay
Figure 2

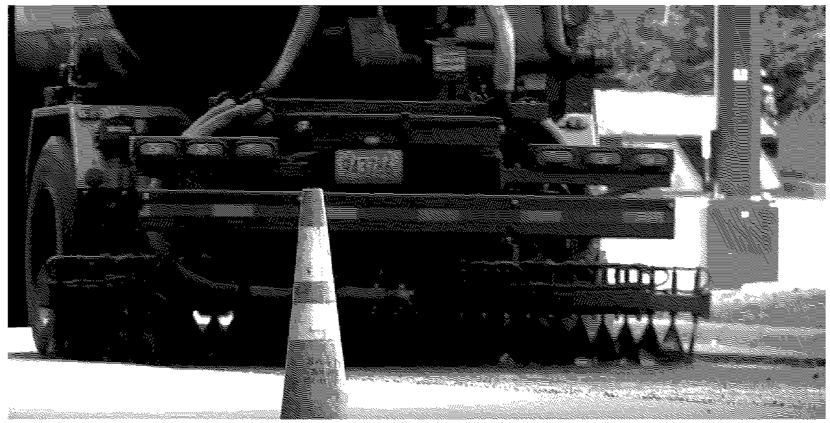
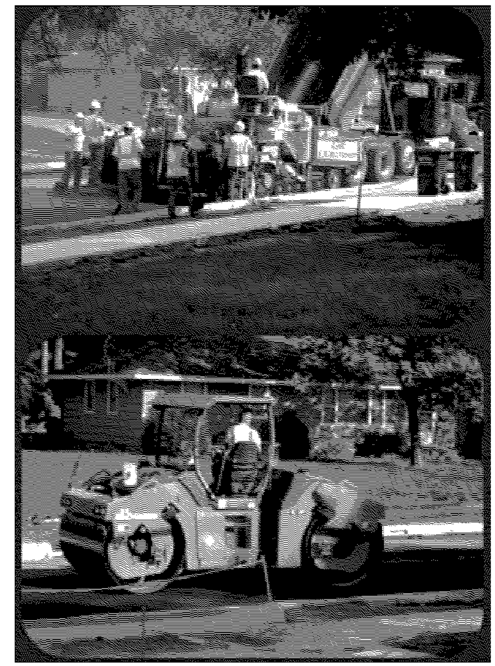
Street Improvements

- Existing Conditions
  - Roadway constructed in 1998 and 1999 with curb and gutter
  - Pavement Material Deterioration
- Proposed Improvements
  - Mill and Overlay (M&O) of Existing Pavement
    - Combination of 2" M&O or a Edge M&O depending on street condition (To be determine after spring thaw)
  - Spot Repair Curb and Gutter and Driveway Aprons
  - Turf Restoration: Sod Where Impacted Due to Concrete Work





During Construction

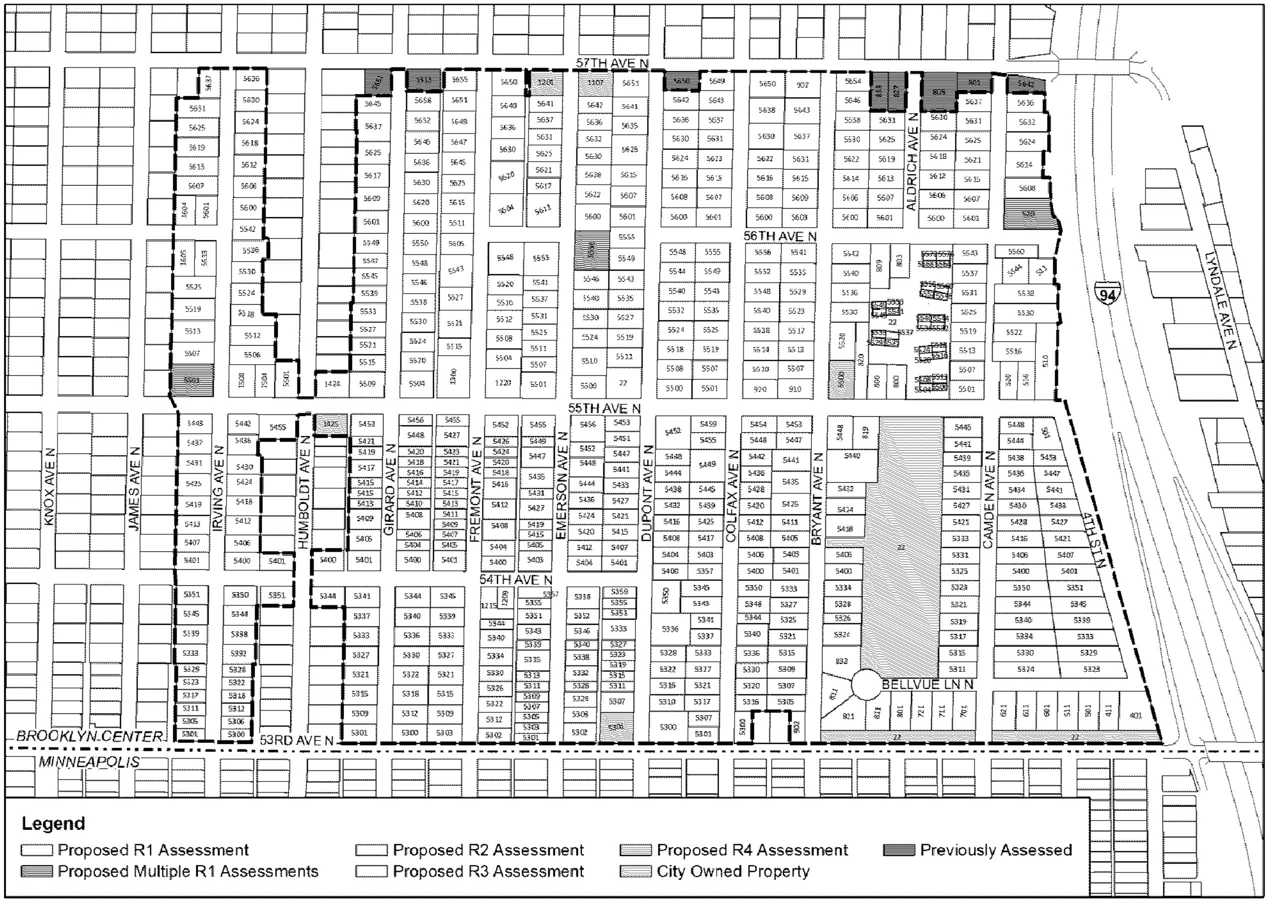
BROOKLYN CENTER AT THE CENTER

Preliminary Project Budget

	CIP – Est. Project Amount	Percent Total
Special Assessments	$ 911,379.74	18.4%
Sanitary Sewer Utility	$ 180,000.00	3.6%
Water Utility	$ 411,000.00	8.3%
Storm Drainage Utility	$ 980,000.00	19.8%
Street Reconstruction Fund	$ 2,228,620.26	44.9%
Municipal State Aid Fund	$ 250,000.00	5.0%
Total	$ 4,961,000.00	100%

Note: These are only preliminary estimated amounts – these amounts will change. Costs and funding will be further updated and revised in the final design stage and bidding of the project.

Preliminary Assessment Area



Assessment Map
Bellvue and Southeast Area Mill and Overlay

Figure 4

Special Assessments - Estimated Amounts & Payment Options

The City has an Assessment Policy that outlines how street improvement projects are funded. The proposed assessments were calculated in accordance with the City's Special Assessment Policy.

Assessment Rate for Mill and Overlay Rehabilitation Projects:

- 2019 Assessment Rates for R1 or R2 properties: **$1,529 Per Property***
- 2019 Assessment Rates for R3 properties: based on front foot basis, divided by total number of units
- 2019 Assessment Rates for R4/C properties: based on acreage with a "A" zone rate and a "B" zone rate
- 2019 Interest Rate: 5.0%

*For properties which may be legally subdivable into two or more lots, the assessment to be applied shall equal the maximum number of lots allowable times the unit R1 assessment

Payment Options:

1. Pay in full - No interest between April 15 & Sept. 30, 2019
2. Pay in full from Oct. 1 to Nov. 20, 2019 with interest from Oct. 1
3. Pay in installments with property taxes over a 10-year period starting in 2020

- Partial prepayments cannot be accepted
- If the project is approved an Assessment Reminder Letter will be sent
- Deferment Questions: Contact Engineering at 763-569-3340

Estimated Payment Amount

Assessment Amount:	$1,529.00			
Assessment Interest Rate:	5.00%			
Assessment Term:	10 Years			
Year	**Annual Payment**	**Principle**	**Interest**	**Balance**
1	$248.46	$152.90	$95.56	$1,376.10
2	$221.71	$152.90	$68.81	$1,223.20
3	$214.06	$152.90	$61.16	$1,070.30
4	$206.42	$152.90	$53.52	$917.40
5	$198.77	$152.90	$45.87	$764.50
6	$191.13	$152.90	$38.23	$611.60
7	$183.48	$152.90	$30.58	$458.70
8	$175.84	$152.90	$22.94	$305.80
9	$168.19	$152.90	$15.29	$152.90
10	$160.54	$152.90	$7.64	$0.00
Totals:	**$1,968.60**	**$1,529.00**	**$439.60**	

Note: These are only preliminary estimated amounts – these amounts will change dependent on when interest starts accruing. Approximate monthly payment ranges from $14 - $21.

Preliminary Project Schedule

• City Council Receives Feasibility Report	March 11, 2019
• Neighborhood Informational Meeting	March 20, 2019
• **Conduct Public Hearings/Order Plans**	**April 8, 2019**
• Approve Plans/Advertise for Bids	April 22, 2019
• Accept Bids/Award Project	May/June 2019
• Begin Construction	June/July 2019
• Substantial Completion	October 2019

Recommended Action

1) Public Hearing to Order Improvements

- Motion to open Public Hearing to Order Improvements
- Take public input on the improvements
- Motion to close Public Hearing
- Consideration of comments and <u>motion to adopt resolution Ordering Improvements and Authorizing Preparation of Plans and Specifications</u>

2) Public Hearing for Special Assessments

- Motion to open Public Hearing for Special Assessments
- Take public input on the special assessments
- Motion to close Public Hearing
- Consideration of comments and <u>motion to adopt resolution Certifying Special Assessments for Improvement Project to the Hennepin County Tax Rolls</u>

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: Meg Beekman, Community Development Director

FROM: Jesse Anderson, Deputy Director of Community Development

SUBJECT: Continued Special Assessment Hearing for Proposed Special Assessments for Weed Removal Costs

Requested Council Action:

- Motion to Approve a resolution dismissing special assessments for weed removal costs at 3300 Lawrence Avenue North

Background:

At the City Council Meeting on March 25, 2019, the City Council held a public hearing regarding special assessments related to weed removal costs. At that hearing the property owner of 3300 Lawrence Avenue North appealed the proposed assessments, and requested that the fees be removed from their property. The City Council closed the public hearing, and moved to remove the property from the resolution adopting the special assessments. The City Council requested that staff provide additional information regarding the property owner's request at a subsequent meeting.

City Staff have researched the property owner's request, and are recommending the fee be removed and not specially assessed. This is due to a fairly unique situation in which the property ownership changed shortly after the grass abatement took place.

In most cases, pending assessments against a property are identified during the course of the underwriting process during the purchase of a home. Historically, the City has upheld assessments, even in cases where a property has sold, because the home buying process has guarantees to the home-buyer that ensure they would be reimbursed if something was missed.

In this case however, the amount of time between the abatement action and closing were close enough together that it is possible that the seller, buyer and closing agents may legitimately not have been aware of the fees at the time of closing. Staff recommends that the fee of $240.00 be dismissed.

The grass was cut by the City on July 10, 2018, the invoice for the fee was sent on July 16, 2018. The property closing date was August 1, 2018.

The following is a brief history relating the tall grass and weed violation at the property:

Date	Action	Description
6/14/2018	Inspection	Property found to be in violation with long grass and weeds.
6/14/2018	Certified Abatement Letter Mailed and	Letter posted that allows future abatements relating to Tall Grass and weeds at vacant properties.

	Posted	
06/25/2018	Inspection	Inspection noted that the grass had been cut by the property owner.
07/06/2018	Inspection	Inspection noted that the grass was again long and in violation of city code. Ordered Grass Abatement
07/10/2018	Abatement	Grass cut by City Contractor.
07/16/2018	Invoice Sent	Invoice mailed for the grass cutting. The total charge was $240.00, this includes $90 grass cutting fee and $150 administrative fee.
08/01/2018	New Owner	City and County records indicate that a new owner purchased the property on 8/01/2018

Budget Issues:

The fees for these special assessments help recover the City costs associated with providing a service. Nuisance abatements are related to the direct costs incurred as a result of hiring a contractor to correct the violations at the property, as well as administrative costs related to achieving compliance. The direct cost to the City to waive the fee would be $90.00, plus staff time administering the abatement.

Strategic Priorities and Values:

Safe, Secure, Stable Community

ATTACHMENTS:

Description	Upload Date	Type
Resolution	3/29/2019	Resolution Letter

Member introduced the following resolution and moves its adoption:

RESOLUTION NO. _____________

RESOLUTION DISSMISSING SPECIAL ASSESSMENTS FOR WEED REMOVAL COSTS

WHEREAS, the City of Brooklyn Center has caused noxious weeds and tall grass to be cut down 3300 Lawrence Ave N, Brooklyn Center, within the City under the authority of Minnesota Statutes Section 18.78 and City Ordinance Section 19-1601 through 19-1604; and

WHEREAS, on March 25, 2019, certain weed destruction accounts for removal of said weeds and tall grass costs remained unpaid; and

WHEREAS, the owner of 3300 Lawrence Ave N, Brooklyn Center appeal at the public hearing on March 25, 2019; and

WHEREAS, City Staff have reviewed the history relating to the grass fee at 3300 Lawrence Ave N and determined that the fee accrued shortly before the new owner purchased the property; and

WHEREAS, City Staff recommend that the fee be removed as a result of the property being sold near the time the fee was generated and may not have been known to the seller, buyer and/or closing agent.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota that:

1. The special assessment fee in the amount of $240.00 shall be dismissed and not specially assessed to the property located at 3300 Lawrence Ave N.

April 8, 2019 ____
Date Mayor

ATTEST: ____
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereon said resolution was declared duly passed and adopted

COUNCIL ITEM MEMORANDUM

DATE: 4/8/2019

TO: Curt Boganey, City Manager

THROUGH: N/A

FROM: Meg Beekman, Community Development Director

SUBJECT: Resolution Regarding the Decennial Plan Update and Authorizing Submittal to the Metropolitan Council

Requested Council Action:

- Motion to Approve a resolution regarding the decennial plan update and authorizing submittal to the Metropolitan Council

Background:

Over the last year and a half the City and its consultant, Swanson Haskamp Consulting, have been preparing and developing the 2040 Comprehensive Plan. Initially, the Plan was intended to be merely an update to the 2030 Plan; however, as work began it became clear that much about the community, and the current and future needs of its residents, had changed since the last decennial plan update. The 2040 Comprehensive Plan needed to take a fresh look at the opportunities and assets of Brooklyn Center, as well as how to leverage its competitive advantages and mitigate its unique challenges. The end result is a Comprehensive Plan, which pivots away from previous separated land use patterns, embraces transit as an asset around which the community could be designed, and seeks to find ways to improve quality of life through more integrated communities.

On October 8, 2018, the City Council adopted the draft plan, and submitted it for public comment as well as adjacent governmental and affected district review. Public comments were gathered and presented to the Planning Commission and City Council over several work sessions in February and March.

At their March 21, 2019, meeting the Planning Commission held the official public hearing for the 2040 Comprehensive Plan and took public comments on the document. Two residents spoke at that public hearing.

The City Council was presented a final draft of the document at their March 25, 2019, work session. Because the document has not been altered since that meeting, and due to its large size, it will not be reprinted in this packet; however the Plan can be found online here: http://brooklyncenterplan2040.com

Jennifer Haskamp, with Swanson Haskamp Consulting as provided a memo (Attached) that outlines the process update and recent activities as well as the public comments which have been received to date and how the Plan was revised as a result of them.

Next Steps

If the resolution is approved this evening, the Plan, along with any necessary documents will be submitted to the Metropolitan Council for review. The Metropolitan Council may approve the document, or may reject it with requested changes. If edits to the Plan are required by the Metropolitan Council these will be brought back to the City Council prior to resubmission.

Once the Metropolitan Council approves the Plan the City Council will take a final action to formally adopt it.

A public hearing with the City Council is not required in order to submit the Comprehensive Plan to the Metropolitan Council.

Budget Issues:

There are no budget issues to consider.

Strategic Priorities and Values:

Operational Excellence

ATTACHMENTS:

Description	Upload Date	Type
Resolution	4/2/2019	Resolution Letter
Memo from Jennifer Haskamp, dated April 2, 2019	4/2/2019	Backup Material

Member introduced the following resolution and moved its adoption:

RESOLUTION NO.

RESOLUTION REGARDING THE DECENNIAL PLAN UPDATE AND AUTHOIZUNG SUBMITTAL TO THE METROPOLITAN COUNCIL

WHEREAS, Minnesota Statutes section 473.864 requires each local governmental unit to review and, if necessary, amend its entire comprehensive plan and its fiscal devices and official controls at least once every ten years to ensure its comprehensive plan conforms to metropolitan system plans and ensure its fiscal devices and official controls do not conflict with the comprehensive plan or permit activities that conflict with metropolitan system plans; and

WHEREAS, Minnesota Statutes sections 473.858 and 473.864 require local governmental units to complete their "decennial" reviews by December 31, 2018; and

WHEREAS, on March 22, 2018, the City Council of Brooklyn Center adopted a resolution (Resolution No. 2018-72) requesting additional time within which to complete comprehensive plan decennial review obligations; and

WHEREAS, on May 21, 2018, the Metropolitan Council submitted a letter to the City of Brooklyn Center granting the City's request to extend the comprehensive plan submission date to May 1, 2019; and

WHEREAS, the City Council, Planning Commission, and the City of Brooklyn Center Staff have prepared a proposed Comprehensive Plan intended to meet the requirements of the Metropolitan Land Planning Act and Metropolitan Council guidelines and procedures; and

WHEREAS, pursuant to Minnesota Statutes section 473.858, the proposed Comprehensive Plan was submitted to adjacent governmental units and affected special districts and school districts for review and comment on October 8, 2018 and the statutory six-month review and comment period has elapsed; and

WHEREAS, the Planning Commission has considered the proposed Comprehensive Plan and all public comments, and thereafter submitted its recommendations to this Council; and

WHEREAS, the City conducted a public hearing on March 21, 2019, relative to the adoption of the proposed Comprehensive Plan; and

WHEREAS, the City Council has reviewed the proposed Comprehensive Plan and those recommendations, public comments, and comments from adjacent jurisdictions and affected districts; and

WHEREAS, Minnesota Statutes section 473.858 requires a local governmental unit to submit its proposed comprehensive plan to the Metropolitan Council following recommendation by the planning commission and after consideration but before final approval by the governing body of the local governmental unit.

Resolution No.

WHEREAS, based on its review of the proposed Comprehensive Plan and Planning Commission and staff recommendations, the City Council is ready to submit its proposed plan to the Metropolitan Council for review pursuant to Minnesota Statutes section 473.864; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Brooklyn Center, Minnesota, as follows:

The City Planner is directed to distribute said Comprehensive Plan to the Metropolitan Council by May 1, 2019, pursuant to Minnesota Statutes section 473.864.

April 8, 2019	
Date	Mayor

ATTEST: ______________________________
City Clerk

The motion for the adoption of the foregoing resolution was duly seconded by member

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

and the following voted against the same:
whereupon said resolution was declared duly passed and adopted.

MEMO

To: Meg Beekman, AICP, Community Development Director

From: Jennifer Haskamp
SHC, LLC

Date: April 2, 2019

RE: 2040 Comprehensive Plan Update – Progress Report and Comments Received to-date Summary

Process Update & Recent Activities

The 2040 Comprehensive Plan Update process is nearly complete, with formal submittal to the Metropolitan Council anticipated after the regular April City Council meeting. The initiative to update the City's Comprehensive Plan began in mid-2017 and was kicked-off in earnest in the first quarter of 2018. Through the hard work of the Planning Commission, and input of the City's other commissions, residents and stakeholders the draft 2040 Comprehensive Plan is complete and ready for consideration by the City Council.

Prior to the City Council's authorization to submit the Draft 2040 Comprehensive Plan for consideration by the Metropolitan Council the following requirements must be completed:

- 6-Month Affected/Adjacent Jurisdictional Period Concluded: *The review period concludes on April 8, 2019. A summary of the comments received and how they have been addressed in the full draft are provided in subsequent sections of this memo.*
- Public Hearing: *A duly noticed public hearing to consider the full draft was held on March 21, 2019 at the regular Planning Commission Meeting.*
- City Council review and consideration of updates/changes since October 2017 draft. *Scheduled on the regular agenda April 8, 2019.*
- Formal acceptance of the Draft by Resolution authorizing submittal to the Metropolitan Council. *Scheduled on the regular agenda April 8, 2019.*

The following memo summarizes the changes as incorporated into the Draft dated April 2019.

Summary of Changes incorporated from 6-Month Review Process

Affected/Adjacent Jurisdictional Review – Comments/Summary Response: the following information is as presented in March to the City Council. Additional changes are denoted with an underline.

Commenter	Summary Comment	Response
Metropolitan Council	Several 'housekeeping' items addressed including inconsistencies within land use designations and densities. Advisory comments also provided.	All housekeeping items have been incorporated and verified consistency. This Quality Assurance/Quality Control review will be completed again prior to authorization for final submittal. Where applicable, Advisory Comments have been addressed and incorporated into the 2040 Plan.

Metropolitan Council	Housing – Substantive comment regarding matching the bands of affordability with Tools identified.	Significant updates to Table 4-5 have been made to respond to the Metropolitan Council's request to match the tools more clearly.
Metropolitan Council	Infrastructure Chapters (Transportation, Wastewater, Water) – all chapters were required to be updated and/or drafted for consistency with the System Statement and Future Land Use plan.	All chapters have been drafted for consistency with the System Statement, the Metropolitan Council's checklist and the Future Land Use plan.
Metropolitan Council	Implementation Chapter – Substantive comments regarding funding sources and timeline of updates for official controls	Additional language has been incorporated into the draft chapter to identify known funding sources, particularly those not included within the CIP. A general timeline addressing the update of the City's official controls has also been added to fulfill the Metropolitan Council's requests.
MNDOT	Comments regarding language commitment for MNPASS lanes in the Transportation Chapter.	Comments have been addressed and incorporated.
MNDNR	Various comments, mostly housekeeping, regarding the MRCCA Plan Appendix.	All comments have been incorporated except for comments related to infrastructure mapping (power lines). Staff has reached out to Xcel, but at this time we have been unable to obtain the GIS information to update the map. Xcel has not responded, and the draft chapter will remove this figure from its reference prior to submittal to the Metropolitan Council. A note will be added within the transmittal to address this item.
ACER	Multiple comments, suggestions regarding the contents of the Housing Chapter.	It should be noted that several of the suggestions provided are already addressed and included in other chapters of the Plan including the Vision, Goals and Strategies as well as the Background Report. However, many of the comments rise to a more prescriptive level than currently addressed within the Chapter. Staff has incorporated some language to address the plan for existing

		housing as discussed during the March 25, 2019 work session.
On-line survey	Various Responses	We have received 17 Survey Responses to-date, and the survey remains open. Comments regarding housing and implementation were incorporated into the draft.
City of Fridley	Comments regarding trail connections and linkages	Comments were incorporated/addressed.

Public Hearing Summary

On March 21, 2019 a duly noticed public hearing was held to consider the full draft 2040 Comprehensive Plan. Public testimony was provided, and commenters generally focused on the potential impact to specific properties as a result of the draft Plan. Some questions/comments were also provided regarding the socio-economic data contained within the Plan. After the completion of the Public Hearing, the Planning Commission discussed the most current, complete and updated draft. The Planning Commission ultimately made a unanimous recommendation to the City Council to adopt the 2040 Comprehensive Plan as drafted.

Next Steps

The City Staff has prepared a draft resolution for consideration by the City Council to accept the draft 2040 Comprehensive Plan and authorize its submittal to the Metropolitan Council for review and consideration.