City of Blaine
City Council

April 7, 2025 | 7:00 PM
Blaine City Hall
10801 Town Square Drive NE
Blaine, MN 55449

MINUTES

1. Call to Order by the Mayor

The meeting was called to order at 7:00PM by Mayor Sanders followed by the Pledge of Allegiance and the Roll Call.

2. Pledge of Allegiance

3. Roll Call

PRESENT: Mayor Tim Sanders, Councilmembers Terra Fleming, Chris Ford, Leslie Larson, Chris Massoglia, Tom Newland, and Jess Robertson.

ABSENT: None.

Quorum Present.

ALSO PRESENT: City Manager Michelle Wolfe; Community Development Director Erik Thorvig; Assistant Community Development Director Sheila Sellman; Police Captain Russ Clark; Finance Director Jason Zimmerman; Director of Administration Scott Johnson; Director of Engineering Dan Schluender; City Attorney Tom Loonan; Communications Manager Ben Hayle; and City Clerk Catherine Sorensen.

4. Awards - Presentations - Organizational Business

None.

5. Communications

Councilmember Fleming congratulated Councilmember Massoglia on the recent birth of his daughter. A round of applause was offered by the council.

6. Open Forum

Open Forum is an opportunity for the public to share comments, concerns, or input on other items. While open forum is not intended to provide for response or discussion opportunities, if follow-up is needed, city staff will work to contact the speaker(s) outside of the meeting to arrange for that follow-up. Each speaker will be limited to 3 minutes with a maximum of 15 minutes set aside for open forum.

Mayor Sanders opened the Open Forum at 7:04PM.

Jonathan Edmondson, 117th Lane NE, shared concerns regarding approval of Item 10.2 and the proposed payment being considered. He suggested the city not approve paying $350,000 to Tompkins Development because this was a big development risk and could set a precedent for big payouts in the future. He questioned why the city and taxpayers were helping to fund a commercial development. He stated if the city were to move forward with the payment from the Strategic Priorities Fund, he asked what the community benefit would be from this property. He commented if this property was being utilized for a future fire station, this should be clearly communicated to the public.

Dale Sprouse, 12880 Lexington Avenue, spoke against the proposed Lexington Avenue project and the city's use of Strategic Priorities Funding for the land purchase. He commented further on the history of the Strategic Priorities Fund and recommended these funds not be allocated to Tompkins Development.

Elmer Stevenson, 12565 Zest Street, shared comments against Item 10.2 and the proposed liability of $300,000. He was of the opinion there was a lack of public transparency with respect to this proposal.

Josie Corrigan, 1074 101st Lane NE, requested Congressman Tom Emmer be invited to attend a town hall meeting at Blaine City Hall.

There being no further input, Mayor Sanders closed the Open Forum at 7:11PM.

7. Approval of Consent Agenda:

All items listed under the "Consent Agenda" 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 in its normal sequence on the agenda.

Councilmember Robertson requested the removal of consent agenda item 7.16 for further discussion.

Councilmember Massoglia requested the removal of consent agenda item 7.14 for further discussion.

Moved by Councilmember Newland, seconded by Mayor Sanders, that the following items on the Consent Agenda be approved as amended with the removal of Items 7.14 and 7.16 for further discussion.

Motion adopted unanimously.

7.1. 2025-67 Schedule of Bills Paid
Sponsors: Jason Zimmerman, Finance Director

7.2. 2025-68 Approval of Minutes
Sponsors: Cathy Sorensen, City Clerk

7.3. 2025-69 Approve Temporary Nursery Sales License for Frattalones Hardware and Garden
Sponsors: Cathy Sorensen, City Clerk

7.4. RES 25-65 Resolution to Approve a Premise Permit for Lawful Gambling Activity for Andover Football Association at Acapulco Restaurant, 9360 Baltimore Street NE, Suite 160
Sponsors: Cathy Sorensen, City Clerk

7.5. 2025-70 Approve Temporary Liquor Licenses for Invictus Brewing Company
Sponsors: Cathy Sorensen, City Clerk

7.6. 2025-71 Approve 2025-2026 Vending Truck Licenses
Sponsors: Cathy Sorensen, City Clerk

7.7. 2025-72 Approve 2025-2026 Kennel Licenses
Sponsors: Cathy Sorensen, City Clerk

7.8. 2025-73 Approve a Tobacco and Tobacco Products License for Northstar Cigars, located at 2180 105th Avenue NE, Suite 170
Sponsors: Cathy Sorensen, City Clerk

7.9. 2025-74 Motion for Ratification of Local 477 (Deputy Police Chief) Labor Agreement from November 18, 2024-January 1, 2026
Sponsors: Scott Johnson, Director of Administrative Services

7.10. RES 25-47 Resolution Authorizing Temporary Parking Restrictions and Road Closures for the Johnsville Area Garage Sale Event Security Plan

Sponsors: Brian Podany, Safety Services Manager/Police Chief

7.11. 2025-75 Motion Approving Year 2 Term for Flock Safety Automatic License Plate Reader(ALPR) Cameras

Sponsors: Brian Podany, Safety Services Manager/Police Chief

7.12. RES 25-62 Resolution Accepting Bids and Awarding the Contract to Musco Sports Lighting, LLC. in the Amount of $189,900 for the Blaine Baseball Complex Field 5 Baseball Lighting Project (P2412)

Sponsors: Jerome Krieger, Sr. Recreation Manager

7.13. 2025-76 Motion Authorizing Centennial Elementary's Request for Parking Restrictions for a Family Event

Sponsors: Daniel Schluender, Director of Engineering

7.14. RES 25-58 Resolution to Establish Speed Limit on Lever Street NE from 125th Avenue NE (CSAH 14) to 131st Avenue NE.

Sponsors: Daniel Schluender, Director of Engineering

Councilmember Massoglia asked if other options could be utilized such as stop signs or flashing speed limit signs to calm traffic instead of increasing the speed limit and requested whatever means available to help address the increased speed. Director of Engineering Schluender explained the city had to follow two state statutes that had to be considered when setting speed limits. He explained Lever Street does not meet the criteria for the urban or rural requirements. For this reason, a speed study was completed by MNDOT who was recommending a speed limit of 35 miles per hour. He explained if a different speed limit were put in place by the city it would be unenforceable by the police department. He commented a stop sign could be considered on this corridor, but he did not believe a stop sign was warranted and would create another issue for the police department to enforce.

Councilmember Massoglia inquired if the city could challenge the findings from MNDOT, given the fact this was not a rural road and because the roadway was by an elementary school. Mr. Schluender commented the city could ask MNDOT to review the findings, but noted the recommendation was based on what 85% of the traffic was driving. He indicated the roadway was designed to manage traffic at 35 miles per hour and noted the police department would work to enforce this new speed limit.

Councilmember Massoglia requested staff investigate what other measures could be put in place to assist with addressing the speed of traffic along Lever Street.

Moved by Councilmember Massoglia, seconded by Councilmember Robertson, to adopt a Resolution to Establish Speed Limit on Lever Street NE from 125th Avenue NE (CSAH 14) to

131st Avenue NE.

Motion adopted unanimously.

7.15. 2025-77 Motion to Authorize the Mayor and City Manager to Enter into a Contract with Bolton & Menk, Inc. for Construction Services for for the Water Tower 2 Rehabilitation, Improvement Project No. U2315 (24-21)
Sponsors: Nick Fleischhacker, Public Works Director

7.16. 2025-78 Motion to Authorize the Mayor and City Manager to Enter into a Contract with Barr Engineering Co. for a Large-Scale Pilot Test Work Plan for the Water Treatment Plant 1 Underdrain Design and Iron/Manganese Filter Pilot Project, Improvement Project No. 23-21
Sponsors: Nick Fleischhacker, Public Works Director

Councilmember Robertson asked for further information on the reason for this request and questioned what the pilot study would cost. Public Works Director Fleischhacker stated the city has put dollars aside to complete underdrain work at Water Treatment Plant 1 because this plant had a breakdown. He reported as part of the work being completed, water going through the filter and backwash rates had to be monitored. He explained this study will determine if the existing plants were adequate going into the future or if a new plant would be needed.

Councilmember Robertson was of the opinion the council should have discussed this topic further given the impact this pilot program would have on the city's water infrastructure and that it came with a $2.8 million cost. Mr. Fleischhacker stated the existing filter size was generally the same within each plant and this study would determine if future rehabilitation would allow the current vessels to be used.

Councilmember Robertson expressed concern with the fact the city was pursuing a pilot program. She requested staff bring the council additional information regarding the city's water plants at a future workshop meeting given the large budget impacts.

Councilmember Massoglia supported staff bringing this item to a future workshop meeting as well. He questioned if action on this item should be tabled in order to allow for further consideration. Mr. Fleischhacker explained the work with Barr Engineering has been completed and staff was asking that the testing be completed on what was constructed.

City Manager Wolfe stated there may be some confusion in the terms that were being used. She indicated the pilot testing was on the mix of sand that had been put in place to ensure the right mix of media was in place and that it was working properly. She commented the pilot program was not referring to the overall capital project to put the underdrain in place.

Mr. Fleischhacker explained a plan had been in place to figure out whether the plants could be derated to include green sand with the vessels that were in place. He reported the original plan was to complete this work on Water Treatment Plant 3 during a normal maintenance cycle. However, Water Treatment Plant 1 broke, which shifted the dollars from Water Treatment Plant 3 to Water Treatment Plant 1 to do the work and it was always pitched as a study to determine whether the design could be modified to provide better maintenance schedules and more water throughout a 24-hour period. He commented that a downside of the work could be the derating of the plants, which meant less water would be put out than before. He stated this was what the pilot test would help staff determine, to see if this was a viable option for the city going forward.

Moved by Councilmember Robertson, seconded by Councilmember Newland, to Authorize the Mayor and City Manager to Enter into a Contract with Barr Engineering Co. for a Large-Scale Pilot Test Work Plan for the Water Treatment Plant 1 Underdrain Design and Iron/Manganese Filter Pilot Project, Improvement Project No. 23-21.

Motion adopted unanimously.

7.17. RES 25-59 Resolution Authorizing CIP Budget Amendment for a Tandem Axle Plow Truck (E2409)
Sponsors: Chad Miers, Fleet Manager, Nick Fleischhacker, Public Works Director

8. 7:00 PM - Public Hearing and Items Published for a Certain Time

8.1. RES 25-46 Conduct Public Hearing and Adopt a Resolution to Vacate Drainage and Utility Easements on Lot 1, Block 1, Larson's Estates, according to the recorded plat thereof, Anoka County, Minnesota; Vacation No. V25-01
Sponsors: Daniel Schluender, Director of Engineering

Mr. Schluender stated the city received a petition dated January 21, 2025 from Joseph Radach representing Contour Development LLC, requesting the vacation of Drainage and Utility Easements, Lot 1, Block 1, Larson's Estates; according to the recorded plat thereof, Anoka County, Minnesota. On March 3, 2025, a public hearing was conducted and Resolution 25-32 was adopted to vacate the drainage and utility easements as outlined in Exhibit A for Lot 1, Block 1, Larson's Estates. The public hearing notice was not published in the city's official newspaper, therefore, a new public hearing must be held. After conducting the public hearing, staff requested that council adopt a new resolution rescinding Resolution 25-32 and approving vacation of the drainage and utility easements. This public hearing was published in the city's official newspaper on March 14, 2025. The existing drainage and utility easements are no longer needed and new easements will be recorded in accordance with the recording of a new easement document. Engineering staff has reviewed the request and agrees with the vacation.

Mayor Sanders opened the public hearing at 7:33PM.

There being no public input, Mayor Sanders closed the public hearing at 7:33PM.

Moved by Councilmember Robertson, seconded by Councilmember Massoglia, to Adopt a Resolution to Vacate Drainage and Utility Easements on Lot 1, Block 1, Larson's Estates, according to the recorded plat thereof, Anoka County, Minnesota; Vacation No. V25-01.

Motion adopted unanimously.

8.2. 2025-79 Approve On-Sale and Sunday Intoxicating Liquor Licenses for Hope Breakfast Bar, 10950 Club Pkwy NE, Suite 110
Sponsors: Cathy Sorensen, City Clerk

City Clerk Sorensen stated council is asked to approve the on-sale and Sunday intoxicating liquor licenses for Hope Breakfast Bar to allow the ability to serve intoxicating spirits, beer and wine. A public hearing is required prior to the approval for on-sale and Sunday intoxicating liquor application for Hope Breakfast Bar. It was noted the applicants have submitted the on-sale and Sunday intoxicating liquor application for Hope Breakfast Bar. The applicant has paid the required license fees, submitted forms and documents, and a background investigation was conducted by the Blaine Police Department with no concerns found. The on-sale and Sunday liquor licenses, if approved, would be valid through June 30, 2025, and run concurrent with annual liquor license renewals. All required information will be submitted to the state's alcohol and gambling enforcement division upon approval of the licenses by the council and staff will ensure that liquor liability coverages includes the outdoor dining area recently approved by council through a conditional use permit.

Mayor Sanders opened the public hearing at 7:34PM.

There being no public input, Mayor Sanders closed the public hearing at 7:34PM.

Moved by Councilmember Robertson, seconded by Councilmember Larson, to Approve an On-Sale and Sunday Intoxicating Liquor Licenses for Hope Breakfast Bar at 10950 Club Parkway NE, Suite 110.

Councilmember Robertson reported the Hope Breakfast Bar would be opening in the community on May 10.

Motion adopted unanimously.

9. Development Business

None.

10. Administration

10.1. RES 25-51 Resolution Accepting a Bid from Asphalt Surface Technologies Corporation (dba ASTECH Corp.) in the Amount of $191,515.80 for the 2025 Crack

Sealing Project, Improvement Project No. T2502 (25-02) and Amending the Project Budget
Sponsors: Daniel Schluender, Director of Engineering

Mr. Schluender requested the council accept a bid for the 2025 Crack Sealing Project on various streets, Improvement Project No. T2502 (25-02) and award a contract in the amount of $191,515.80 to Asphalt Surface Technologies Corporation (dba ASTECH Corp.). Bids were received electronically at 2:00PM, March 27, 2025, for Project No. T2502 (25-02). A total of six bids were received, ranging from $191,515.80 to $236,166.00. Bids have been checked and tabulated, and it has been determined that ASTECH Corporation of St. Cloud, Minnesota is the lowest bidder. The engineering department has worked with ASTECH Corporation on previous contracts. Staff recommends that the low bid be accepted, and a contract entered into with ASTECH Corporation. City council is also asked to approve a 5% contingency to bring the total project budget to $201,091.59.

Mr. Schluender explained the project includes streets that are shared with Ham Lake. Staff has reached out to Ham Lake regarding participating in the proposed project and splitting the cost for the shared streets and are waiting for a reply from Ham Lake. If no response is received by the time construction starts, staff will remove the streets shared with Ham Lake from the project. The estimated costs for the shared streets with Ham Lake are $247.35 for each city. Staff noted they were waiting to hear back from Ham Lake on how to proceed.

Moved by Councilmember Newland, seconded by Councilmember Massoglia, to adopt a Resolution Accepting a Bid from Asphalt Surface Technologies Corporation (dba ASTECH Corp.) in the Amount of $191,515.80 for the 2025 Crack Sealing Project, Improvement Project No. T2502 (25-02) and Amending the Project Budget.

Councilmember Newland questioned when this project would begin noting there would be events this summer that may have to be worked around. Mr. Schluender explained the city would work around the activities in these neighborhoods.

Motion adopted unanimously.

10.2. RES 25-54 Resolution Granting the Assignment of a Purchase Agreement between Tompkins Development, LCC and the City of Blaine
Sponsors: Erik Thorvig, Community Development Director

Community Development Director Thorvig provided the council with detailed historical information regarding these outlots. He explained there were two separate purchase agreements in place for Outlots A and B. Tompkins Development has the west portion under contract (Outlot A) and HJ Development has the east portion under contract (Outlot B). Staff commented further on the project costs to develop the overall 37 acres. He explained to facilitate the purchase agreement, the existing purchase agreement between the seller and Tomkins Development, LLC would need to be assigned to the city. The purchase agreement identifies a purchase price of $1,100,000 and a closing date of 4/30/25. Staff have discussed with the seller's broker the need to extend the closing date. A preliminary and final plat needs to be approved and recorded with Anoka County to create the lot the city would purchase. This won't be completed until May/June. Extension of the closing date is an administrative action. The assignment agreement memorializes that all real estate and due diligence documents completed by Tompkins Development LLC will be transferred to the city. These include various items such as title commitment, survey, plats, site plans, etc. Staff commented further on the future site options.

Mr. Thorvig stated Tompkins Development LLC requested a $400,000 fee as part of the transfer. Homer Tompkins stated that the $400,000 fee would cover out-of-pocket expenses to date, so the *"$400,000 is not considered all profit to his partnership".* Had the site developed as planned with the apartment and retail site, their partnership anticipated a projected profit of $525,000. Please note that Tompkins is not solely involved in the endeavor and has other financial partners. Tompkins provided staff with a specific breakdown of all out-of-pocket expenses incurred to date. Those expenses began in March 2022, and include various items such as property taxes, legal, title, engineering and architectural fees. The total amount as of January 31, 2025, is $193,441. This does not include Mr. Tompkins' obligation to pay accrued interest to his partners on all capital advanced at 12% per annum on each from date of payment until paid off. He estimated this expense to be an additional $25,000. The total amount of out-of-pocket expenses is approximately $218,441. The City Council held three closed sessions to discuss the fee. After negotiation, the city and Tompkins Development, LLC agreed upon a fee of $300,000 and this fee would be paid at closing. It was noted the funding source for this fee would be from the Strategic Priorities Fund, noting this project will advance or achieve one or more of the strategic initiatives identified in the city's strategic plan. Staff commented further on the cost share agreement and recommended approval of granting the assignment of a purchase agreement between Tompkins Development and the city of Blaine.

Moved by Councilmember Newland, seconded by Councilmember Massoglia, to adopt a Resolution Granting the Assignment of a Purchase Agreement between Tompkins Development, LCC and the City of Blaine.

Councilmember Massoglia said this site made sense for a future fire station and would meet the community-wide benefit given the fact the city would be using the Strategic Priorities Fund. He offered an amendment to specify the reason for the purchase of this property includes the city council's preferred site for a potential future fire station for the SBM Fire Department.

Motion amendment moved by Councilmember Newland, seconded by Councilmember Robertson amending Item 10.2 to include an additional Whereas that the purchase of this property includes the city council's preferred site for a potential future fire station for the SBM Fire Department.

Councilmember Newland expressed concern regarding the restrictiveness of this language. He understood the city was looking at this location for Fire Station No. 6. He suggested the motion language be made more flexible in the event it does not make sense to put a fire station on this corner. He commented the final decision would still sit with the SBM partners, but when looking at the use of the Strategic Priorities dollars, he wanted to make it clear that these fund were being used because this council saw this property being used as a future fire station.

City Attorney Loonan commented the language in the first amendment, which was the amendment before the council, identifies that the council and future city council has said this was where fire station should be. He indicated the inclusion of the word preferred provides guidance to both future councils and SBM boards that this was the desired site, and that this should be the first site for SBM to consider. He reported this was just a resolution and would not bind the city to the site.

Councilmember Massoglia stated he understood his amendment language was stronger, but explained it was this city council's preferred site for a fire station.

Mayor Sanders asked if it was Councilmember Massoglia to have one of the two pads developed in the future as a fire station.

Councilmember Massoglia stated this was correct, one of the two pads would be used for a fire station. Mr. Thorvig commented in speaking with Fire Chief Retka they need approximately four acres of land, which was the size of Lot 6 and the other lot could then be sold by the city for a commercial development.

Councilmember Larson indicated she preferred the more concise language as proposed by Councilmember Massoglia.

Councilmember Newland indicated he did not mind the reference to the fire department, but he was not as comfortable tying this property as closely to the fire department as the remainder of the city council.

Councilmember Ford stated he agreed with Councilmember Newland on this. He explained coming from the fire service, he did not believe the fire chief would want restrictions when it came to the location of a future fire station because things can change in five to eight years. He commented he was coming in late for this project then further discussed the history of this property and recommended the city remain fair and balanced, while doing good for the community. He was of the opinion the city council was not misappropriating funds, but rather that this council watched the budget very closely, as does staff.

Councilmember Robertson requested further comment from staff on how the SBM Fire Department has tried to identify properties for a future fire station. Mr. Thorvig stated the discussion about a future fire station goes back five years and noted it was very challenging to find the right site that meets all the needs of the fire department. He commented on several parcels that had been identified and how the needs of the fire department had changed since changing fire chiefs and the staffing model. He reported there are very limited locations along the Lexington Avenue corridor for a future fire station.

Councilmember Fleming stated she preferred the language in Option 1 because as a council, the group would be making it known this was the preferred site.

Amendment motion adopted 6-1 (Councilmember Newland opposed).

Councilmember Larson explained she did not support the $300,000 request from Tompkins. She stated there were a lot of projects that come forward that do not receive council support and the city does not pay them for their time. She indicated she believed this request was similar and she did not support paying Tompkins $300,000. She commented on the history of the Strategic Priorities Fund noting these dollars were returned to the city after the hospital district disbanded. She then played a recording from the December 16, 2024, city council workshop meeting where Homer Tompkins discussed what he would be using the city's taxpayer dollars. She explained she did not support paying Mr. Tompkins the $300,000 fee in order for him to retire.

Councilmember Massoglia indicated he agreed that all government dollars are taxpayer dollars, which meant the Strategic Priorities dollars were tax payer dollars. He stated he did not agree with the narrative Councilmember Larson was putting out there and explained Mr. Tompkins could spend the dollars in any manner he chooses if the city were to move forward with this agreement. He explained he was looking at this property as an option to provide the city with a fire station. He discussed how the city has tried to negotiate on other properties, and these options have fallen through or were asking too much for their properties. He indicated he was not seeing this as a payout to let a developer retire, but rather he saw this as a way to assign a purchase agreement to the city without having to renegotiate and be taken advantage of.

Councilmember Larson commented the city may be taken advantage of because the city was allowing this to happen.

Mayor Sanders stated Councilmember Larson cannot like the price, but reported this was more than an idea because it would give the city the right to purchase the property.

Councilmember Larson questioned who owned the property.

Mayor Sanders explained Mr. Tompkins owns the right to the property.

Councilmember Larson expressed concern with the fact there was not a PID for this land which meant it was not a legal parcel to purchase at this time.

Mr. Thorvig stated the timing on this matter was critical. He explained the plat that was described would be going to the planning commission on April 8. He noted this process would stop if the council does not approve the agreements at this meeting.

Councilmember Larson requested a roll call vote.

A roll call vote was taken. Amended motion adopted 6-1 (Councilmember Larson opposed).

10.3. RES 25-56 Resolution Approving a Cost Share Agreement with HJ Development
Sponsors: Erik Thorvig, Community Development Director

Mr. Thorvig stated the estimated cost share expense to the city is $1,275,379. This was based on estimates HJ Development received from a reputable contractor. The project would be bid by HJ Development, and it's possible that costs could be lower. HJ Development has indicated multiple times that the estimates are conservatively high. HJ

Development would be responsible for construction of all site improvements (ponding, grading, utilities, road, traffic signal, etc.), and the city would reimburse for their portion of said costs. The city would place funds in an escrow account and various draws would occur. The escrow amount would be based on the actual bid cost of the project. This action authorizes up to $1,275,379. If the bid amount and cost share are higher than preliminary estimates, the city council would need to further consider the costs. The city council is asked to adopt a resolution approving the terms of the agreement but authorizes the city attorney, in consultation with staff, to finalize the document.

Moved by Councilmember Newland, seconded by Councilmember Fleming, to adopt a Resolution Approving a Cost Share Agreement with HJ Development.

Motion adopted 6-1 (Councilmember Larson opposed).

10.4. RES 25-63 Resolution Declaring the Official Intent of the City to Reimburse Certain Expenditures Related to Costs Associated With the Purchase Agreement and Infrastructure Cost Share at the Southwest Corner of 125th Avenue and Lexington Avenue

Sponsors: Jason Zimmerman, Finance Director

Finance Director Zimmerman stated preceding this item, Council considered two resolutions which would authorize the assignment of an existing purchase agreement currently controlled by Tompkins Development, LLC to the city of Blaine and a cost-share agreement with HJ Development for the construction of all infrastructure on the site, including roads, utilities, traffic signals at Zest Street and 125th Avenue as well as site grading/preparation. While the aforementioned actions before council contemplated the utilization of the Strategic Priorities Fund to finance project costs, the enclosed resolution will provide maximum flexibility to the city should it choose at some point in the future to issue tax-exempt bonds for partial or full reimbursement of incurred costs.

Mr. Zimmerman reported when a city decides to undertake a new capital project, one of the most important decisions it will make is choosing what kind of financing method to use. A common option is to issue tax-exempt bonds, which are obligations of a state or political subdivision, the interest on which is exempt from federal income taxation. For some projects, tax-exempt bonds are issued before any spending has begun on the project, but at other times, a borrower may wish to commence, or even complete work, before debt is incurred and reimburse itself for such spending with the proceeds of a later tax-exempt debt issue. Staff noted if this purchase was approved, the site may be considered for a future fire station.

Moved by Councilmember Fleming, seconded by Councilmember Newland, to adopt a Resolution Declaring the Official Intent of the City to Reimburse Certain Expenditures Related to Costs Associated With the Purchase Agreement and Infrastructure Cost Share at the Southwest Corner of 125th Avenue and Lexington Avenue.

Motion adopted unanimously.

11. Other Business

None.

12. Adjournment

Moved by Councilmember Newland, seconded by Councilmember Robertson, to adjourn the meeting at 8:33PM.

Motion adopted unanimously.

CITY OF BLAINE
L'ETOILE DU NORD
ANOKA CO., MINN.

Signed by ______________________
Tim Sanders, Mayor

Signed by ______________________
Catherine M. Sorensen, CMC, City Clerk