



# City of Blaine

## City Council

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June 1, 2026 | 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 7:03PM 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 Erik Thorvig; Community Development Director Sheila Sellman; Safety Services Director/Police Chief Brian Podany; Finance Director Jason Zimmerman; Director of Administrative Services Scott Johnson; Director of Engineering Dan Schluender; Parks and Recreation Director Jerome Krieger; City Attorney Eric Larson; Communications Manager Ben Hayle; and City Clerk Catherine Sorensen.

#### 4. Awards - Presentations - Organizational Business

None.

#### 5. 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 responses or discussion during the meeting, city staff will contact the speaker(s) after the meeting if follow-up is needed. Each speaker is limited to three minutes, with a maximum of 15 minutes set aside for Open Forum.

Mayor Sanders opened the Open Forum at 7:03PM.

Bill Hammes, 10423 Xylite Street, explained he served on the board of directors for SLP Youth Hockey. He shared his opposition to the proposed ordinance to increase the cap on charitable gambling sites from four to five locations. He discussed how this increase would adversely impact the SLP Youth Hockey organization and requested the number of charitable gambling sites remain at four.

Bruce Manthei, 4101 99th Avenue NE, shared continued concerns regarding the electrical box location at 99th/Lexington Avenues.

Dana Carlson, 287 117th Avenue NE, addressed the council regarding various family concerns.

Steve Moe, SLP school district parent and youth sports supporter, shared his opposition to increasing the cap on charitable gambling sites from four to five locations.

There being no further input, Mayor Sanders closed the Open Forum at 7:14PM.

## **6. Communications**

None.

## **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 Newland noted he would be abstaining from Item 7.1 due to a potential conflict of interest.

Councilmember Larson thanked the residents for their involvement in bringing forward speed humps for Quincy Boulevard.

Motion adopted 6-0-1 (Councilmember Newland abstained).

**7.1.** 2026-118      Schedule of Bills Paid  
*Sponsors: Jason Zimmerman, Finance Director*

**7.2.** 2026-119      Approval of Minutes  
*Sponsors: Cathy Sorensen, City Clerk*

**7.3.** 2026-120      Approve Carnival License for Amusement Attractions for the Blaine Festival

*Sponsors: Cathy Sorensen, City Clerk*

- 7.4.** 2026-121 Approve the 2026-2027 Liquor License Renewals  
*Sponsors: Cathy Sorensen, City Clerk*
- 7.5.** 2026-122 Approve the 2026-2027 Vending Truck License Renewals  
*Sponsors: Cathy Sorensen, City Clerk*
- 7.6.** 2026-123 Approve a Temporary On-Sale Intoxicating Liquor License for Sgt. John Rice VFW, 1374 109th Avenue NE  
*Sponsors: Cathy Sorensen, City Clerk*
- 7.7.** RES 26-102 Resolution to Approve a Temporary Road Closure of Davenport Street Between 105th Avenue and 109th Avenue on July 4 for the Annual Fireworks Display  
*Sponsors: Brian Podany, Safety Services Manager/Police Chief*
- 7.8.** RES 26-95 Resolution Granting Final Plat Approval to Subdivide .69 Acres into Two Lots, to be Known as JJ Graham Addition at 2808 93rd Lane NE and 2811 93rd Avenue NE. James and Robin Obraske (Case File No. 26-0028/ACK)  
*Sponsors: Sheila Sellman, Community Development Director*
- 7.9.** RES 26-97 Resolution Granting a Conditional Use Permit to Allow a 3,000 Square-Foot Attached Garage (Accessory Building) in a Farm Residential (FR) Zoning District at 11770 Lexington Avenue NE. Matt & Molly Gamble (Case File No. 26-0016/SLK)  
*Sponsors: Sheila Sellman, Community Development Director*
- 7.10.** RES 26-100 Resolution to Receive Petition and Order Public Hearing for a Vacation of a Portion of Wetland Boundaries Located at 11985 Lever Street NE, Lot 4, Block 1, Sunset Pond Second Addition, according to the recorded plat thereof, Anoka County, Minnesota; Vacation No. V26-04  
*Sponsors: Daniel Schluender, Director of Engineering*

- 7.11.** RES 26-108 Resolution to Declare Cost to be Assessed, Order Preparation and Call for Hearing on Proposed Assessment for 2025 Street Rehabilitation Project, Improvement Project No. T2505  
*Sponsors: Daniel Schluender, Director of Engineering*
- 7.12.** RES 26-87 Resolution for the Addition of Speed Humps on Quincy Boulevard Between Territorial Road and 109th Avenue as an Amendment to the 2026 Quincy Area Street Reconstruction Project, Improvement Project T2604.  
*Sponsors: Daniel Schluender, Director of Engineering*
- 7.13.** RES 26-112 Resolution to Receive Petition and Order Public Hearing for Vacation of a portion of the Ponding Drainage and Utility Easement as documented and recorded per Document No. 1979449.001, lying South of the North 105.00 feet of the Northwest Quarter of the Northwest Quarter of Section 21, Township 31, Range 23, Anoka County, Minnesota; Vacation No. V26-05  
*Sponsors: Daniel Schluender, Director of Engineering*

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

- 8.1.** 2026-125 Public Hearing on Proposed Franchise Ordinances for Connexus Energy (Electric Energy), Northern States Power Company d/b/a Xcel Energy (Electric and Gas Energy)  
*Sponsors: Erik Thorvig, City Manager*

City Manager Thorvig stated city charter states that two publications of the required public hearing occur in the city's official newspaper before any franchise ordinance is adopted or any rates charged by a public utility can be fixed by the council. The publications occurred on May 8 and May 22, 2026, in the *Blaine/Spring Lake Park Life*. Public comments will be accepted and received into the record, which allows the public to comment while providing time to ensure full compliance with notice requirements. Staff provided further information regarding the publication schedule for the proposed franchise ordinances.

Mayor Sanders opened the public hearing at 7:18PM.

Dale Sprouse, 12880 Lexington Avenue, stated he opposed the proposed franchise fees and likened this to an additional tax. He encouraged the city to be honest about what they were doing and call the franchise fee a city tax.

There being no additional public input, Mayor Sanders continued the public hearing to the June 15, 2026, city council meeting.

## **9. Development Business**

- 9.1.** ORD 26-2606 First Reading  
Ordinance Approving a Rezoning from Farm Residential (FR) to Development Flex (DF) at 3621 131st Avenue NE. Montean Meadows (Mark Montean) (Case File No. 26-0017/SLK)  
*Sponsors: Sheila Sellman, Community Development Director*

Community Development Director Sellman stated the applicant is requesting a rezoning from Farm Residential (FR) to Development Flex (DF) to construct 86 single family homes that are 70 feet wide.

Director of Engineering Schluender addressed the roadway improvements that would be completed to 131st Avenue as part of this development and provided further comment on the proposed cost participation for the roadway and lift station improvements that would occur if the adjacent parcels were to develop in the next five years.

Councilmember Massoglia clarified that assessments would only occur should other property owners sell their land for future development. He questioned if a property along 131st were to have a well or septic fail, could this property owner hook up to city water or sewer. Mr. Schluender clarified there were no assessments associated with this project but cost-sharing. He explained if someone's septic failed, for example, they could possibly connect to the system, but noted a larger number of lots connecting at the same time would assist with cost-sharing.

Declared by Mayor Sanders that Ordinance No. 26-2606, "Ordinance Approving a Rezoning from Farm Residential (FR) to Development Flex (DF) at 3621 131st Avenue NE," be introduced and placed on file for second reading at the June 15, 2026 Council meeting.

- 9.2.** RES 26-96 Resolution Granting a Conditional Use Permit Amendment to Expand an Existing Auto Repair Business into an Adjacent Tenant Space with Outside Storage of 6 Passenger Vehicles in a Light Industrial (I-1) Zoning District at 1550 91st Avenue NE, #306. Minnesota Performance (Case File No. 26-0015/ACK)  
*Sponsors: Sheila Sellman, Community Development Director*

Ms. Sellman requested the council consider a conditional use permit (CUP) amendment to expand into adjacent tenant space and for outdoor storage of no more than 6 passenger vehicles. Staff commented on the request further noting the planning commission recommended approval with conditions.

Moved by Councilmember Newland, seconded by Councilmember Ford, to adopt a Resolution Granting a Conditional Use Permit Amendment to Expand an Existing Auto Repair Business into an Adjacent Tenant Space with Outside Storage of 6 Passenger Vehicles in a Light Industrial (I-1) Zoning District at 1550 91st Avenue NE, #306.

Councilmember Newland commented on the applicant's past non-compliance issues with

city code. He reported these issues had been addressed and confirmed there are no active violations at this time outside of those being addressed as part of this application request. Ms. Sellman reported there were no violations currently, except for the cars being stored onsite, which would be addressed if this item were approved by the city council.

Councilmember Newland encouraged the tenants within this building to work together to address the association bylaw concerns noting the city would not be stepping in to address these concerns.

Councilmember Robertson asked if granting this additional parking would create a concern for the city due to the disparity that would be created for the other tenants within this business association. Ms. Sellman explained it was not the city's job to enforce the covenants for the business association. She reported this business was meeting city code requirements with the proposal and this was what the city was in charge of enforcing. She indicated the overall business association was required to have 82 parking stalls and 119 were provided. She stated how these parking stalls were divided between the businesses was determined by the business association and not the city.

City Attorney Larson reported the city has the authority to make a decision on the conditional use permit with conditions. He explained he was comfortable with how the city was dealing with the business association or common interest community issues as well. He discussed how the applicant has the right to common elements then indicated it was not the city's role to interpret what the property rights were and how these rights should be enforced within a business association. He advised the applicant was taking the risk that if the CUP is approved with conditions, and the applicant does not have the rights, then the CUP has no force and effect.

Councilmember Larson asked how a neighboring business could address a concern, if not the city. Ms. Sellman stated if there were cars parked in the six designated overnight spaces that were not the applicants, the tenants would have to work through this concern.

Motion adopted 5-2 (Councilmembers Larson and Robertson opposed).

## **10. Administration**

- 10.1.** RES 26-107 Resolution Accepting Bids and Awarding a Contract to ODESA II in the Amount of \$395,661.17 for the Jim Peterson Park Improvements Project, Improvement Project No. P2606 and Associated Budget Amendments and Intrafund Transfers  
*Sponsors: Jerome Krieger, Park and Recreation Director*

Park and Recreation Director Krieger stated the city council previously approved a budget for the Parks Capital Improvement Program for the Jim Peterson Park Improvements in 2023, 2024, and 2026. City council awarded WSB a contract to prepare final design of plans and specifications with File Motion No. 2025-132 on June 2, 2025. Improvements will include construction of a paved ice rink, parking lot expansion, water and sanitary sewer extensions to a warming house/concession building (future), storm sewer improvements and

construction of a stormwater basin. Bids were received electronically at 2:00PM, May 14, 2026, for Project No. P2606. A total of 12 bids were received, ranging from \$395,661.17 to \$735,110.45. Bids have been checked and tabulated, and it has been determined that ODESA II LLC of Sauk Rapids, Minnesota is the lowest bidder. The Parks department has worked with this contractor on previous contracts. Staff recommends that the low bid be accepted, and a contract entered into with ODESA II LLC. City council is also asked to approve a 10% contingency to bring the total project budget to \$435,227.29. The funding sources for this project are the Parks Capital Improvement Program budget funds and there are sufficient funds budgeted to cover these costs.

Moved by Councilmember Fleming, seconded by Councilmember Larson, to adopt a Resolution Accepting Bids and Awarding a Contract to ODESA II in the Amount of \$395,661.17 for the Jim Peterson Park Improvements Project, Improvement Project No. P2606 and Associated Budget Amendments and Intrafund Transfers.

Councilmember Massoglia confirmed no warming house was presently located at this park then asked if park dedication could be used for mowing and if the city can use these funds to maintain the parks the city already has. Mr. Krieger explained a warming trailer has been located at this park and noted the proposal would be to pave the rink for year-round use. He noted park dedication funds can be used to enhance a park but cannot be used for park maintenance.

Councilmember Massoglia indicated he was concerned with the comments he was receiving regarding the maintenance of the city's parks and the "no mow" zones and supported the council further discussing the city's park maintenance. He questioned if the city needed this outdoor rink when most of the hockey associations were using indoor ice.

Councilmember Robertson agreed a larger discussion was needed regarding park trends and how park dedication funds can be better utilized by the city. City Manager Thorvig commented the warming house was a potential future expense and was not being proposed at this time.

Councilmember Robertson reiterated she would like the council to have a larger discussion about this park and if a warming house was necessary.

Councilmember Fleming agreed a larger discussion was needed to address park maintenance before moving this item forward.

Councilmember Larson indicated this rink is the only Spring Lake Park youth outdoor rink in the city and commented on what a great experience it was for kids to be able to play hockey games outdoors. Mr. Krieger reiterated that the building was not being considered at this time, but noted funds had been set aside for a structure in the past for this park.

Councilmember Massoglia stated the city was looking to add sanitary sewer and water to the park for a future building. Mr. Krieger commented water would be brought from the southern side to the northern side of the park as part of this contract. He indicated this option within the contract could be removed. He reported if the council did not support a permanent building at this park, a temporary warming house could be brought in going forward.

Moved by Councilmember Massoglia, seconded by Councilmember Fleming table action on this item to the June 15 city council meeting so a workshop discussion could be held.

Motion adopted 6-1 (Councilmember Newland opposed).

**10.2.** ORD 26-2604 Second Reading

Ordinance Amending Chapter 22 Businesses Article VI. - Legalized Gambling Sec. 22-264(3) to Allow Up to Five Lawful Gambling Locations Per Organization

*Sponsors: City Council*

City Clerk Sorensen stated staff received a request from Blaine Youth Hockey that the council consider increasing the number of lawful gambling locations allowed per organization from four to five. The request was briefly discussed at the May 4 workshop and resulted in council direction to bring forward a proposed code amendment for formal consideration. First reading was held on May 18 with no discussion. Part of council's discussion during the workshop also included the possibility of removing the waiver of operational requirements and allow only organizations that have and maintain their principal business or operations in the city for two years preceding the request while operating in the city. The proposed ordinance includes two alternatives for council consideration: one that retains the waiver for up to five locations and one removing the waiver. Council should be aware that if the waiver is removed, then organizations from the trade area would not be allowed as well, but language could be incorporated to limit organizations outside of Blaine to the trade area only. In the event the council supports removing the waiver, any currently-licensed organizations outside of Blaine would be allowed to continue operating as long as they meet the requirements. Council is asked to hold second reading of a proposed code amendment that would allow a lawful gambling organization to hold up to five premise permits.

Moved by Councilmember Massoglia, seconded by Councilmember Newland, to adopt the Second Reading of Ordinance No. 26-2604, Amending Chapter 22 Businesses Article VI. - Legalized Gambling Sec. 22-264(3) to Allow Up to Five Lawful Gambling Locations Per Organization.

Councilmember Newland indicated he did not participate in pull tabs but appreciated the revenues that were gained for the community from charitable gambling. He explained he supported the city expanding from four to five locations for all organizations then recommended that premise permits only be granted to organizations in the immediate area.

Friendly amendment moved by Councilmember Newland, seconded by Councilmember Massoglia, to limit lawful gambling licenses to the local trade area and remove the waiver.

Ms. Sorensen indicated the current trade area includes Circle Pines, Coon Rapids, Ham Lake, Lexington, Lino Lakes, Mounds View, Shoreview and Spring Lake Park then confirmed the friendly amendment only included organizations from the trade area.

Councilmember Newland supported allowing the gambling licenses within the local trade area.

Councilmember Robertson thanked staff for the clarification, noting the council was not trying to pick sides or a single winner but rather the city was working to address the requests of the current license holders. She appreciated the fact the entire trade area would be included in the motion and noted that all organizations would now be able to have up to five locations each to conduct charitable gambling.

Ms. Sorensen recommended the outside organizations that have been granted a waiver be allowed to operate in the city until they no longer qualify. The council supported this recommendation.

Amended motion adopted unanimously.

**10.3.** 26-124            Ratification of Local 340 (Police Sergeants) Labor Agreement for 2026-2028  
*Sponsors: Scott Johnson, Director of Administrative Services*

Director of Administrative Services Johnson stated the City of Blaine and Law Enforcement Labor Services, Inc, Local #340 (Police Sergeants) have reached agreement on the labor contract covering the three years beginning January 1, 2026, through December 31, 2028.

1. Wage at 50% of market for 2026 with adjustments of 3% for each of the years covered under the labor contract. Changes to Sergeants pay and resulting changes to Captain pay, result in an overage for the 2026 budget set aside of \$683. The \$683 amount will be made up with current 2026 position openings in the PD.
2. Sick pay in this proposal aligns with what was approved for patrol officers with any employee new to the City being under a cap of 480, existing employees will maintain prior caps.
3. An annual increase of \$50 to the City's monthly contribution to the cafeteria plan.
4. Uniform allowances: \$800 per year for 2026, \$850 per year for 2027, and \$900 per year for 2028 (Det. Sgt, Admin. Sgt., and Drug Task Force Sgt.).
5. Assignment Pay Changes: CSO Coordinator - \$1.73 per hour, SWAT Team - \$1.25 per hour, Emergency Management Sgt. - \$500 yearly stipend, and Use of Force Instructor or Firearms Instructor - \$1.15 per hour.
6. Employees will pay ½ of PMLL premiums.
7. Incidental technical and clean-up language changes.

Moved by Councilmember Newland, seconded by Councilmember Robertson, to approve Ratification of Local 340 (Police Sergeants) Labor Agreement for 2026-2028.

Motion adopted unanimously.

Mayor Sanders thanked staff for their work on this agreement.

**11. Other Business**


Mayor Sanders read into the record the performance evaluation summary from May 18 of City Manager Thorvig and thanked him for his dedicated service to the City of Blaine.


**12. Adjournment**

Moved by Councilmember Robertson, seconded by Councilmember Massoglia, to adjourn the meeting at 8:31PM.

Motion adopted unanimously.



Signed by   
\_\_\_\_\_  
Tim Sanders, Mayor

Signed by   
\_\_\_\_\_  
Catherine M. Sorensen, City Clerk