



City of Blaine
Anoka County, Minnesota
Minutes
City Council Workshop

Blaine City Hall
10801 Town Sq Dr NE
Blaine MN 55449

Monday, May 20, 2019

6:00 PM

Cloverleaf Farm Room A

NOTICE OF WORKSHOP MEETING

1 Call to Order

The meeting was called to order by Mayor Ryan at 6:00 p.m.

2 Roll Call

Quorum Present.

ALSO PRESENT: City Manager Clark Arneson; Planning and Community Development Director Bryan Schafer; Public Works Director Jon Haukaas; Police Chief/Safety Services Manager Brian Podany; Finance Director Joe Huss; Economic Development Coordinator Erik Thorvig; Public Services Manager/Assistant City Manager Bob Therres; Recreation Manager Nate Monahan; City Engineer Dan Schluender; City Attorney Patrick Sweeney; Senior Engineering Technician Al Thorp; Communications Technician Roark Haver; Communications Coordinator Ben Hayle; and City Clerk Catherine Sorensen.

Present: 7 - Councilmember Garvais, Councilmember Jeppson, Mayor Ryan, Councilmember Swanson, Councilmember Robertson, Councilmember Paul, and Councilmember Hovland

3 New Business

3-1

**DISCUSS EXTENSION OF REFUSE COLLECTION AND
HAULING CONTRACT WITH WALTERS, INC.**

Attachments: [Contract Extension](#)

Finance Director Huss stated in August 2015 the City Council accepted the bid of Walter's Recycling & Refuse for the City's organized waste hauling and recycling program and authorized staff to execute an agreement with Walters. The agreement commenced on January 1, 2016 and has a 5 1/2-year initial term (to June 30, 2021) with a City option to extend the contract three years to June 30, 2024. The topic of contract extension was briefly discussed in late 2018, during the 2019 budget process, and Council felt it was best to defer a discussion and decision to extend until the new City Council was seated in 2019. As the City enters its 2020 budget and five-year strategic planning process, staff feels it is an appropriate time

to discuss and establish a strategic plan regarding the City's organized waste hauling program.

Councilmember Swanson stated normally he did not support extending contracts, but noted he could make an exception for this request given the changing markets for garbage and recycling.

Councilmember Hovland agreed noting he favored extending this contract. He thanked Walter's for being responsive to complaints from the City.

Mayor Ryan stated he supported the proposed extension noting Walter's was a local business that was providing a great service to the community.

George Walter, Walter's Recycling and Refuse, thanked the City for considering extending and encouraged the City to continue letting him know of any concerns that arise.

Council consensus was to extend the contract as proposed by staff for three years to June 2024.

3-2

REVIEW DRAFT OF PARKS MASTER PLAN

Attachments: [Master Plan - Draft](#)

Recreation Manager Nate Monahan stated in 2018, the City engaged WSB to do the first Parks Master Plan for the City. This process involved meeting with numerous user groups, residents and city staff as well as being at several community events to gather input on the City's park system. Staff reviewed the draft Parks Master Plan and identified potential improvements that could be taken at our various parks. It also specifically looked at two of our most active parks, Aquatore and Happy Acres and developed a Capital Plan for these parks. It was noted Bob Slipka from WSB was present to review the different parts of the Master Plan and answer any questions

Bob Slipka, WSB, stated he has been working for the past year on Blaine's Parks Master Plan. He highlighted the findings within the plan noting what the residents of Blaine were looking for in its parks. He discussed the importance of applying for grants to assist with park improvements. The importance of having more parks in the northeast corner of the City was identified along with a potential community center. He commented on the uniqueness of the National Sports Center and encouraged the City to have a first right of refusal with the NSC.

Mr. Slipka commented on the proposed future plans for Happy Acres Park and Aquatore Park.

Councilmember Hovland stated he believed it would benefit the City to address trail connections in the City. He understood the City would be on a tight budget for its trails and recommended the Council identify the areas of greatest need first.

Mayor Ryan commented the ongoing maintenance costs had to be taken into consideration for all current and future trails.

Councilmember Swanson stated it was his understanding federal dollars were available for trails.

Mayor Ryan indicated he would like to see the hockey parking be isolated or separated at Aquatore Park.

Councilmember Garvais stated he believed this plan was a very good start. He explained he would like to know more about when playground structures were installed, what their life expectancy was and what it would cost to replace the equipment. He commented this information would be valuable for the Council to have for future park planning purposes. Mr. Monahan stated this was a great suggestion and reported staff could provide the Council with this information and have it included in the Parks Master Plan.

Councilmember Robertson asked if wetland credit dollars could be used for trails. Public Services Manager/Assistant City Manager Therres stated this would have to be determined by the Council. He noted these dollars were originally set aside for the Wetland Sanctuary.

Councilmember Jeppson commented the Council would have to consider how to establish a revenue stream for future park improvements. Mr. Huss reported the Council could have a future discussion on park dedication fees and future park funding.

Councilmember Jeppson asked if homeowners associations assisted with the maintenance and upkeep of parks. Mr. Monahan reported this typically has not been the case as the associations maintain their own parks/equipment.

Mayor Ryan thanked staff and WSB for all of their efforts on this plan.

Discussed

3-4

PROPOSED AMUSEMENT CENTER USE AT NORTHTOWN MALL

Attachments: [Preliminary Floor Plan](#)
[Northtown Amusement Center Project with zoning](#)
[Northtown Amusement Center Project with aerials](#)

City Clerk Sorensen stated staff has received an inquiry to place a restaurant/bar/grill with golf simulators at Northtown Mall in the vacant space next to Best Buy. The group is looking to use approximately 5,000 square feet and would offer a full menu with six simulators, which would meet the definition of an amusement center and require a Conditional Use Permit. Currently City ordinance does not allow for an amusement center to be located within 1,500 feet or alcohol to be served within 500 feet of a school; Paladin Charter School is located in Northtown within 500 feet of the proposed use. The current ordinance for alcohol and amusement centers is included below. Staff is seeking Council direction for a code amendment (underscored language) to allow for this use. Northtown Mall is supportive of the use and has been in contact with the school regarding the proposal and no concerns were raised.

Councilmember Hovland asked what would happen if Northtown were to sell this portion of the property. Ms. Sorensen stated the City would still need to amend City Code in order for this use to be permitted.

Councilmember Swanson stated it was more normal for a golf simulator to be located inside a mall than a school and questioned if Northtown rules could be amended.

Paula Mueller, General Manager of Northtown, explained the students were of high school age at Paladin Career and Technical High School. She indicated the proposed use was over 500 feet if walking door to door but was measured wall to wall per City Code. She reported she met with representatives from Paladin and they were in support of the proposed golf concept.

Mayor Ryan requested further information on the proposed plan. The applicant discussed the indoor golf space that would have six golf simulators and a full restaurant and bar. He explained Minnesota weather kept golfers from being outdoors for six months out of the year. He stated there was a growing trend for people to golf on simulators during the winter months. He noted the golf simulators would be open seven days a week and could accommodate up to six people per simulator per tee time.

Mayor Ryan commented simulators were growing in popularity.

Councilmember Jeppson stated her main concern was to ensure that Paladin supported the proposed use.

Councilmember Paul commented this would be a great use for the space in Northtown Mall and noted the school would not be in session during a large portion of hours of operation for the proposed use. Ms. Mueller stated this was a good point, noting school would be out around 2:30 each day and was not in session on the weekends.

Mayor Ryan stated he supported the proposed use going forward in the Northtown Mall.

Council consensus was to support the proposed use and code amendment.

3-3

POTENTIAL CITY ENDORSEMENT OF UTILITY SERVICE PARTNERS, INC. SERVICE LINE WARRANTY PROGRAM

Attachments: [Program Highlights](#)
[State League Overview Prez - Minnesota - March 2018 updated](#)
[Utility Service Co NLC Insurance Policy](#)
[City of Blaine, MN 3 Product Royalty Agreement](#)

Public Works Director Haukaas stated staff has been contacted by Utility Service Partners, Inc. to request endorsement by the City of Blaine to market their Service Line Warranty program to our residents. The Service Line Warranty program is a third-party insurance program which provides homeowners with repair protection for leaking, clogged, or broken private water and sewer lines between the city main to the home. The program also educates homeowners about their service line responsibilities as homeowners are often unaware that these lines are the responsibility of the property owners and can be expensive to repair. Additional program options are available for wells, septic systems, and in-home plumbing. It was noted this program is endorsed by the National League of Cities.

Councilmember Jeppson stated she had some concerns and requested staff speak with other cities to learn how the endorsement has worked in their community.

Councilmember Garvais questioned how much revenue this type of program would generate. He supported the funds generated be placed in the Special Use Fund.

Council requested further information from other cities using the program before making a decision on this item.

ADJOURN

The Workshop was adjourned at 7:25 p.m.

Adjourned