

**ROSEMOUNT CITY COUNCIL
REGULAR MEETING PROCEEDINGS
FEBRUARY 4, 2020**

CALL TO ORDER

Pursuant to due call and notice thereof a regular meeting of the Rosemount City Council was held on Tuesday, February 4, 2020, at 7:00 p.m. in the Council Chambers at City Hall, 2875 145th Street West, Rosemount.

Mayor Droste called the meeting to order with Council Members Weisensel, Block, Essler, and Freske attending.

Staff present included the following;

- City Administrator Martin
- Economic Development Coordinator Van Oss
- Community Development Director Lindquist
- Planner Nemcek

The Pledge of Allegiance was recited.

APPROVAL OF AGENDA

Motion by Weisensel Second by Essler

Motion to Adopt the Agenda as presented.

Ayes: 5.

Nays: None. Motion carried.

PRESENTATIONS, PROCLAMATIONS, & ACKNOWLEDGMENTS

None

PUBLIC COMMENT

None

CONSENT AGENDA

Motion by Weisensel Second by Essler

Motion to Approve the Consent Agenda, with items 6.e & 6.k removed

- a. Bills Listing
- b. Minutes of the January 21, 2020 Regular Meeting Proceedings
- c. Minutes of the January 21, 2020 Special Work Session Proceedings
- d. Hiring of New Firefighters
- e. ~~Appointment of Election Judges for the 2020 Presidential Nomination Primary Election~~
- f. On-Sale License on Public Premise – Shenanigans
- g. Receive Donations – Parks & Recreation - Rosemount Lions Club
- h. Receive Donations – Parks & Recreation - Dakota Electric
- i. Renewal of Consumption and Display (Set Up) Permit, The Meeting Point

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- j. Approval of Ordinance establishing an Environment & Sustainability Commission
- ~~k. 145th Street West, Speed Limit Reduction~~
- l. Bonaire Path East, City Project 2018-03: Approve Union Pacific Crossing and Signal Improvements
- m. Biscayne Avenue Improvement Project, City Project 2020-01: Receiving Plans, Authorize Ad for Bid, and Authorize ROW/Easement Acquisition
- n. Connemara Trail, City Project 2018-09: Receive Plans & Specifications / Authorize Ad for Bid
- o. Joint Powers Agreement - CSAH 42 Visioning Study, City Project 2020-10
- p. Request by Keyland Homes for a Minor Amendment to the Prestwick Place 13th Planned Unit Development Agreement to reduce the Street Side Yard Setback Requirement from 25 feet to 20.28 feet

Ayes: Weisensel, Block, Droste, Essler, Freske

Nays: None. Motion carried.

Mayor Droste noted the donations accepted this evening and thanked Rosemount Lions Club and Dakota Electric for their continued support.

6.e. Appointment of Additional Election Judges for 2020 Presidential Nomination Primary Election

Mayor Droste pulled this item to thank all the election judges for their time to serve the upcoming elections.

Motion by Droste Second by Freske

Motion to Approve the Attached Resolution Appointing Additional Election Judges for the 2020 Presidential Nomination Primary Election.

Ayes: 5.

Nays: None. Motion carried.

6.k. 145th Street West, Speed Limit Reduction

Council member Block pulled this item to educate residents regarding the reduction of speed limit to 30 miles per hour on 145th Street West between Shannon Parkway and Diamond Path.

Motion by Block Second by Essler

Motion to Approve a Resolution to Reduce the Speed Limit on 145th Street West.

Ayes: Block, Droste, Essler, Freske, Weisensel

Nays: None. Motion carried.

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PUBLIC HEARINGS

7.a. Request by Ron Clark Construction for the Vacation of the Easement along the Rear of the Rosemount Plaza Shopping Center

City Planner Nemcek provided an overview regarding Ron Clark Construction's request to vacate a 20' easement along the rear, or west side, of the Rosemount Plaza Shopping Center in order to facilitate redevelopment of the site with the construction of The Morrison, a 124-unit apartment building.

Mayor Droste opened the public hearing at 7:08 p.m.

**Peggy Spadafore
14580 Cameo Avenue**

Ms. Spadafore requested further explanation of the reasoning of the vacation of the easement and the effect the easement will have on her property.

Mr. Nemcek explained with the project approval, there is no reason to retain the easement. The vacation will not impact any of the neighboring properties.

Motion by Droste Second by Essler

Motion to close public hearing at 7:10 p.m.

Ayes: 5.

Nays: 0.

Mayor Droste opened back up to council members and there were no further questions.

Motion by Freske Second by Block

Motion to Adopt a Resolution Approving the Vacation of the Easement along the Rear, Westside, of the Rosemount Plaza Shopping Center.

Ayes: Droste, Essler, Freske, Weisensel, Block

Nays: None. Motion carried.

UNFINISHED BUSINESS

8.a. Report on Annual Evaluation of City Administrator

Per Statute 13D.05 Subd.3, City Administrator Martin summarized the conclusion of Mr. Martin's evaluation conducted on January 21, 2020.

NEW BUSINESS

9.a. Request by Ron Clark Construction for Planned Unit Development Master Development and Final Site and Building Plan, Preliminary Plat, and Final Plat Approval to Construct a 124-unit Apartment Building on the Rosemount Plaza and Shenanigan's Sites

Planner Nemcek discussed the request for Ron Clark Construction for Preliminary and Final Plats, and a Planned Unit Development Master Development Plan with Rezoning to redevelop the site containing Rosemount Plaza Shopping Center and Shenanigan's with a 124-unit apartment building and future commercial building. Mr. Nemcek further elaborated on the site plan, parking availability, traffic study conducted, height of building, etc.

Mr. Nemcek noted the height of the building is slightly higher than allowed by ordinance but the developer is maintaining existing site grades to not adversely impact the western residential properties and preventing any potential drainage issues onto the residential properties. Mr. Nemcek also provided an illustration comparing the height of the building to other downtown buildings, i.e. Rosemount Floral, Steeple Center, Cambrian Commons, etc.

Council member Essler requested the resolution for approving the planned unit development master development plan with site and building plan approval for the Morrison include wording stating the applicant will work with the property owner to the south to address the drive aisle width and curb cut access prior issuance of a building permit.

Council member Freske further questioned the traffic study that was completed and submitted with the application as there is a continued concern regarding the traffic impacts on State Highway 3. Per the traffic study, the proposed apartment building should generate less than one third the number of trips generated by the existing uses. Council member Freske requested staff continue to request traffic counts for this area and continue to monitor and work with the state.

Council each provided a statement regarding their view on this project and the reasoning for their vote this evening. Council members noted and addressed residents' concerns that council has received over the past several days.

Motion by Freske Second by Block

Motion to adopt a Resolution approving the Preliminary and Final Plat for The Morrison, with conditions.

Ayes: Essler, Freske, Weisensel, Block, Droste

Nays: None. **Motion carried.**

Motion by Weisensel Second by Essler

Motion to adopt an Ordinance amending Ordinance B City of Rosemount Zoning Ordinance for The Morrison from DT to DT PUD-Downtown Planned Unit Development.

Ayes: Essler, Freske, Weisensel, Block, Droste

Nays: None. **Motion carried.**

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Motion by Block Second by Essler

Motion to adopt a Resolution Approving the Planned Unit Development Master Development Plan for The Morrison with conditions including the modification to amendment 17.

Ayes: Freske, Weisensel, Block, Droste, Essler

Nays: None. Motion carried.

Motion by Essler Second by Freske

Motion to Approve the Planned Unit Development Master Development Plan Agreement for The Morrison and Authorize the Mayor and City Clerk to Enter into the Agreement.

Ayes: Weisensel, Block, Droste, Essler, Freske

Nays: None. Motion carried.

Motion by Weisensel Second by Block

Motion to Approve the Subdivision Development Agreement for The Morrison and Authorize the Mayor and City Clerk to Enter into this Agreement.

Ayes: Block, Droste, Essler, Freske, Weisensel

Nays: None. Motion carried.

9.b. Approval of Resolution Adopting a Modification to the Redevelopment Plan for the Rosemount Redevelopment Project; Approving the Elimination of Parcels from the Downtown-Brockway Tax Increment Financing District; and Establishing the KenRose Tax Increment Financing District and Adopting a Tax Increment Financing Plan Therefor and Approval of the City Interfund Loan Resolution

Economic Development Coordinator Van Oss introduced Rebecca Kurtz of Ehlers. Ms. Kurtz presented a PowerPoint explaining the TIF Plan for the KenRose TIF District.

Ron Clark Construction & Design is working on land acquisition, environmental assessment, and site planning issues. Ehlers is assisting the city in the potential public financial assistance to facilitate the redevelopment project.

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Motion by Essler Second by Weisensel

Motion to Approve the Resolution Adopting a Modification to the Redevelopment Plan for the Rosemount Redevelopment Project; Approving the Elimination of Parcels from the Downtown-Brockway Tax Increment Financing District; and Establishing the KenRose Tax Increment Financing District and Adopting a Tax Increment Financing Plan Therefor

And

Motion to Approve a Resolution Approving the City Interfund Loan Resolution

Ayes: Droste, Essler, Freske, Weisensel, Block

Nays: None. Motion carried.

ANNOUNCEMENTS

10.a. Staff Updates

City Administrator Martin highlighted; staff is still accepting applications for city commissions, the business appreciation lunch is February 11th, still spots left for Home Expo on March 14th at the Rosemount Community Center from 9:00 to 3:00 p.m.

10.b. Upcoming Community Calendar

Mayor Droste reviewed the calendar of events and upcoming meetings for the remainder of February and March. Mayor Droste also noted he will have open office hours February 14th from 10:00 a.m. to noon for anyone who would like to meet with him.

ADJOURNMENT

There being no further business to come before the City Council at the regular council meeting and upon a motion by Droste and second by Freske the meeting was adjourned at 8:21 p.m.

Respectfully submitted,



Erin Fasbender
City Clerk