

City of Columbus
Regular City Council Meeting
03.11.20

The 03.11.20 meeting of the City of Columbus City Council was called to order at 7:02 p.m. by Mayor Preiner at the City Hall. Present were Council Members Jeff Duraine, Shelly Logren, Janet Hegland, and Denny Peterson; City Administrator Elizabeth Mursko, City Attorney Bill Griffith, City Engineer Kevin Bittner, and Planning Commission Secretary Rochelle Busch.

Also in attendance were: Kris King & Paul Peskar, John Young, Dan Mike, Tom Olson, and Ron Hanegraaf.

A. CITY COUNCIL REGULAR MEETING

- 1. Call to Order - Regular Meeting – 7:02 P.M.**
- 2. Pledge of Allegiance**

B. CONSENT AGENDA

- 3. Motion – Agenda Approval with Additions**
- 4. Motion – Approval of the 10.23.19 City Council Meeting Minutes**
- 5. Motion – Pay Bills as Posted**

Motion by Duraine to approve consent agenda items 3 through 5. Seconded by Peterson. Motion carried unanimously.

C. PRESENTATIONS

6. Planning Commission Report

Planning Commission Chair Ron Hanegraaf gave the report for their 03.04.20 meeting.

A public hearing was held for the Lee Preserve preliminary plat application at 5223 Pine Street NE, to combine two lots. Before combining, the two lots were twelve acres and twenty-five acres in size. Applicant Xieng Lee has read and agrees to the findings of fact and conditions of approval listed in the Staff Report.

Motion by Hegland to approve the preliminary plat “Lee Preserve” based on findings of fact 1-25 and subject to conditions of approval in the Planner’s Report (dated 02.20.2020) to include the Engineer’s Report comments 1-6 (dated 03.04.2020). Seconded by Duraine. Motion carried unanimously.

Lee Preserve Preliminary Plat Findings of Fact:

1. The preliminary plat application was received on January 16, 2020, and upon supplemental information received on January 31, 2020, was found complete for review.
2. The 120-day preliminary plat review deadline is May 30, 2020.
3. There are a total of 40.16 gross acres in the proposed plat, located at 5223-Pine Street NE, on property legally described as the West Half of the Southeast Quarter of the Southwest Quarter and the West Half of the Northeast Quarter of the Southwest Quarter of Section 31, Township 32, Range 22 (“Property”).

4. The Property is zoned RR Rural Residential.
5. Two residential lots are proposed. There is one existing dwelling on the proposed southwesterly 12.35-acre lot (Lot 1, Block 1).
6. The proposed northerly lot (Lot 2, Block 1) is 25.26 acres in size and includes adequate areas for a future home and SSTS area.
7. The density of the proposed development is one home per 20.8 acres, which is consistent with the Comprehensive Plan and Zoning Ordinance.
8. Both parcels exceed the minimum 220 feet lot frontage requirement on Pine Street.
9. Access to both parcels is proposed via an existing driveway to the existing residence, which is centered on the common lot line between Lot 1 and Lot 2 and is encumbered by a 33 feet private driveway easement.
10. The applicant is proposing to sell the existing residence on Lot 1 and build a new residence on Lot 2.
11. The applicant proposes to separate two existing accessory buildings on the Property from the existing residence and locate them on the proposed vacant parcel.
12. The accessory buildings are located between the proposed new residence and Pine Street.
13. The larger accessory building is approximately 125 feet from the existing residence.
14. Landscaping has been proposed along the southerly and westerly sides of the accessory buildings.
15. There is also existing landscaping abutting the Property along Pine Street.
16. An existing 66 feet street, utility and drainage easement is located on the westerly edge of Lot 1, which provides private driveway access to two parcels located west of the plat. The private easement is being platted as public right-of-way.
17. Thirty-three feet of right-of-way is also being publicly dedicated for the north half of Pine Street, which is a jurisdictional road with the City of Lino Lakes.
18. A subdivision development agreement will be required for a shared road and maintenance agreement, as well as an escrow or acknowledgement of potential future assessments for any Pine Street public improvements.
19. There is potential to re-subdivide Lot 1 and Lot 2 if new public street improvements are made within the plat.
20. The proposed drainage and utility easements on both lots are consistent with City Code requirements.
21. Soil borings have been submitted for the home and SSTS locations on proposed Lot 2.
22. A wetland delineation "Notice of Decision" was issued by the Coon Creek Watershed District on December 20, 2019. The delineated wetlands are protected by drainage and utility easements, including 16.5-foot-wide buffers.
23. There are no apparent Shoreland or Floodplain areas affecting the plat.
24. Subsequent NPDES II permits will be required for any individual site grading that exceeds one acre.
25. The Planning Commission held a public hearing on the Lee Preserve Preliminary Plat on March 4, 2020.

Lee Preserve Preliminary Plat Conditions of Approval:

1. Recommendations of the City Engineer.
2. Title review and recommendations of the City Attorney.
3. A subdivision development agreement.
4. Recommendations of the Anoka County Survey Department.
5. Recommendations of the Coon Creek Watershed District.
6. Wetland buffer plaques at locations determined by the City.
7. Cash in lieu of park land dedication requirements.
8. Construction of a new home on Lot 2 must commence within 12 months of approval of the final plat or the existing accessory structures must be removed.
9. Subsequent NPDES II permit(s) for any individual site grading that exceeds one acre.
10. Reimbursement of City expenses associated with plat review.

Lee Preserve Preliminary Plat Engineer's Report Comments:

1. A permanent elevation benchmark is not shown (8-501.B.7).
2. Distance and bearing to the nearest monumented section or quarter section is not shown (8- 501.B.8). This criterion is not critical for City approval but may a requirement of the County Surveyor.
3. A stormwater management plan has not been provided (8-501.B.7). The property is in the Coon Creek watershed and will be subject to their stormwater management permitting requirements. Plat approval will be subject to verification of a permit from the Watershed.
4. The existing driveway easement on the west side of Lot 1 is being platted as Xtra Street. An existing driveway in this location provides access to two parcels located west of this plat but does not provide access to the existing home located on Lot 1 or future home on Lot 2. Because the driveway provides access to less than three parcels, it will not require upgrading to City street standards. Should this right-of-way provide access to a third parcel in the future, the driveway will need to be upgraded as a City street, subject to assessments per City policy. Should this occur, the City will assume operation and maintenance of the street. In the meantime, a shared driveway and maintenance agreement will be required in the development agreement or incorporated into the agreement if one already exists.
5. The two potential septic treatment areas identified on the plat shall be protected from all construction traffic utilizing fencing or equivalent protective devices.
6. The sewage effluent dispersal system must provide a minimum three-foot vertical soil treatment zone above the periodically saturated soil. The soil borings indicate mottled soil, indicative of periodic saturation, at 18" to 20" below the ground surface.

After the public hearing for Lee Preserve, the Planning Commission held a joint workshop with the City Council on freeway district zoning and land use.

Hanegraaf finished by reporting that the next Planning Commission meeting will center around billboard designs.

7. Park Board Report

Park Board member Mark Daly gave a report on their 01.23.20 and 02.22.20 meetings.

City Park Playground Upgrades

The first set of discussions centered around the City Park playground's tot park and upgrades that need to be made. The Park Board is recommending ordering a playground piece for the tot park called Harry the Hippo. The Park Board is still determining the cost for installation. The new equipment will be funded with the Parkland Dedication Fund.

Motion by Hegland to approve the Park Board recommendation for new park playground equipment as presented, for a not to exceed cost of \$28,000.00 funded through the Parkland Dedication Fund, to include installation. Second by Peterson. Motion Carried unanimously.

City Roundabout Upgrades

The Park Board has also been considering adding a mix of pine trees and boulders to the center of the City's roundabouts. Daly noted that spruce trees and ponderosa in particular hold up well to sodium chloride, which is what the roads are treated with.

Hegland asked if the Park Board is concerned about tree roots affecting the integrity of the surrounding cement? Daly replied that pines root deep into the ground so they are not concerned about the cement. The cost for upgrades will be roughly \$10,000 which will be within the budget. Mursko instructed Daly to bring back a design within the budget for the Council to approve.

Motion by Hegland to approve the Park Board recommendation to landscape two roundabouts in the City of Columbus for a not to exceed amount of \$10,000, funded by the budget allocated by City Council. Second by Peterson. Motion Carried unanimously.

8. Public Open Forum

No report

D. STAFF AND CONSULTANT REPORTS

9. Engineer Report

City Engineer Kevin Bittner addressed the Council regarding the extension of Zurich Street to the north, which will service the Viking Industrial development. Viking Industrial will be contributing \$250,000 to the road extension project, which will be assessed.

City Attorney Bill Griffith said the developer's agreement that is to be signed will waive public hearing requirements as both landowners are in agreement. The resolution being presented to the

Council today sets the 04.08.20 Council meeting date as when they receive the feasibility report. Griffith finished by saying closing is set for roughly 05.15.20.

Motion by Hegland to approve Resolution 20-04, a resolution ordering a feasibility report for the North Zurich Street public improvement, as part of the Chapter 429 process. Seconded by Peterson. Motion carried unanimously.

10. Attorney Report

No report.

11. Mayor and Council Members Report

Council Member Logren

No report.

Mayor Preiner

Mayor Preiner and several Council and Planning Commission members recently attended the ribbon cutting ceremony at the new Aces Hotel, which is now open to the public.

Council Member Hegland

Hegland reported that approving the Sunrise River Watershed Management Organization (SRWMO) budget is being deferring until they receive additional information from Anoka County. The deadline for approving the budget is the end of April.

Hegland finished by saying the Personnel Committee will hold interviews for the Planning Commission opening soon.

Council Member Peterson

No report.

Council Member Duraine

No report.

15. Public Works Report

No report.

16. Public Communications Coordinator Report

No report.

17. City Administrator's Report

Calendar Update

The 03.18.20 joint Planning Commission and City Council meeting will be rescheduled for 04.01.20 at 6:00 p.m. A Planning Commission meeting will still be held on 03.18.20 and ClearChannel representatives will be in attendance to discuss the billboard ordinance.

Mursko finished by reporting that the City's bonding attorney Tammy Omdal is developing a model for the Council to consider on either 04.08.20 or 04.22.20. Mayor Preiner said she should attend the 04.22.20 workshop to discuss the model.

Motion by Logren to cancel the 03.18.20 joint Planning Commission and City Council meeting and reschedule it for 04.01.20 at 6:00 PM. Seconded by Duraine. Motion carried unanimously.

COVID-19 Update

Mursko reported that Anoka County has confirmed its first case of COVID-19.

In light of rapid spreading of the virus, Griffith said that in person meetings are not recommended and the City should consider moving to a telephonic solution. If the City chooses to hold meetings via video conference, the video calls must be initiated from a public location.

During a pandemic, the City has the ability to hold public meetings in a conference call/telephonic setting. Council members and members of the public would have the ability to call into the meeting. These accommodations are allowed in a community where there is a high risk for transmission.

Mursko continued by presenting the Center for Disease Control's (CDC) mitigation process. She encouraged the Council to implement these suggestions to prevent spread of the virus. Griffith pointed out that pages six and seven contain mitigation procedures for the workplace and greater community. While there is a high risk for community transmission, the City must continue meeting critical services.

Mayor Preiner asked when the City would consider implementing some of the high-risk plans? Mursko said that the Council is not required to make any decisions about policy tonight, she is simply providing the Council with guidance to prepare for a possible localized outbreak.

Hegland asked about the sick time policy for staff, as she wants to ensure employees to not feel obligated to come into the office if they are feeling sick. Mursko agreed and added that work can be done to limit hours and split shifts for staff to ensure there is adequate social distancing. In addition, shared surfaces in City Offices will be regularly sanitized.

E. ANNOUNCEMENTS & REMINDER

18. Calendar of Meetings.

The next Planning Commission meeting is on 03.18.20 at 7:00 p.m.

The next City Council meeting is on 03.25.20 at 7:00 p.m.

The next City Council workshop is on 03.25.20 from 4:00 p.m. – 6:00 p.m.

The next Joint Planning Commission and City Council meeting is on 04.01.20 at 6:00p.m.

F. ADJOURNMENT

Motion by Duraine to adjourn. Seconded by Hegland. Motion carried unanimously.

Meeting adjourned at 7:52 p.m.

Respectfully Submitted:

Jessica Hughes, Public Communications Coordinator