



CITY COUNCIL MEETING
City Hall—Council Chambers, 3989 Central Ave NE
Monday, December 11, 2023
6:00 PM

Mayor
Amada Márquez Simula
Councilmembers
Connie Buesgens
Kt Jacobs
Rachel James
Justice Spriggs
Interim City Manager
Kevin Hansen

AMENDED AGENDA
AGENDA AMENDED ON 12/11/2023 TO UPDATE FEE
SCHEDULE DOCUMENT FOR ITEM 10

ATTENDANCE INFORMATION FOR THE PUBLIC

Members of the public who wish to attend may do so in-person, or by using Microsoft **Teams Meeting ID 286 466 516 904, Passcode cjnZoS**. For questions please call the Administration Department at 763-706-3610. Auxiliary aids or other accommodations for individuals with disabilities are available upon request when the request is made at least 72 hours in advance. Please contact Administration at 763-706-3610 to make arrangements.

WELCOME/CALL TO ORDER/ROLL CALL

MISSION STATEMENT

Columbia Heights is a vibrant, healthy and connected City. We are here to actively support the community, deliver equitable services, build and strengthen connections, improve upon our past, and uphold our successes. We strive to be better and ensure Columbia Heights is a great place for everyone, today and in the future.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the Flag: "I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all,"

APPROVAL OF AGENDA

(The Council, upon majority vote of its members, may make additions and deletions to the agenda. These may be items submitted after the agenda preparation deadline.)

PROCLAMATIONS, PRESENTATIONS, RECOGNITION, ANNOUNCEMENTS, GUESTS

CONSENT AGENDA

These items are considered to be routine by the City Council and will be enacted as part of the consent agenda by one motion. Items removed from the Consent Agenda approval will be taken up as the next order of business. (The City Council will make a motion to approve the Consent Agenda following the statement of all items.)

1. Approve the November 27, 2023 City Council Meeting Minutes.

MOTION: Move to approve the November 27, 2023 City Council Meeting minutes.

- 2. Approve the November 27, 2023 City Council Work Session Meeting Minutes.**
MOTION: Move to approve the November 27, 2023 City Council Work Session Meeting minutes.
- 3. Approve the December 4, 2023 City Council Work Session Meeting Minutes.**
MOTION: Move to approve the December 4, 2023 City Council Work Session Meeting minutes.
- 4. Approve the November 16, 2023 Joint City Council and Planning Commission Workshop Minutes.**
MOTION: Move to approve the November 16, 2023 Joint City Council and Planning Commission Meeting minutes.
- 5. Accept October 10, 2023 Sustainability Commission Minutes**
MOTION: Move to accept the October 10, 2023 Sustainability Commission minutes.
- 6. Accept May-November 2023 Library Board Minutes.**
MOTION: Move to Accept the Library Board minutes from May-November 2023.
- 7. Accept October 11, 2023 Youth Commission Minutes.**
MOTION: Move to accept the October 11, 2023 Youth Commission minutes.
- 8. Consideration of Resolution 2023-81, Updating Income Limit for Senior Citizen Utility Rates.**
MOTION: Move to waive the reading of Resolution 2023-81 there being ample copies available to the public.
MOTION: Move to adopt Resolution 2023-81, being a resolution updating the income limit for senior citizen utility rates.
- 9. Adopt Resolution 2023-082 Establishing Senior Citizens or Retired and Disabled Persons Hardship Special Assessment Deferral.**
MOTION: Move to waive the reading of Resolution No. 2023-082 there being ample copies available to the public.
MOTION: Move to adopt Resolution No. 2023-082 being a resolution establishing a new maximum income of \$47,700 for Senior or Retired and Disabled Persons to be eligible for special assessment deferral.
- 10. Adopt Resolution 2023-084 Establishing the City of Columbia Heights Fee Schedule for 2024.**
MOTION: Move to waive the reading of Resolution No. 2023-084, there being ample copies available to the public.
MOTION: Motion to adopt Resolution No. 2023-084, approving the 2023 City Wide Fee Schedule.
- 11. Consideration of Resolution 2023-86, Amending 2023 Budget to Use Certain Additional Revenue.**

MOTION: Move to waive the reading of Resolution 2023-86 there being ample copies available to the public.

MOTION: Move to adopt Resolution 2023-86, being a resolution amending the 2023 budget to Use Certain Additional Revenue.

12. Approval Resolution 2023-88, Closing of Transfer Agreement for City Hall Condo Unit.

MOTION: Move to waive the reading of Resolution 2023-88, there being ample copies available to the public.

MOTION: Move to approve Resolution 2023-88, a resolution approving closing of transfer agreement which recites terms for conveyance to City of City Hall component and providing authority to sign necessary and customary closing documentation.

13. Replacement of Portable Welder.

MOTION: Move to authorize purchase of a Miller Trailblazer 302 Air Pak from Central McGowan in the amount of \$20,082.19 with funding from 701.9950.45180.

14. Approval of Contract with Baker Tilly to Conduct a Search for City Manager.

MOTION: Move to approve contract with Baker Tilly to conduct a search for City Manager.

15. Approval of Granicus Contract Renewal for City Council and Planning Commission Meeting Production.

MOTION: Move to approve a three (3) year contract renewal with Granicus for City Council meeting production services; and authorize the Mayor and City Manager to enter into an agreement for the same.

16. Contract for Yard Waste Collection and Hauling Services.

MOTION: Move to approve a five (5) year contract with Shoreview Hunks LLC (a franchise of College H.U.N.K.S. Hauling Junk & Moving) for yard waste collection services; and authorize the Mayor and City Manager to enter into an agreement for the same.

17. Authorize the Fire Service, Emergency Medical Services and Rental Licensing program contract with the City of Hilltop.

MOTION: Move to authorize the Mayor and City Manager to enter into a three-year agreement for Fire suppression and EMS services contract with the city of Hilltop starting January 1, 2024, and ending December 31, 2026

MOTION: Move the authorize the Mayor and City Manager to enter into a three-year agreement for rental property licensing with the city of Hilltop starting January 1, 2024, and ending December 31, 2026

18. Final Compensating Change Order and Payment for 2022 Miscellaneous Concrete, Project No. 2200.

MOTION: Move to approve the final compensating change order and accept the work for 2022 Miscellaneous Concrete Repairs and Installations, City Project No. 2200, and authorize final payment of \$24,265.73 to Standard Sidewalk, Inc. of Blaine, Minnesota.

19. Cancel the December 27, 2023 City Council Meeting.

MOTION: Move to cancel the December 27, 2023 Regular City Council Meeting.

20. License Agenda

MOTION: Move to approve the items as listed on the business license agenda for December 11, 2023, as presented.

21. Rental Occupancy Licenses for Approval.

MOTION: Move to approve the items listed for rental housing license applications for December 11, 2023, in that they have met the requirements of the Property Maintenance Code.

22. Review of Bills.

MOTION: Move that in accordance with Minnesota Statute 412.271, subd. 8 the City Council has reviewed the enclosed list to claims paid by check and by electronic funds transfer in the amount of \$893,459.24.

PUBLIC HEARINGS

This is the public's opportunity to speak regarding this matter. Speakers that are in-person are asked to complete a Speaker Form and submit it to the City Clerk. Speakers attending virtually should send a request to speak with this information to the moderator using the chat function and wait to be called on to speak. When speaking, virtual attendees should turn their camera on. Any comments made after the public hearing is closed will not be considered by the City Council and will not be included as part of the formal record for this matter as the item will have been voted on and the item formally closed by the Council.

23. Resolution 2023-083, Adopting a Budget for the Year 2024, Setting the City Levy, Approving the HRA Levy, and Approving a Tax Rate Increase.

MOTION: Move to waive the reading of Resolution 2023-083, there being ample copies available to the public.

MOTION: Move to close the public hearing and adopt Resolution 2023-083, being a resolution adopting a budget for the year 2024, setting the city levy, approving the HRA levy, and approving a tax rate increase.

ITEMS FOR CONSIDERATION

24. Approval of Second Amended Loan Agreement and Related Documents for the 4300 Central Avenue NE Redevelopment Site.

MOTION: Move to waive the reading of Resolution 2023-87, there being ample copies available to the public.

MOTION: Move to approve Resolution 2023-87, a resolution approving modification of certain terms of a loan from the City to Alatus Columbia Heights II LLC and approving forms of second amended and restated loan documents.

Ordinances and Resolutions

Bid Considerations

New Business and Reports

CITY COUNCIL AND ADMINISTRATIVE REPORTS

Report of the City Council

Report of the City Manager

COMMUNITY FORUM

The Community Forum is the public's opportunity to address the Council regarding any matter that has not had a public hearing earlier in the meeting.

Speakers that are in-person are asked to complete a Speaker Form and submit it to the City Clerk.

Once called to the podium, the speaker should state their name and connection to Columbia Heights.

Speakers attending virtually should send a request to speak as well as their address and connection to Columbia Heights to the moderator using the chat function and wait to be called on to speak.

When speaking, virtual attendees should turn their camera on.

All speakers should limit their comments to five (5) minutes.

Personal attacks, threats, the use of profanity, and other disrespectful comments are prohibited.

The City Council will listen to the public comments, ask clarifying questions, and if needed, request staff to follow up or direct the matter to be added to an upcoming agenda. Generally, the City Council will not take official action on items raised at the Community Forum at the meeting on which they are raised.

ADJOURNMENT

Auxiliary aids or other accommodations for individuals with disabilities are available upon request when the request is made at least 72 hours in advance. Please contact Administration at 763-706-3610 to make arrangements.