



SPECIAL CITY COUNCIL MEETING - SPECIAL ASSESSMENT HEARING

City Hall—Council Chambers, 590 40th Ave NE
Tuesday, October 04, 2022
5:30 PM

Mayor
Amada Márquez Simula
Councilmembers
John Murzyn, Jr.
Connie Buesgens
Nick Novitsky
Kt Jacobs
City Manager
Kelli Bourgeois

MINUTES

The following are the minutes for the Special Meeting of the City Council held at 5:30 pm on Tuesday, October 4, 2022, in the City Council Chambers, City Hall, 590 40th Avenue NE, Columbia Heights, Minnesota.

CALL TO ORDER/ROLL CALL

Mayor Márquez Simula called the meeting to order at 5:30 pm.

Present: Mayor Márquez Simula; Councilmember Buesgens; Councilmember Jacobs; Council Member Murzyn, Jr.; Councilmember Novitsky.

Also Present: Kevin Hansen, Public Works Director; Sara Ion, City Clerk/Council Secretary; Barb Thomas, Assessing Clerk; Sulmaan Kahn, Assistant City Engineer; Jackie Zillmer, Assistant Finance Director; Jody Long, Resident; David DeGennaro, Resident; Nancy Kendall, Resident; Joanna Stark, Resident; David Glass, Resident; Sheal Sani, Resident.

PUBLIC HEARINGS

1. Staff Report Regarding 2022 Street Rehabilitation Program.

Public Works Director Kevin Hansen gave an overview of City Project 2022, and assessment information. He then advised Council that the assessment interest rate can be amended to 4.5% at the time Resolution 2022-89 is approved.

2. Special Assessment – Zones 6 and 7 Street Rehabilitation Program.

Mayor Márquez Simula opened the public hearing.

Resident David DeGennaro requested to address the Council via Zoom. He asked about paying in full vs. having the option of paying overtime with interest with property taxes over ten years.

Director Hansen clarified that the principal amount would be paid over ten years with declining principle with property taxes. It can be paid off at any given time via Anoka County.

Resident Nancy Kendall asked if everyone is paying the same amount at 42nd and Madison why Governor Walz cannot help with paying for these assessments.

Director Hansen pulled up the area on the screen for Ms. Kendall to see and explained the difference between a street and avenue assessment. The Governor cannot assist with funding for projects that have already been started related to local streets. Most of the State and Federal funding is for higher volume trunk highways.

Resident Joanna Stark asked how Rental Properties are assessed. She is concerned about plows damaging mill and overlay.

Director Hansen stated that the rates are calculated differently for single family properties, and the city does subsidize the assessments. For nonresidential properties there is no subsidy because they are generating more traffic.

Director Hansen stated that it was likely that there was a sealcoat failure on the street not an issue with the mill and overlay. We are moving towards a new product that improves the life of the payment.

Jody Long requested to asked how often this is done, and why is interest added so soon.

Director Hansen stated that the street should last 20-25 before needing a new overlay. We are trying to get 60 -80 years life from a street before it needs to be completely replaced.

Motion by Councilmember Buesgens, seconded by Councilmember Murzyn to close the public hearing of the 2022 Street Rehabilitation Zones 6 and 7, City Project 2202. All Ayes: Motion Carried 5-0.

Motion by Councilmember Buesgens, seconded by Councilmember Novitsky to waive the reading of Resolution 2022-89, there being ample copies available for the public. All Ayes: Motion Carried 5-0.


Motion by Councilmember Buesgens, seconded by Councilmember Jacobs to adopt Resolution 2022-89 being a resolution levying and adopting the assessment at a rate of 4.5% for 2022 Street Rehabilitation, Partial Street Reconstruction and Mill and Overlay, City Project 2202. All Ayes: Motion Carried 5-0.

ADJOURNMENT

Motion by Councilmember Murzyn, seconded by Buesgens, to adjourn the meeting. All Ayes, Motion Carried 5-0.

Meeting adjourned at 5:59 pm.

Respectfully Submitted,



Sara Ion, City Clerk/Council Secretary