

**MINUTES
OF THE REGULAR MEETING OF THE
EDINA CITY COUNCIL
HELD AT CITY HALL
JUNE 5, 2012
7:00 P.M.**

I. CALL TO ORDER

Mayor Hovland called the meeting to order at 7:11 p.m.

II. ROLL CALL

Answering rollcall were Members Bennett, Brindle, Sprague, Swenson and Mayor Hovland.

Public Works Director Brian Olson and Administrative Intern Ari Klugman introduced themselves.

III. MEETING AGENDA APPROVED

Member Brindle made a motion, seconded by Member Swenson, approving the meeting agenda.

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

IV. CONSENT AGENDA ADOPTED

Member Bennett made a motion, seconded by Member Swenson, approving the consent agenda as revised to remove Item IV.C., Resolution No. 2012-81, Lot Division (Lot Line Adjustment) 6240 and 6244 Brookview Avenue for Chad Trierweiler; Item IV.G., Request to Purchase, 2012 Parking Lot and Pathway Improvements Contract No. Pk12-2 PK; Item IV.H., Request to Purchase, Tracy Avenue Improvements Contract No. ENG12-5; and, Item IV.L. Traffic Safety Report of May 2, 2012, as follows:

IV.A. Approve regular and work session meeting minutes of May 15, 2012

IV.B. Receive payment of the following claims as shown in detail on the Check Register dated May 17, 2012, and consisting of 34 pages; General Fund \$292,323.96; Police Special Revenue \$104.93; Braemar Memorial Fund \$3,984.31; Working Capital Fund \$21,861.44; Equipment Replacement Fund \$11,303.00; Art Center Fund \$3,817.54; Aquatic Center Fund \$296.40; Golf Course Fund \$47,031.17; Ice Arena Fund \$18,159.83; Edinborough/Centennial Lakes Fund \$7,704.21; Centennial Lakes Park Fund \$7,259.31; Liquor Fund \$275,971.00; Utility Fund \$265,021.98; Storm Sewer Fund \$7,268.66; Recycling Fund \$127.66; PSTF Agency Fund \$2,125.48; TOTAL \$964,360.88 and for approval of payment of claims dated May 24, 2012, and consisting of 28 pages; General Fund \$130,831.66; Police Special Revenue \$386.00; Working Capital Fund \$76,351.38; Equipment Replacement Fund \$24,995.90; Art Center Fund \$2,698.45; Aquatic Center Fund \$2,830.84; Golf Course Fund \$11,877.83; Ice Arena Fund \$4,045.71; Edinborough Park Fund \$1,814.90; Centennial Lakes Park Fund \$4,610.56; Liquor Fund \$172,394.42; Utility Fund \$744,646.22; Storm Sewer Fund \$164,339.97; PSTF Agency Fund \$5,292.19; Payroll Fund \$5,336.75; TOTAL \$1,352,452.78; and for approval of payment of claims dated May 31, 2012, and consisting of 29 pages; General Fund \$133,863.75; DNU Old Communications Fund \$72.00; Police Special Revenue \$444.17; Working Capital Fund \$9,775.69; Equipment Replacement Fund \$84,128.04; Art Center Fund \$274.19; Aquatic Center Fund \$3,064.10; Golf Course Fund \$18,207.41; Ice Arena Fund \$9,507.06; Edinborough Park Fund \$5,895.50; Centennial Lakes Park Fund \$19,386.87; Liquor Fund \$194,397.31; Utility Fund \$124,658.49; Storm Sewer Fund \$2,125.00; Recycling Fund \$7,176.95; PSTF Agency Fund \$1,922.90; Payroll Fund \$3,403.92; TOTAL \$618,303.35; and, Credit Card Transactions dated March 27 – April 27, 2012; TOTAL \$23,172.18.

~~IV.C. Resolution No. 2012-81, Lot Division (Lot Line Adjustment) 6240 and 6244 Brookview Avenue for Chad Trierweiler~~

IV.D. Approve license to operate and FLOW Membership Agreement

IV.E. Request to Purchase, Toughbooks for Edina Police Department squad cars, awarding the bid to the recommended low bidder, Compar, Inc. at \$92,118.76.

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IV.F. Request to Purchase, Redundant Public Safety Mission Critical and Non-Mission Critical Systems, awarding the bid to the recommended low bidder, Sungard Public Sector, OSSI Division at \$71,039.00.

~~IV.G. Request to Purchase, 2012 Parking Lot and Pathway Improvements Contract No. Pk12-2 PK~~

~~IV.H. Request to Purchase, Tracy Avenue Improvements Contract No. ENG12-5~~

IV.I. Adopt Resolution No. 2012-82, Requesting Advanced Municipal State Aid funding for Tracy Avenue Improvements

IV.J. Request to Purchase, office furniture for Communications and Technology Department, awarding the bid to the recommended low bidder, Henricksen PSG at \$51,956.14.

IV.K. Request to Purchase, Fiber Optic Cabling – Arneson Acres Park and Greenhouse Improvement FO-008, awarding the bid to the recommended low bidder, Midwest Utility Services, Inc. at \$24,900.00.

~~IV.L. Traffic Safety Report of May 2, 2012~~

Rollcall:

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

ITEMS REMOVED FROM THE CONSENT AGENDA

IV.C. RESOLUTION NO. 2012-81 ADOPTED - LOT DIVISION (LOT LINE ADJUSTMENT) 6240 AND 6244 BROOKVIEW AVENUE FOR CHAD TRIERWEILER

Planning Director Teague indicated the revised resolution referred to exceptions within the Subdivision and Zoning Ordinance relating to process and excluding the public hearing requirement or posting a front yard sign since in this case the lot line was only being shifted. He indicated the side yard setback requirement for an attached garage was five feet and for living space, it was ten feet. Both the existing and resulting lots exceeded setback requirements.

Member Bennett introduced and moved adoption of Resolution No. 2012-81, approving a Lot Division of 6240 and 6244 Brookview Avenue, revising the last sentence to indicate: "...that no further lot line adjustment shall be made..." based on the following finding:

1. The existing and proposed lots meet all minimum lot size requirements.

And subject to the following condition:

1. All building activity on either lot must comply with all minimum Zoning Ordinance standards.

Member Swenson seconded the motion.

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

IV.G. REQUEST TO PURCHASE, 2012 PARKING LOT AND PATHWAY IMPROVEMENTS CONTRACT NO. PK12-2 PK – APPROVED

The Council discussed its support for inclusion of sustainable infrastructure, where feasible, and making application for grants to offset additional costs. **Member Bennett made a motion, seconded by Member Sprague, approving Request to Purchase, 2012 Parking Lot and Pathway Improvements Contract No. Pk12-2 PK, awarding the bid to the recommended low bidder, Bituminous Roadway, Inc. at \$402,869.75, subject to continued consideration of sustainable infrastructure and grant funding.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

IV.H. REQUEST TO PURCHASE, TRACY AVENUE IMPROVEMENTS CONTRACT NO. ENG12-5 – APPROVED

Engineer Houle advised of the three bids received for the Tracy Avenue Improvement Project and recommended change order to delete the sanitary sewer treatment structure at the intersection of Warden and Tracy Avenues since the bid for that component was double the consultant's estimate. He described the project components and indicated the sanitary sewer treatment structure would be

relocated and rebid at a future time. Mr. Knutson advised the change order would be considered by the Council since it was over \$100,000. **Member Swenson made a motion, seconded by Member Sprague, approving Request to Purchase, Tracy Avenue Improvements Contract No. ENG 12-5, awarding the bid to the recommended low bidder, Eureka Construction at \$1,376,748.38.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

IV.L. REVISED TRAFFIC SAFETY REPORT OF MAY 2, 2012 – ACCEPTED

Mr. Houle answered questions of the Council and indicated staff recommended accepting the May 2, 2012 Traffic Safety Report which had been revised as of May 17, and included the recommendations of the Edina Transportation Commission. The Council asked that the Edina Transportation Commission look at the 66th Avenue corridor in conjunction with Bike Boulevard. **Member Sprague made a motion, seconded by Member Bennett, accepting revised Traffic Safety Report of May 2, 2012 as presented.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

V. SPECIAL RECOGNITIONS AND PRESENTATIONS

V.A. EDINA GREEN MACHINE ROBOTICS TEAM PRESENTATION

Members of the Edina Green Machine Robotics Team introduced themselves and reported that while at a national competition the Team's business plan had received an Entrepreneurial Award and that its robot, built to shoot basketballs, had been eliminated in the semi-final competition. Mayor Hovland was presented with a basketball for display at City Hall. The Council congratulated the Edina Green Machine Robotics Team on its accomplishments.

V.B. CENTERPOINT ENERGY COMMUNITY PARTNERSHIP GRANT TO EDINA FIRE DEPARTMENT PRESENTED

Tod Nargren, CenterPoint Energy, presented the \$2,500 Community Partnership Grant to the Edina Fire Department. Fire Chief Scheerer indicated this grant would be used to replace older equipment. The Council extended its appreciation to CenterPoint Energy for this generous donation.

VI. COMMUNITY COMMENT

Shannon Ingham, 4360 France Avenue, Unit #6, suggested the Council acquire the Minnesota Museum of American Art collection for display as the focal point for the Grandview Development.

VII. REPORTS / RECOMMENDATIONS

VII.A. RESOLUTION NO. 2012-83 ADOPTED – ACCEPTING VARIOUS DONATIONS

Mayor Hovland explained that in order to comply with State Statutes; all donations to the City must be adopted by Resolution and approved by four favorable votes of the Council accepting the donations. **Member Bennett introduced and moved adoption of Resolution No. 2012-83 accepting various donations.** Member Sprague seconded the motion.

Rollcall:

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

VII.B. EDINA ART CENTER STUDY RFP – APPROVED

Mr. Keprios reviewed past Council consideration of the Art Center Study RFP and presented the Art Center Board's recommendation to accept the new proposal dated May 10, 2012, from Sutton & Associates at \$21,000.00 to analyze and make recommendations for operations of the Edina Art Center.

Mr. Keprios answered question of the Council and indicated the issue of location or whether the Art Center should be moved was not part of the new focus, but could be addressed through a follow up study. The Council noted the scope of services was comprehensive and included the Art Center's weakness,

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strengths, and could address the issue of location. Mr. Keprios stated staff would make that issue a focus with the consultant. **Member Sprague made a motion, seconded by Member Brindle, approving the revised Art Center Study scope of services proposal of Sutton & Associates at \$21,000.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

VII.C. BRAEMAR GOLF DOME – APPROVED

Mr. Keprios described staff’s analysis and recommendation to construct a replacement golf dome in the same location as the current Braemar Golf Dome and the new construction technique that would extend the longevity of the dome. Mr. Keprios responded to the Council’s questions by advising of the accessible restroom facilities, customer counter, and similar retail. The Council asked staff to consider replicating a retail model found to be successful in other venues. Manager Neal advised settlement negotiations were on-going with Traveler’s Insurance Company. **Member Swenson made a motion, seconded by Member Sprague, approving the construction of a replacement golf dome in the same location as the Braemar Golf Dome.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

VII.D. SPORTS DOME FEASIBILITY STUDY – PHASE TWO SITE LOCATION STUDY – REFERRED TO WORKING GROUP

Mr. Keprios presented the Phase Two Site Location feasibility study for a sports/golf dome and finding it was physically and financially infeasible given soils correction estimated at \$1.5 million. Thus, staff recommended asking the Park Board Sports Dome Working Group to reevaluate other site(s).

The Council discussed other potential locations and indicated it was not averse to the option of purchasing a site. Mr. Keprios advised there was a site in Edina with that opportunity, which could be looked at if so directed by the Council. The Council considered whether the soccer field north of Braemar Ice Arena was a potential site and indicated a school property or location adjacent to residential would not be acceptable due to concerns with after-hours accessibility and transportation. **Member Swenson made a motion, seconded by Member Sprague, authorizing the Park Board Sports Dome Working Group to reconvene for the purpose of recommending alternative sites for Park Board and City Council consideration as to a sports dome location with the guidance that the Council was not closed to purchasing a site but would not support sites adjacent to the High School or residential.**

Ayes: Bennett, Brindle, Sprague, Swenson, Hovland

Motion carried.

VII.E. SOUTHDAL APARTMENTS SOUTHEAST CORNER OF SOUTHDAL – STUART COMPANY – SITE PLAN REVIEWED

Community Development Director Presentation

Mr. Teague presented the sketch plan for Southdale Apartments located on the southeast corner of Southdale for an upscale, market rate ten- and six-story apartment building; and, a three-story townhouse building on a 5.1-acre site. The proposal would include 232 units with parking underneath the structure and primary access off 69th Street and the Southdale frontage road. The proposed density would be 45 units per acre. Mr. Teague explained the applicant was considering either a rezoning to Planned Unit Development (PUD) or a Conditional Use Permit (CUP) with two variances (building setback and parking) under the existing PC-3 zoning. Should the Council be asked to consider a PUD rezoning, it would also need to determine whether a Small Area Plan was required.

Mr. Teague presented the site and building plans and indicated if considered formally, a parking and traffic study would be needed as well as a sewer capacity study. Mr. Teague displayed pictures of the proposed buildings and aerial views to provide context. He advised the Planning Commission, on May 23, 2012,

reviewed the site plan and raised the following issues: need for pedestrian connections to and from Southdale and the Galleria; shared front entrance elements; user amenities; height comparison in relation to Southdale and Westin, bicycle rack locations, bus routes, and the big picture plan for Southdale.

The Council asked questions of Mr. Teague relating to the need for a lot line adjustment or subdivision that would create a new plat and require park dedication.

Proponent Presentation

Ryan Duddley advised of Stuart Company's development history of rental housing and properties under ownership.

David Motzenbecker, Landscape Architect with BKV Group, described the relocation of the sidewalk to create more buffer and green space, resulting in a park-like iconic corner at York Avenue and 69th Street. He presented the landscape plan, noting the locations of berming, screening, visitor's drop off plaza, guest parking, pedestrian-focused connections to the south and east crosswalks, and sidewalk connections to the Galleria and Southdale.

Michael Krych, Architect, described BKV Group's integrated approach to design and noted the subject site was located in an area with larger-scaled buildings and parking expanses but properties across York Avenue contained smaller scaled components. Mr. Krych stated the intention was to create a use that related to surrounding property yet created its own iconic identity and branded environment. The project was comprised of a collection of three buildings, two of which related directly to the intersection and grid of York Avenue and 69th Street while the northwestern facing portion created a broad gesture toward Southdale. He indicated the three buildings combined to create larger scale massing and the use of materials would be important in creating a great integrated living environment, something identifiable that was good for tenants and the community, providing connectivity, addressing traffic and safety, and offering sustainability.

Mr. Teague answered the Council's questions related to density and floor area ratio. The Council discussed the site plan and voiced its support for mixed use and the concept of the site plan, indicating it was willing to consider the project under the CUP process since the variance requests (building setback and parking) would be justified. It also supported the requested density and considering a simple lot line adjustment rather than a lot subdivision to eliminate the requirement for park dedication.

The Council offered the proponent the following suggestions: creation of a mid-block pedestrian crossing and single-lane roundabout to calm traffic on 69th Street and create connectivity; elimination of free right turn at York Avenue and 69th Street intersection; green roof amenities to create a park-like view aesthetic and hide mechanicals; beautification opportunities for the outdoor pool during off season or creation of an indoor pool that would attract occupancy; design pedestrian connectivity to Southdale, the Promenade, and Galleria such a pathway lined with overstory canopy trees; assure connectivity between the buildings and streets via correctly placed/designed podium wall or building orientation to eliminate the impression of a walled community/enclave; locate building uses to eliminate late-night ambient light; assure right sized units to accommodate tenants of all ages and family configurations; appropriate building materials color pallet; planning for a children's play facility; and locating bicycle racks.

The Council noted parking would be impacted by the new transit station, possibly resulting in the need for this project to provide proof of parking. Since the Comprehensive Plan embraced mixed use and housing in this district, the Council indicated while a small area plan was not needed; however, there was need for more design and information relating to traffic impacts, parking, and sanitary and storm sewer infrastructure capacity. The Council commended the proponent for getting off to a good start and encouraged the creation of an extraordinary iconic project.

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The Council stated concerns about the loss of parking spaces for shoppers and transit users and identified the possible need for a proof of parking agreement. Member Bennett noted that the Comprehensive Plan embraced mixed use in this district, including commercial/retail and residential, and that a small area plan was not needed to define allowable uses. However, there was need for more study, design and information relating to traffic impacts, parking, and utilities including storm and sanitary sewer infrastructure capacity. The Council commended the proponent for getting off to a good start and encouraged the creation of an extraordinary, iconic project.

VIII. CORRESPONDENCE AND PETITIONS – Mayor Hovland acknowledged the Council’s receipt of various correspondence.

IX. MAYOR AND COUNCIL COMMENTS – Received

X. MANAGER’S COMMENTS – Received

XI. ADJOURNMENT

There being no further business on the Council Agenda, Mayor Hovland declared the meeting adjourned at 9:40 p.m.

Respectfully submitted,

Minutes approved by Edina City Council, June 19, 2012.

Debra A. Mangen, City Clerk

Video Copy of the June 5, 2012, meeting available.

James B. Hovland, Mayor