



**To:** Mayor and City Council

**Agenda Item #:** IV. N.

**From:** Bill Neuendorf  
Economic Development Manager

**Action**

**Discussion**

**Date:** September 16, 2014

**Information**

**Subject:** Resolution No. 2014-102, Authorizing Grant Application to Hennepin County for TOD Infrastructure Planning

**Action Requested:**

Adopt Resolution 2014-102.

**Information / Background:**

The University of Minnesota Metropolitan Design Center and Cuningham Group have prepared a conceptual study to potentially expand the redevelopment outcomes in the Grandview District. This concept, referred to as the “Grandview Highway Lid”, was originally presented to the City Council at the May 20, 2014 Work Session.

The concept, in summary, would create a shared parking garage and landscaped deck above Highway 100 and re-align the existing on/off ramps. There is also the potential to integrate transit access to facilitate improved express bus service to Edina. This infrastructure improvement would better connect the neighborhoods on both sides of the highway and would yield an additional 8-acres of land that could be built upon to create a vibrant district with a mixture of housing, retail and community amenities.

This concept further advances the pedestrian connection across Highway 100 identified in the 2012 Grandview Development Framework.

This summer, the concept was presented to MnDOT officials. They agreed that this concept has merit and is worth exploring further. It was recommended that the City work in partnership with Hennepin County to better understand the scale and feasibility. The Hennepin County TOD Infrastructure grant is a likely funding source to advance the engineering and planning study.

In addition to the need for additional engineering and planning, this concept will also require thorough community review to determine both the financial feasibility and the appropriateness for the Grandview area. This grant application should not be interpreted as a full commitment to construct the envisioned highway lid, but rather as the next step in a measured study of a creative, community-building strategy.

The City has funds remaining from the Grandview I TIF District. It is anticipated that \$100,000 of these funds will be used to match a grant from Hennepin County.

**Attachments:**

Resolution No. 2014-102

**RESOLUTION NO. 2014-102**

**AUTHORIZING GRANT APPLICATION TO HENNEPIN COUNTY  
FOR TOD INFRASTRUCTURE PLANNING**

BE IT RESOLVED by the City Council of the City of Edina, Minnesota, as follows:

WHEREAS, the City of Edina is a statutory city eligible to apply for grant funding; and

WHEREAS, the Hennepin County Housing and Redevelopment Authority (HCHRA) is making up to \$1.075 million available to support transit-oriented development and is soliciting requests for grant applications to further this goal; and

WHEREAS, the City of Edina adopted the GrandView Development Framework in 2012 to advance the redevelopment goals in this area; and

WHEREAS, the University of Minnesota, Metropolitan Design Center and Cuningham Group have prepared a concept plan for the Grandview Highway Lid dated July 25, 2014; and

WHEREAS, additional engineering and planning study is necessary to determine the scale and feasibility of the potential infrastructure improvements in the vicinity of Highway 100 and Vernon Avenue/W. 50<sup>th</sup> Street; and

WHEREAS, the City of Edina has tax incremental funds available to achieve redevelopment goals and match the Hennepin County grant funds, if necessary.

BE IT RESOLVED that the City of Edina act as the legal sponsor for TOD infrastructure project and that Mayor James B. Hovland is hereby authorized to apply to Hennepin County Housing and Redevelopment Authority (HCHRA) for funding of this project on behalf of the City of Edina.

BE IT FURTHER RESOLVED that the City of Edina has the legal authority to apply for financial assistance, and the institutional, managerial, and financial capability to ensure adequate project administration.

BE IT FURTHER RESOLVED that upon approval of its application by the HCHRA, the City of Edina may enter into an agreement with the HCHRA for the Grandview Highway Lid Preliminary Planning Study, and that the City of Edina certifies that it will comply with all applicable laws and regulation as stated in all contract agreements.

NOW, THEREFORE BE IT FINALLY RESOLVED that the Mayor and the City Manager are hereby authorized to execute such agreements as are necessary to implement the project on behalf of the applicant.

Adopted by the Edina City Council this 16th day of September, 2014.

Attest: \_\_\_\_\_

Debra A. Mangen, City Clerk

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James B. Hovland, Mayor

STATE OF MINNESOTA )  
COUNTY OF HENNEPIN ) SS  
CITY OF EDINA )

CERTIFICATE OF CITY CLERK

I, the undersigned duly appointed and acting City Clerk for the City of Edina do hereby certify that the attached and foregoing City Council Minutes is a true and correct copy of the Resolution duly adopted by the Edina City Council at its regular meeting of September 16, 2014, and as recorded in the Minutes of said regular meeting.

WITNESS, my hand and seal of said City this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

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Debra A. Mangen, City Clerk