Minutes
Minnetonka City Council
Monday, March 5, 2018

1. Call to Order

Mayor Brad Wiersum called the meeting to order at 6:30 p.m.

2. Pledge of Allegiance

All joined in the Pledge of Allegiance.

3. Roll Call

Councilmembers: Tim Bergstedt, Tony Wagner, Patty Acomb, Deb Calvert, and Mayor Wiersum were present. Bob Ellingson was excused.

4. Approval of Agenda

Wagner moved, Acomb seconded a motion to accept the agenda with an addendum to item 14A. All voted “yes.” Motion carried.

5. Approval of Minutes: None

6. Special Matters: None

7. Reports from City Manager & Council Members

Assistant City Manager Perry Vetter reported on upcoming meetings and events.

8. Citizens Wishing to Discuss Matters not on the Agenda

9. Bids and Purchases:

A. Bids for the CSAH 101 S. Landscaping project

City Engineer Will Manchester gave the staff report.

Bergstedt moved, Wagner seconded a motion to award the contract to Hoffman & McNamara Company for the CSAH 101 S. Landscaping Project No. 15502 in the amount of $94,372. All voted “yes.” Motion carried.

10. Consent Agenda – Items Requiring a Majority Vote:

A. Resolution supporting an application for a grant from Hennepin County’s Transit Oriented Development Program submitted by Dominium for redevelopment at 11001 Bren Road East

Acomb moved, Calvert seconded a motion to adopt resolution 2018-018 supporting Dominium’s application for grant funds through the Hennepin County TOD program. All voted “yes.” Motion carried.
B. Resolution supporting the City of Hopkins’ application for a grant from Hennepin County’s Transit Oriented Development (TOD) Program for the Shady Oak Station Area

Acomb moved, Calvert seconded a motion to adopt resolution 2018-019 supporting the City of Hopkins’ application for grant funds through the Hennepin County TOD program. All voted “yes.” Motion carried.

C. Orders for liquor license stipulations

Acomb moved, Calvert seconded a motion to issue the Findings of Fact, Conclusion, and Orders for Davanni’s, Lone Spur, Noodles & Company, and Nordstrom Ruscello. All voted “yes.” Motion carried.

D. Orders for tobacco license violations

Acomb moved, Calvert seconded a motion to issue Findings of Fact, Conclusion, and Orders for the listed establishments. All voted “yes.” Motion carried.

11. Consent Agenda – Items requiring Five Votes: None

12. Introduction of Ordinances: None

13. Public Hearings: None

14. Other Business:

A. Ridgedale Area Public Realm guidelines

Item was pulled from the agenda due to the consultant being unable to attend.

B. 2018 Assessment Report

City Assessor Colin Schmidt gave the report.

Wagner said when properties are assessed, they are graded based on their quality. Schmidt confirmed that was correct. Wagner asked if there had been any noticeable change over time to the health of the housing stock in the city. Schmidt said for the most part property owners take care of their properties and the assessing staff doesn’t see a whole lot of deterioration. This is reflected in the sales numbers and rising property values.

Wiersum said the amount under review at the tax court was just under $1 billion. This meant around 10 percent of the city’s total valuation was at the tax court. He asked if this was mostly commercial properties. Schmidt said the majority involved the bigger commercial properties. He said in a way this was a way of doing business for large companies. Wiersum said 10 percent seemed high to him but he understood the way corporations work.
Wiersum said while the healthy real estate market in the city was a wonderful thing, he thought it was important to note that as the proportion of houses selling for less than $250,000 continues to decrease, it meant a loss of affordable housing. He said Homes Within Reach was having a very difficult time finding affordable homes in the city. Wagner noted this wasn't only an issue for single family homes, but was also occurring in the apartment market. There are tools the city could use to increase the number of affordable units but there are downsides to using those tools. He suggested this be discussed at a future study session.

Wiersum said the city has discussed its aging population and the baby boomer generation moving through the population where now it is at its peak. He noted the assessment report indicated that the properties that increased in value the most were townhouses and condominium that require less labor to maintain and are attractive to the aging population. He expected this trend to continue for a while.

15. Appointments and Reappointments: None

16. Adjournment

Wagner moved, Calvert seconded a motion to adjourn the meeting at 6:58 p.m. All voted “yes.” Motion carried.

Respectfully submitted,

David E. Maeda
City Clerk