

1 CITY OF ST. ANTHONY
2 CITY COUNCIL REGULAR MEETING MINUTES
3 APRIL 25, 2023
4

5 **CALL TO ORDER.**

6 Mayor Stille called the meeting to order at 7:00 p.m.
7

8 **PLEDGE OF ALLEGIANCE.**

9
10 Mayor Stille invited the Council and audience to join in the Pledge of Allegiance.
11

12 **ROLL CALL.**

13
14 Present: Mayor Stille, Councilmembers Jenson, Randle, Walker and Webster.
15

16 Absent: None
17

18 Also Present: City Manager Charlie Yunker and City Planner Steve Grittman.
19
20

21 **CONSIDERATION, DISCUSSION, AND POSSIBLE ACTION ON ALL OF THE FOLLOWING**
22 **ITEMS.**
23

24 **I. APPROVAL OF APRIL 25, 2023 CITY COUNCIL MEETING AGENDA.**
25

26 Motion by Councilmember Randle, seconded by Councilmember Walker, to approve the City
27 Council Meeting Agenda of April 25, 2023 as presented.
28

29 **Motion carried 5-0.**
30

31 **II. PROCLAMATIONS AND RECOGNITION - NONE.**
32

33 **III. CONSENT AGENDA.**
34

35 A. Approval of April 11, 2023 City Council Meeting Minutes.

36 B. Licenses and Permits.

37 C. Claims.

38 D. Resolution 23-025 – Regarding Renewal of Municipal Insurance Coverage and the Non
39 Waiver of Tort Liability Limits for the League of Minnesota Cities Insurance Program.
40

41 Motion by Councilmember Webster, seconded by Councilmember Jenson, to approve the
42 Consent Agenda items.
43

44 **Motion carried 5-0.**
45

46 **IV. PUBLIC HEARING.**
47

48 A. Resolution 23-026 – Approval of Intoxicating Liquor License for the Dive Sports Bar and
49 Grill located at 3701 Stinson Blvd.

1
2 Mayor Stille reviewed the public hearing process and opened the public hearing at 7:03 p.m.

3
4 City Manager Yunker reviewed this is a resolution to approve an On-Sale Intoxicating Liquor
5 License for The Dive Sports Bar and Grill at 3701 Stinson Blvd. The City limits number of on-
6 sale intoxicating liquor licenses, at any 1 time there shall not be more than 4 on-sale intoxicating
7 liquor licenses issued by the City. Currently we have 2 establishments with this type of liquor
8 license.

9
10 The applicant, Andy Bowman, appeared before the Council. He noted there is a Facebook page
11 for the Dive Bar. The food will be elevated dive bar food. They want to be involved in the
12 community and continue to find ways to give back. He wants to change the culture of the space.

13
14 Councilmember Walker asked in what way would it be different from the Unofficial. Mr.
15 Bowman stated there was a lot of fighting and heavy drinking. He wants the clientele to have a
16 good time and be safe. The employees were not treated well. Mr. Bowman wants to make sure
17 all bills are paid and maintenance is done. He is a very present owner.

18
19 Mayor Stille closed the public hearing at 7:07 p.m.

20
21 Motion by Councilmember Webster, seconded by Councilmember Walker, to approve
22 Resolution 23-026 – Approval of Intoxicating Liquor License for The Dive Sports Bar and Grill
23 located at 3701 Stinson Blvd.

24
25 **Motion carried 5-0.**

26
27 **B. Land Use Application to Vacate – 2550 Hwy 88.**

28
29 Mayor Stille opened the public hearing at 7:08 p.m.

30
31 City Planner Gritman reviewed the applicants are seeking vacation of an Easement Agreement
32 originally held by the HRA, but since assigned to the City of St. Anthony Village. He indicated
33 the location on a map. The cross-hatched area subject to vacation request. The yellow highlight
34 area requested by Engineering to be retained for existing drainage and utility needs. The
35 easement encumbers the northwest area of the Hannays' commercial property at 2550 Highway
36 88. The easement was granted in 1999, with the purpose of facilitating the creation of an open
37 space and other public improvements as a part of a larger redevelopment plan. Those plans have
38 not resulted in a project to date. The applicants are hoping to have that easement released, with
39 the intention that they enclose the space with screening fence and utilize it for temporary boat
40 storage and staging for vessels they have in for service.

41
42 There are a number of issues raised by the request. First is the entitlement issue related to the
43 easement itself; second is the existence of other utilities and utility easements overlapping a
44 portion of the same area; and third, a land use issue related to the use of the property once and if
45 the easement is removed.

1 Staff has reviewed the project for land use compliance with the intent and policies of the City's
2 Comprehensive Plan, and for zoning consistency with the "C" Commercial District as a baseline.
3 For public easement vacations, no Planning Commission hearing is required. In summary, the
4 Comprehensive Plan promotes use of the subject properties that reflect the proposed commercial
5 uses in the area. The proposed easement vacation would facilitate that purpose for the subject
6 property. There are conditions that complicate the question, including long-term public use of the
7 area, reservation of drainage and utility easements, and further land use processing depending on
8 the applicant's proposed use of the area in question.

9
10 The conditions provided by Staff are:

- 11 1. Describe and retain drainage and utility easements as required by the City Engineer.
- 12 2. City Council finds that there is no further need for the easement as envisioned for public use
13 or open space.
- 14 3. Any further land use processing is addressed separately, and not implied or approved as a
15 part of the vacation.

16
17 City Planner Grittmann stated if the Council believes that the vacation is appropriate, with the
18 staff conditions and/or other requirements, staff is asking the Council to table final action and
19 direct staff to prepare a resolution, along with the required descriptions for the drainage and
20 utility easements as recommended by the City Engineer. Formal action, along with the
21 descriptions and resolution would come to the Council at an upcoming meeting.

22
23 Councilmember Jenson asked Mr. Grittmann to show the map again. He asked if the yellow and
24 cross-hatched easement areas are owned by the City. Mr. Grittmann stated those easements are
25 owned by the City. Councilmember Jenson asked what area the applicant is wanting to put a
26 fence around. Mr. Grittmann stated it would be the rear yard area behind the building.

27
28 Mayor Stille asked to the west what does the easement border. Mr. Grittmann stated the Autumn
29 Woods residential area. It also borders The Walker.

30
31 Councilmember Randle asked what the distance is between the easement and The Walker and
32 Autumn Woods. Mr. Grittmann stated the distance is the property line and he would estimate that
33 to be 30 – 50 feet.

34
35 Councilmember Webster asked if there is another recent easement request. Mr. Grittmann stated
36 he cannot think of another easement request such as this that has been requested. There may have
37 been some easements in the Urban Grove property.

38
39 Councilmember Walker asked if the purpose of the easement is for the possibility of future
40 development. Mr. Grittmann stated if the vacation is granted that would be a finding that Council
41 would be making and there was no longer a need for redevelopment plans in the future.

42
43 Councilmember Jenson asked how close the easement is to the Walker building. Would this
44 impact their ability to park their cars. Mr. Grittmann stated this is only for the Hannays' property.
45 This would be approximately 30 feet from the building. Councilmember Jenson asked who owns

1 the land and Mr. Grittmann stated the Hannays Group. They are requesting to put fencing on their
2 property.

3
4 Mayor Stille stated he looked at City Council Meeting Minutes from 1999. The City paid
5 \$135,000 for a 24sf easement for the Hitching Post and an 84sf easement near the Dairy Queen.
6 The City paid money for the easements in 1999.

7
8 Councilmember Webster asked what the benefit is to St. Anthony for vacating the easement. Mr.
9 Grittmann stated that is the decision point for the Council. If there is no longer a need to preserve
10 this or have a property interest to return it to the property owners.

11
12 Mr. Nathan Brandenburg, attorney for the applicant, appeared before the Council. He stated Mr.
13 Grittmann's presentation did a good job of outlining the situation. The applicant is fine with
14 tabling this. The utility easements are not being requested to be released. At the time the property
15 was purchased by Hannays there was a possible plan to develop a park on the site. At this time
16 there is no plan for a park. This is what has brought the request forward. The parking lot is in
17 need of resurface and lighting. The applicant does not want to pay for these improvements only
18 to find the easement will not be vacated.

19
20 Mayor Stille closed the public hearing at 7:32 p.m.

21
22 Councilmember Randle questioned what this would be preserved for. The property has been
23 empty for 8-10 years.

24
25 Mayor Stille stated Council was advised by ULI to preserve the corridor. The easement gives the
26 City some leverage to help facilitate some redevelopment at some point.

27
28 Councilmember Jenson stated the \$135,000 paid for the easements, would the City request those
29 funds come back to the City. Mayor Stille stated the decision is do we want to have additional
30 leverage to develop the site in the future.

31
32 Councilmember Webster there are so few places that are open spaces for new housing. The
33 southern gateway would be a possible site for that. She does not see a benefit to the City to
34 vacate the easement at this time.

35
36 Councilmember Walker stated he concurs.

37
38 Mayor Stille stated he would not want to give this leverage up especially since it was paid for.
39 There was a consensus of 4 Councilmembers.

40
41 Motion by Councilmember Webster, seconded by Councilmember Walker, to table consideration
42 of the Land Use Application to Vacate – 2550 Hwy 88 and direct Staff to come back to Council
43 with a Resolution for consideration.

44
45 **Motion carried 4-1 (Randle).**
46

1 **V. REPORTS FROM COMMISSION AND STAFF - NONE.**

2
3 **VI. GENERAL BUSINESS OF COUNCIL.**

4
5 A. Resolution 23-027 – Approving the Use of the Community Center Parking Lot for a
6 Special Event Hosted by the St. Anthony Girls Golf on May 6, 2023.

7
8 City Manager Yunker reviewed this is a resolution to approve a special event permit request
9 from St. Anthony Girls Golf in the Community Center parking lot on May 6, 2023 from 10am –
10 1pm. Staff has created a special event permit to facilitate gathering event information,
11 department head reviews of event and staff recommendations to the City Council. The special
12 event permit is used if the event fits one or more of the following criteria:

- 13 • Expected attendance of more than 100 people and open to the general public.
- 14 • Event is requesting the use of City property and/or street closures.
- 15 • There will be amplified live or pre-recorded music.
- 16 • There will be the sale of alcoholic beverages.

17
18 The applicant, Michael Sholl, is seeking permission to host a car wash in the Community Center
19 parking lot which is City property. Staff has reviewed the special event request and recommends
20 approval. A copy of the application was provided for Council consideration.

21
22 Motion by Councilmember Jenson, seconded by Councilmember Randle, to approve Resolution
23 23-027 – Approving the Use of the Community Center Parking Lot for a Special Event Hosted
24 by the St. Anthony Girls Golf on May 6, 2023.

25
26 **Motion carried 5-0.**

27
28 B. Resolution 23-028 – Approving the Use of Central Park Pavilion and Parking Lot for a
29 Special Event on June 3, 2023.

30
31 City Manager Charlie Yunker reviewed this is a special event permit request from SANBE (St.
32 Anthony New Brighton Education) Foundation to hold a Party at the Pavilion at the Central Park
33 Pavilion and parking lot on June 3, 2023 from 6pm – 10pm.

34
35 Staff has created a special event permit to facilitate gathering event information, department head
36 reviews of event and staff recommendations to the City Council. The special event permit is used
37 if the event fits one or more of the following criteria:

- 38 • Expected attendance of more than 100 people and open to the general public.
- 39 • Event is requesting the use of City property and/or street closures.
- 40 • There will be amplified live or pre-recorded music.
- 41 • There will be the sale of alcoholic beverages.

42
43 The applicant (Alisa Gingerich) is seeking permission to host an event at the Central Park
44 pavilion and parking lot which will include alcoholic beverages, amplified pre-recorded music
45 and will be held on City property. Staff has reviewed the special event and recommends
46 approval. A copy of the application was provided for Council consideration.

1
2 Motion by Councilmember Jenson, seconded by Councilmember Walker, to approve Resolution
3 23-028 – Approving the Use of Central Park Pavilion and Parking Lot for a Special Event on
4 June 3, 2023.

5
6 **Motion carried 5-0.**

7
8 **VII. REPORTS FROM CITY MANAGER AND COUNCIL MEMBERS.**

9
10 City Manager Yunker mentioned the Communications Coordinator has put together a photo
11 contest for residents that will run all summer. Clean Up Day will be held May 6, 2023. During
12 Open Forum at the last meeting there was a discussion about trucks. Chief Mangseth and Mr.
13 Yunker both contacted the resident that spoke. This has been going on for quite a while. The
14 CSO drives by once a day and marks the tires. Notices and tickets have been left and vehicles
15 have been towed.

16
17 Councilmember Webster stated the City Council entered a car in the Pinewood Derby. The car
18 took first place in the Celebrity Division. The Council attended the Tour of the City and it was a
19 great opportunity to understand more about the City Facilities. On Wednesday, April 19 Metro
20 Cities had their Annual Conference. Councilmember Jenson received an award for his 10 year
21 service. She and Mayor Stille spoke to the 12th graders that spent a day at City Hall for the Youth
22 in Government Program.

23
24 Councilmember Randle attended the Tour of the City.

25
26 Councilmember Jenson stated he also attended the Tour of the City and the Metro Cities Annual
27 Conference. He participated in clean-up day at Salo Park with Mayor Stille.

28
29 Councilmember Walker also attended the Tour of the City on April 17, 2023. He attended on
30 April 19, 2023 the Metro Cities Annual Conference. He attended the St. Anthony Historical
31 Society's Annual Meeting.

32
33 Mayor Stille stated on April 13 he attended the Hayden Grove Ribbon Cutting Ceremony. On
34 April 17, he attended the Tour of the City. Money needs to be continued to be spent on facilities
35 in order to remain relevant. He attended some fire training on April 17 on batteries that can
36 ignite. He attended April 19 Metro Cities Annual Conference and April 20 Students in
37 Government. On April 22, he attended Salo Park clean-up. The garden club worked on Trillium
38 Park. He stopped by the St. Anthony Historical Society's Annual. On April 25, he attended the
39 Executive Meeting with MWMO.

40
41 **VIII. COMMUNITY FORUM.**

42
43 No one appeared to address the City Council.

44
45 **IX. INFORMATION AND ANNOUNCEMENTS - NONE.**

1 **X. ADJOURNMENT.**

2

3 Mayor Stille adjourned the meeting at 7:54 p.m.

4

5 Respectfully submitted,

6 Debbie Wolfe

7 *TimeSaver Off Site Secretarial, Inc.*

8

9

Mayor

10 ATTEST: _____

11 City Clerk

12

Approved