

**CITY OF SHOREVIEW  
MINUTES  
CITY COUNCIL WORKSHOP MEETING  
October 10, 2016**

**CALL TO ORDER**

Mayor Martin called the workshop meeting of the Shoreview City Council to order at 7:00 p.m. on October 10, 2016.

**ROLL CALL**

The following attended the meeting:

City Council: Mayor Martin; Councilmembers Johnson, Quigley, Springhorn and Wickstrom

Staff: Terry Schwerm, City Manager  
Tom Simonson, Asst. City Manager/Community Development Director  
Fred Espe, Finance Director  
Debbie Maloney, Finance Department  
Mark Maloney, Public Works Director

Stantec Stuart Krahn  
Dan Edgerton  
  
Steve Erickson  
Jennifer Stukenberg

**SHOREVIEW COMMONS MASTER PLAN UPDATE**

Mr. Simonson stated that this revised plan is being presented for review by the Council before the Park Commission and community groups. One change is the elimination of the refrigerated winter skating ribbon because of the cost for an amenity that would mainly be used in the winter. However, a skating component is included. The biggest addition is a proposed destination playground as an anchor to attract young families to the Commons. A park building has been added with restrooms and concessions at the center point of the most active area. To the east is a formal garden area with a wedding venue. A shallow pond is in the garden area that can be used in winter for skating. Parking will be expanded, and at the east end of the park a transition concept is shown for development of high density housing.

Mr. Krahn reviewed the objectives of the Master Plan:

1. Develop plans for future park improvements and other site amenities.
2. Enhance connectivity between public facilities.
3. Improved on-site pedestrian and bicycle linkages.
4. Maintain safe and efficient traffic flow and parking.

The Master Plan features include:

- Expand the use of the existing slip 'n slide area for winter with sliding activities year round and swings
- Destination playground with shaded structures where parents can watch children
- Concession/restroom building near the playground that will serve the west side of the site
- Plaza style skate park on the north side of the park building
- Keep the soccer field and add vegetation along the north to provide more buffer for residents
- Outdoor, informal picnic area
- Formal garden area surrounding fountain/pond with wedding pergola
- Fountain pond would have paved walk around it
- Potential Splash pads with LED lighting for interactive water area near the destination playground
- The lawn area beyond the pavilion would be re-contoured to become a better viewing area
- Retain existing playground near the pavilion
- Expand parking
- Storm water treatment train to address water quality issues in the existing pond
- Maintain one ball field that is mainly used for T-Ball
- Veterans' Memorial
- Improve trail around existing pond
- Sculpture/figurine climbing playground

Councilmember Quigley questioned the City demographic that will draw young families to the Community Center. He also expressed some concern about putting in a fire ring and asked if this is a common feature elsewhere. Mr. Krahn explained that the purpose of the destination playground is to create large play experiences that draws widely. Mr. Schwerm added that Maple Grove put in a destination playground that draws hundreds if not thousands of children each day. Shoreview's market is over 40,000, drawing from North Oaks, Shoreview and Arden Hills plus some from Lino Lakes and Roseville. Fire rings are quite common and used in a number of cities. Fire rings can be either gas or use wood. Mr. Simonson noted that the new features will also serve current customers who hold meetings at the Community Center and have complained that there is no place to walk or sit outside and have lunch.

Mayor Martin questioned a water play area near the playground where there are no locker rooms for changing. If the Community Center includes such a water play feature, a second water play area may not be needed. Mr. Schwerm noted the nearby restrooms for changing. The destination playground is planned to be the primary feature.

Councilmember Quigley stated that because of the expense, he would not want to pay twice for a similar feature, one in the park and another at the Community Center.

Councilmember Johnson noted that the T-Ball field is not used often and suggested such a big area could be repurposed. Mr. Simonson responded that the Summer Discovery Program is always looking for open field areas for the children. That area could be used for that program as well as for T-Ball or potentially youth soccer.

Mayor Martin asked if the Summer Discovery Program can be expanded. Mr. Schwerm stated that the program is at its maximum of 250. Whether expansion is possible depends in part on the features selected for expansion of the Community Center.

## **Pond Issues**

**Mr. Dan Edgerton** discussed the water quality issues of the existing pond. It is located in the Ramsey Washington Metro Watershed District while the Community Center is located in the Rice Creek Watershed District. The residential storm sewer brings water to the pond with little treatment. During the summer most of the pond is covered with duckweed. The depth of the pond is approximately 3 feet. There are two aerators that provide some open water and fountain. The City has a skimmer, which is the industry standard for removing duckweed. There are issues with maintenance as the skimmer often gets clogged with sticks and leaves. The odor from the pond is from sediment, which is basically sticks and leaves decomposing at the bottom. Water quality samples were taken. Phosphorous was found at the level of 221 parts per billion, which is high. The low level of oxygen causes the odor in the sediment that accumulates at the bottom of the pond.

Mr. Schwerm noted that the skimmer was just purchased this season. It was never left to run overnight because of the clogging issue from sticks and leaves.

Councilmember Wickstrom suggested planting better trees over the long term and remove the scrub trees that shed so many sticks and leaves. Mr. Schwerm responded that some of the vegetation has been removed, and there have been some complaints that too much is being removed.

**Mr. Edgerton** presented a number of options to address these issues:

- One of the most inexpensive options would be to put a screen around the skimmer to prevent clogging from sticks and leaves.
- Another approach would be to realign the aerators to create a more circular flow. Odor will improve with better aeration.
- The fountain intake seems to be near the surface. A pipe could be added for the fountain to pull water from the mid-depth to create better aeration. This is easy and inexpensive and will help.
- The next level of treatment would be to use herbicides, which would require DNR approval. Treatment would have to be done twice a year.
- A more expensive option would be to install a pump system to pump water from the pond to the beginning of the storm water treatment system and let it flow back to the pond with water being treated through the treatment chain. Water turnover would occur in about three days. A stream through the chain would be created that could be a park amenity.

- Adding iron pilings or limestone rock would help remove phosphorous.
- Different watershed districts have funding available for water treatment projects.
- Councilmember Quigley asked if dredging is an option. **Mr. Edgerton** explained that there is a high cost for dredging because PAHs (tar sealants) have to be removed as hazardous waste. This brings the cost of dredging up from \$5 or \$10 a cubic yard to \$45 a cubic yard. As this is a DNR protected wetland, there would be regulatory issues to dredging and making the pond deeper.

Mayor Martin noted that a stream would be very attractive to children. She asked if the water would be safe for play. **Mr. Edgerton** stated that if the water needs to be treated to be safe, then some type of purifying system at the beginning of the storm water chain would be needed for children to play in the water.

Councilmember Johnson stated that she sees the existing pond as a big part of this project. No one will want a wedding or to be near the area with the existing strong odor. With more people coming to the Commons, there will be more feedback on the odor. Mr. Schwerm stated that it is particularly noticeable on days with a high dew point when the air is stagnant. Otherwise, it is not as noticeable. The easier less expensive options will be tried first to see if pond issues can be addressed.

Mayor Martin noted that the pedestrian walkway from City Hall to the library needs to also extend to the Community Center. She asked if the walkway could be meandered. People will jaywalk and not use the path if it does not go where they are going.

Councilmember Johnson expressed concern about traffic near the destination playground. The distance of the walkway entering the park needs to extend further back away from the street. People will be parking on Victoria, Mounds and wherever it is closest to use the playground, and she is concerned about so many children playing near the street.

Councilmember Wickstrom noted the warming house by the skating rink. Rather than a nearby fire ring that could get messy, she would like to see a different decorative element. Mayor Martin responded that the fire ring is not about just getting warm. A gas fire ring would not be messy. Mr. Schwerm added that a fire ring is an amenity that can also be used in the fall and spring.

It was the consensus of the Council for staff and consultants to move forward with presenting this plan to the Park and Recreation Commission and community groups for further feedback, after which a more final plan will be brought back to the City Council.

## **COMMUNITY CENTER EXPANSION PROJECT**

Mr. Schwerm stated that the Community Center expansion plan has been updated from the last Council discussion and costs have been revised. Once the Council has offered feedback, the expansion plan will be reviewed by the Park and Recreation Commission.

**Mr. Steve Erickson** stated that they have met with the Park and Recreation Commission and community groups since they last met with the Council in July to further define the concept plan for the Community Center expansion. They also met with a contracting group, RGM, who reviewed the plans and provided cost estimates. The main features considered are: 1) an expansion to the fitness center; 2) expansion on the south side of the pool; and 3) an enclosure for the water feature.

Ms. Jennifer Stukenberg stated that the two new items brought up by the community groups are storage space and a shared office space for the community groups to use. The other item discussed is the need for additional family changing areas. What is shown is unisex stalls that would be family changing areas that could be used by men and women. The cost estimate includes some funds for possible needed modifications to the locker rooms. With the pool expansion, office space and restrooms have been added for pool staff. It would be possible to have a mezzanine above that would overlook the pool and play area. North of the change area is the main stairwell which has been expanded for tables and chairs, windows into the gym and opened to the entry from the parking lot. At the north end the addition includes community space that could be rented with large windows looking outside. A couple of staff offices were added to this area. Three multipurpose fitness rooms are added to the lower level. The corridor to the fitness area and multipurpose rooms would be wide enough to also serve as another gathering area.

Councilmember Quigley questioned the open area by the gym and whether it is used. Mr. Schwerm stated that more seating is needed in that area where seniors gather for coffee. The space is well used.

Ms. Stukenberg stated that on the upper floor storage is provided by the multipurpose rooms and a shared community office was added to serve the community groups like the band and Historical Society. The fireplace was removed on the upper level because it was in an awkward location. Mr. Schwerm indicated that the fireplace added a nice dimension for the space to be used for gatherings, meetings, using wifi, and a study place. When the Shoreview Room is rented, this space is often included as a breakout place for people to sit and talk away from music or the activity in the Shoreview Room. He believes the fireplace is an important amenity to keep in this area.

Mayor Martin suggested using the Shoreview Room for a display area when it is not rented for special events. Mr. Schwerm stated that the room is rented too frequently. It is rented on weekends for events and often during the week for corporate meetings.

Mr. Erickson stated that the reason the fireplace was removed is because at present it is a destination and a dead end. With the addition, that will not be the case, but that area will be a traffic area for those wanting to reach the multipurpose rooms. There may be a better place to relocate the fireplace. Ms. Stukenberg agreed and added that with the new addition, there will be a lot of flexible space for different uses, and the fireplace can be included.

Mr. Schwerm stated that the pool expansion would be 5,000 square feet of water park area of zero depth to serve ages 2 to 10.

Councilmember Quigley asked if the pool expansion will be a draw. Mr. Schwerm stated that new amenities to draw young families are needed because families will continue to seek to live in this area because of the good school district. The water park and family locker rooms are the types of things that appeal to young families. He estimated that daily admission revenue (\$500,000 a year) would increase at least 20% on an annual basis.

Mayor Martin stated that because the water park area will be enclosed, the expansion is justifiable. It can be used year round.

Councilmember Wickstrom asked if the new fitness rooms will increase membership and revenue. Mr. Schwerm responded that the new fitness rooms are upgraded and provide more functional space. The rooms will provide for an improved fitness experience. On the upper level, the space in the gym activity room used by Summer Discovery is being replaced with multipurpose rooms that can be used for a number of activities for different ages. Those rooms have the potential to increase revenue, but the big revenue producers are aquatic, fitness and Summer Discovery. Existing spaces are being replaced with more enhanced spaces that are more functional with a larger indoor playground area.

Mayor Martin noted that it has been 15 years since the last expansion. It may be that outdoor amenities in the Commons are more important than some of the community rooms. The total estimate is approximately \$6 million over the \$8 million originally projected. The last expansion was a little over \$6-\$7 million.

Councilmember Johnson stated that the neighborhood of Autumn Meadows has 54 children under the age of 12. Young families are here. These plans are to keep them here, and the proposed expansion and Commons Master Plan improvements will certainly help in doing this.

Councilmember Quigley stated that because the City is almost completely developed, this is the last chance to do a big expansion. However, the integration of plans for the Community Center and Commons is confusing regarding a financial path. Mr. Schwerm stated that the next step will be to identify specific costs of specific amenities. Then options can be prioritized and a plan can be presented as to how it would be funded.

Mayor Martin stated that her preference would be to do the Community Center expansion as presented and then pick and choose elements of the Commons plan. Features to the Commons can be added over time. After 25 years it is time to do these improvements.

Councilmember Wickstrom agreed.

Councilmember Springhorn stated that a 20% increase in revenue is a good incentive. He asked the number of staff positions that might need to be added with the expansion. Mr. Schwerm stated that more analysis needs to be done.

Councilmember Johnson asked about breaking down the Community Center expansion and improvements to the Commons into phases that can be done over time. Mr. Schwerm responded

that if a substantial amount of both plans were done, it would take a bond issue of approximately \$11 million to \$12 million. That would mean nearly a 9% increase in property taxes (\$100,000 is approximately 1%). The payment for that level of bond would be in the range of \$800,000 to \$900,000 a year. There is bonding capacity through the Community Investment Fund, which is a potential source of income for these improvements. Options need to be discussed.

Councilmember Quigley stated that he would like to see a macro plan in phases with financing. He would then feel more supportive. Everything needs to be addressed at once but not done at once. On another note, he would like to see more visibility for the Veterans Memorial.

Mayor Martin agreed and stated the Council is supportive of all the plans but need to know how to make it happen. Another possibility is that the Community Foundation is interested in doing a project in the Commons. Perhaps the Veterans Memorial or the wedding venue could be financed from that source.

Councilmember Wickstrom stated she would prefer to do the Community Center expansion before the Commons plan.

### **REVIEW THE UPDATED 2017-2026 CAPITAL IMPROVEMENT PROGRAM (CIP)**

Mr. Schwerm reported that the CIP estimates have been updated to better reflect current costs.

#### **Collector Streets**

- Street rehabilitation and a full-depth reclamation is planned for Victoria Street in 2017.
- North Owasso Boulevard is planned in 2020, although some preliminary survey work is being done now in conjunction with the Ramsey County Park Plan scheduled for construction next year.
- Staff is working with the contractor and MnDOT State Aid staff to get Gramsie Road reopened this year. Mr. Maloney stated that the foundation of the road will be done this winter and the project completed next spring.

#### **Street Improvements**

- The work for Quiet Zone railroad crossings has been completed and went into effect this year.
- The 2017 street renewal project is the second part of the Windward Heights neighborhood on the east side of Hodgson. Neighborhood meetings will begin in November.

#### **Park Improvements**

- In 2018 and 2020, McCullough Park and Shamrock Park respectively are scheduled for major renovation.
- Other park projects are general replacements for existing park features.

Mayor Martin suggested delaying the work for McCullough and Shamrock and using the monies for the Commons plan. The tennis courts and climbing rock area at McCullough were done

recently. Mr. Schwerm stated that he would prefer to do the work at Shamrock and hold off on McCullough. The skate park replacement, scheduled for 2017, will be delayed until the decision is made for the Commons. He estimates the cost of the destination playground in the Commons will be in the range of \$1 million to \$1.5 million. The park building will be in the \$1 million range. Then there would be approximately \$1.5 million to do the skating area, hard edge pond and formal garden areas. These costs estimates are based on what he learned from the Maple Grove project.

#### **Trail Rehabilitation and Extensions:**

- The County Road J trail was dropped in order to extend the trail on Gramsie Road.

#### **Municipal Buildings**

- Municipal building needs consist of mostly repairs and replacements at the Community Center and City Hall. One large project is replacement of the generator. A generator large enough to power both City Hall and the Community Center is needed in case of a power outage. Then rental room events and pool activities would not be interrupted in the event of a power outage.
- The chairs and tables in the banquet rooms will be replaced.

#### **Utilities**

- Most expenditures have now occurred with the constructed water treatment plant, which will soon be brought online.
- A major sewer relining project is planned in 2019.
- The surface and recoating of the water tower is planned in 2021.

#### **Major Equipment**

- The Fire Department has an engine replacement next year.
- The rescue and chief vehicles will need replacement in 2020.

All funds are cash flowing or within a couple thousand dollars.

Mayor Martin asked at what point adjustments would be made for funds to be allocated to the Commons. Mr. Schwerm stated that staff will bring a financial plan to the Council after review of the plans by the Park and Recreation Commission. CIP adjustments for any park funds used for the Commons will be included in next year's Capital Plan.

The meeting adjourned.