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AGENDA

Maplewood City Council  
7:00 P.M., Monday, November 14, 1983  
Municipal Administration Building  
Meeting 83-28

(A) CALL TO ORDER

(B) ROLL CALL

(C) APPROVAL OF MINUTES

- 1. Minutes 83-22, September 12, 1983
- 2. Minutes 83-24, September 30, 1983
- 3. Minutes 83-25, October 10, 1983
- 4. Minutes 83-26, October 24, 1983

(D) APPROVAL OF AGENDA

(E) CONSENT AGENDA

All matters listed under the Consent Agenda are considered to be routine by the City Council and will be enacted by one motion in the form listed below. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

- 1. Accounts Payable
- 2. Budget Transfer - Davidson Case
- 3. Budget Appropriation - Codification
- 4. Resolution on Soo Line Right-of-Way
- 5. Financing for Beam & Lydia Openings - Closing Accounts
- 6. Financing for Hazelwood Ave. Feasibility Study
- 7. Time Extension: Schwichtenberg Addition
- 8. Sign Permit: 380 Roselawn Ave.
- 9. Conditional Use Permit Renewal: 1060 N. Sterling Ave.
- 10. Tax Forfeit Land - Gervais to R.R.
- 11. Annual Renewal: On-Sale Liquor License
- 12. Annual Renewal: Off-Sale Liquor License

(F) PUBLIC HEARINGS

- 1. Plan Amendment & Rezoning: White Bear & Beam (4 Votes) 7:00 \_\_\_\_\_
- 2. Multiple Dwelling Signs Code Amendment (1st Reading) 7:15 \_\_\_\_\_
- 3. Conditional Use Permit: Bennington Woods 7:30 \_\_\_\_\_
- 4. Conditional Use Permit: 1942 Ide Street 7:45 \_\_\_\_\_
- 5. Rezoning: Beam Ave. (Barrier Free Homes) 8:00 \_\_\_\_\_
- 6. Variances: Hudson Pl. & Ferndale 8:15 \_\_\_\_\_

(G) AWARD OF BIDS

- 1. Audit Contract \_\_\_\_\_

(H) UNFINISHED BUSINESS

1. Conditional Use Permit: Van Dyke & Co. Rd. B \_\_\_\_\_
2. Code Amendment: Mobile Homes (2nd Reading - 4 Votes) \_\_\_\_\_
3. Water Main Petition: Van Dyke, Co. Rd. B & Cope Ave. \_\_\_\_\_

(I) NEW BUSINESS

1. Ponding Area: E. Shore Drive \_\_\_\_\_
2. T.H. 36 at Ariel - Median Closing \_\_\_\_\_
3. Code Amendment: Parking Stalls (1st Reading) \_\_\_\_\_
4. C.D.R.B. Vacancy \_\_\_\_\_

(J) VISITOR PRESENTATIONS

(K) COUNCIL PRESENTATIONS

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
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10. \_\_\_\_\_

(M) ADJOURNMENT

MINUTES OF MAPLEWOOD CITY COUNCIL  
7:00 P.M., Monday, September 12, 1983  
Council Chambers, Municipal Building  
Meeting No. 83-22

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A. CALL TO ORDER

A regular meeting of the City Council of Maplewood, Minnesota was held in the Council Chambers, Municipal Building and was called to order at 7:02 P.M. by Mayor Greavu.

B. ROLL CALL

John C. Greavu, Mayor	Present
Norman G. Anderson, Councilmember	Present
Gary W. Bastian, Councilmember	Present
Frances L. Juker, Councilmember	Present
MaryLee Maida, Councilmember	Present

C. APPROVAL OF MINUTES

1. Minutes of Meeting No. 83-18 August 8, 1983

Mayor Greavu moved to approve the Minutes of Meeting No. 83-18 (August 8, 1983) as submitted.

Seconded by Councilmember Juker.

Ayes - Mayor Greavu, Councilmembers  
Anderson, Juker, Maida  
Councilmember Bastian abstained.

D. APPROVAL OF AGENDA

Mayor Greavu moved to approve the agenda as amended:

1. Park Meeting
2. Letter to MTC
3. Conditional Use Permits
4. Construction
5. Volunteer Meeting
6. Somerset Ridge
7. Beam Avenue
8. Assessments
9. Highwood
10. Volunteerism
11. Sewer Billing
12. Highwood - McKnight, 4 Way Stop
13. McKnight - Burns, Cleaning
14. Assistant City Engineer
15. Holiday

Seconded by Councilmember Juker.

Ayes all.

E. CONSENT AGENDA

Council removed Items E-3, 6 and 7 to become Items I-9, 10 and 11.

Mayor Greavu moved, seconded by Councilmember Juker, Ayes-all to approve the Consent

Agenda Items 1, 2, 4 and 5 as recommended

1. Accounts Payable

Approved the accounts (Part I - Fees, Services, Expenses - Check Register dated 8-30-83 thru 9-1-83 \$355,581.07: Part II - Payroll Check dated 8-19-83 \$65,362.39) in the amount of \$420,943.46.

2. Resolution on I.C.M.A. Retirement Corp.

Resolution No. 83-9-146

WHEREAS, the Employer maintains a deferred compensation plan for its employees which is administered by the ICMA Retirement Corporation (the "Administrator"); and

WHEREAS, the Administrator has recommended changes in the plan document to comply with recent federal legislation and Internal Revenue Service Regulations governing said plans; and

WHEREAS, the Internal Revenue Service has issued a private letter ruling approving said plan document as complying with Section 457 of the Internal Revenue Code; and

Whereas, other public employers have joined together to establish the ICMA Retirement Trust for the purpose of representing the interests of the participating employers with respect to the collective investment of funds held under their deferred compensation plans; and

WHEREAS, said Trust is a salutary development which further advances the quality of administration for plans administered by the ICMA Retirement Corporation:

NOW THEREFORE BE IT RESOLVED that the Employer hereby adopts the deferred compensation plan, attached hereto as Appendix A, as an amendment and restatement of its present deferred compensation plan administered by the ICMA Retirement Corporation, which shall continue to act as Administrator of said plan; and

BE IT FURTHER RESOLVED that the Employer hereby executes the ICMA Retirement Trust, attached hereto as Appendix B; and

BE IT FURTHER RESOLVED that the Employer hereby adopts the trust agreement with the ICMA Retirement Corporation, as appears at Appendix C hereto, as an amendment and restatement of its existing trust agreement with the ICMA Retirement Corporation, and directs the ICMA Retirement Corporation, as Trustee, to invest all funds held under the deferred compensation plan through the ICMA Retirement Trust as soon as is practicable; and

BE IT FURTHER RESOLVED that the City Manager (use title of official, not name) shall be the coordinator for this program and shall receive necessary reports, notices, etc. from the ICMA Retirement Corporation as Administrator, and shall cast, on behalf of the Employer, any required votes under the program. Administrative duties to carry out the plan may be assigned to the appropriate departments.

3. Audit Contract for 1983.

See Item I-9

4. Donation - Nature Center

Received a \$100 donation to the Maplewood Nature Center from an anonymous giver.

5. Datsun Water Main

Authorize the purchase of the Datsun Water Main at the developers cost of \$55,388.58 subject to a bill of sale from Mr. Hess Kline.

6. Conditional Use Permit - Presentation

See Item I-10

7. Conditional Use Permit - Sbarro

See Item I-11

F. PUBLIC HEARINGS

1. Maplewood Professional Building IDR 7:00 P.M.

- a. Mayor Greavu convened the meeting for a public hearing regarding the proposal of Maplewood Professional Associates to obtain a \$1,660,000.00 Industrial Revenue Note to acquire land and to construct a 15,774 square foot multi-purpose office building.
- b. Manager Evans presented the staff report.
- c. Mr. Andrew Merry, Juran and Moody, spoke on behalf of the request.
- d. Mayor Greavu called for proponents. None were heard.
- e. Mayor Greavu called for opponents. None were heard.
- f. Mayor Greavu closed the public hearing.
- g. Councilmember Anderson introduced the following resolution and moved its adoption:

83 - 9 - 147

RESOLUTION RECITING A PROPOSAL FOR A  
COMMERCIAL FACILITIES DEVELOPMENT PROJECT  
GIVING PRELIMINARY APPROVAL TO THE PROJECT  
PURSUANT TO THE MINNESOTA  
MUNICIPAL INDUSTRIAL DEVELOPMENT ACT  
AUTHORIZING THE SUBMISSION OF AN APPLICATION  
FOR APPROVAL OF THE PROJECT TO THE  
COMMISSIONER OF ENERGY AND ECONOMIC  
DEVELOPMENT OF THE STATE OF MINNESOTA  
AND AUTHORIZING THE PREPARATION OF  
NECESSARY DOCUMENTS AND MATERIALS  
IN CONNECTION WITH THE PROJECT

WHEREAS,

(a) The purpose of Chapter 474, Minnesota Statutes, known as the Minnesota Municipal Industrial Development Act (the "Act") as found and determined by the legislature is to promote the welfare of the state by the active attraction and encouragement and development of economically sound industry and commerce to prevent so far as possible the emergence of blighted and marginal lands and areas of chronic unemployment;

(b) Factors necessitating the active promotion and development of economically

sound industry and commerce are the increasing concentration of population in the metropolitan areas and the rapidly rising increase in the amount and cost of governmental services required to meet the needs of the increased population and the need for development of land use which will provide an adequate tax base to finance these increased costs and access to employment opportunities for such population;

(c) The City Council of the City of Maplewood (the "City") has received from Maplewood Professional Associates, a general partnership organized under the laws of the State of Minnesota (the "Company") a proposal that the City assist in financing a Project hereinafter described, through the issuance of a Revenue Bond or Bonds or a Revenue Note or Notes hereinafter referred to in this resolution as "Revenue Bonds" pursuant to the Act;

(d) The City desires to facilitate the selection development of the community, retain and improve the tax base and help to provide the range of services and employment opportunities required by the population; and the Project will assist the City in achieving those objectives. The Project will help to increase assessed valuation of the City and help maintain a positive relationship between assessed valuation and debt and enhance the image and reputation of the community;

(e) The Company is currently engaged in the business of development of multi-purpose real estate to be used as office space for professionals. The Project to be financed by the Revenue Bonds is a 15,774 square foot multi-purpose office building to be located at the Southeast corner of the intersection of Beam Avenue and Hazelwood Avenue in Maplewood, Minnesota, to be owned and utilized by the partners as a professional office building and consists of the acquisition of land and the construction of buildings and improvements thereon and the installation of equipment therein to be initially owned and operated by the Company, and will result in the employment of additional persons to work within the new facilities;

(f) The City has been advised by representatives of Company that conventional, commercial financing to pay the capital cost of the Project is available only on a limited basis and at such high costs of borrowing that the economic feasibility of operating the Project would be significantly reduced, but Company has also advised this Council that with the aid of municipal financing, and its resulting low borrowing cost, the Project is economically more feasible;

(g) Pursuant to a resolution of the City Council adopted on August 8, 1983, a public hearing on the Project was held on September 12, 1983, after notice was published, and materials made available for public inspection at the City Hall, all as required by Minnesota Statutes, Section 474.01, Subdivision 7b at which public hearing all those appearing who so desired to speak were heard;

(h) No public official of the City has either a direct or indirect financial interest in the Project nor will any public official either directly or indirectly benefit financially from the Project.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Maplewood, Minnesota, as follows:

1. The Council hereby gives preliminary approval to the proposal of Company that the City undertake the Project pursuant to the Minnesota Municipal Industrial Development Act (Chapter 474, Minnesota Statutes), consisting of the acquisition, construction and equipping of a 15,774 square foot multi-purpose professional office building within the City pursuant

to Company's specifications suitable for the operations described above to be initially owned and operated by the Company upon such terms and conditions with provisions for revision from time to time as necessary, so as to produce income and revenues sufficient to pay, when due, the principal of and interest on the Revenue Bonds in the maximum aggregate principal amount of \$1,660,000 to be issued pursuant to the Act to finance the acquisition, construction and equipping of the Project; and said agreement may also provide for the entire interest of Company therein to be mortgaged to the purchaser of the Revenue Bonds; and the City hereby undertakes preliminarily to issue its Revenue Bonds in accordance with such terms and conditions;

2. On the basis of information available to this Council it appears, and the Council hereby finds, that the Project constitutes properties, real and personal, used or useful in connection with one or more revenue producing enterprises engaged in any business within the meaning of Subdivision 1a of Section 474.02 of the Act; that the Project furthers the purposes stated in Section 474.01, Minnesota Statutes; that the availability of the financing under the Act and willingness of the City to furnish such financing will be a substantial inducement to Company to undertake the Project, and that the effect of the Project, if undertaken, will be to encourage the development of economically sound industry and commerce, to assist in the prevention of the emergence of blighted and marginal land, to help prevent chronic unemployment, to help the City retain and improve the tax base and to provide the range of service and employment opportunities required by the population, to help prevent the movement of talented and educated persons out of the state and to areas within the State where their services may not be as effectively used, to promote more intensive development and use of land within the City and eventually to increase the tax base of the community;

3. The Project is hereby given preliminary approval by the City subject to the approval of the Project by the Minnesota Commissioner of Energy and Economic Development or such other state office having authority to grant approval (the "Commissioner"), and subject to final approval by this Council, Company, and the purchaser of the Revenue Bonds as to the ultimate details of the financing of the Project;

4. In accordance with Subdivision 7a of Section 474.01 Minnesota Statutes, the Mayor of the City is hereby authorized and directed to submit the proposal for the Project to the Commissioner requesting his approval, and other officers, employees and agents of the City are hereby authorized to provide the Commissioner with such preliminary information as he may require;

5. Company has agreed and it is hereby determined that any and all costs incurred by the City in connection with the financing of the Project whether or not the Project is carried to completion and whether or not approved by the Commissioner will be paid by Company;

6. Briggs and Morgan, Professional Association, acting as bond counsel, and Juran & Moody, Inc. are authorized to assist in the preparation and review of necessary documents relating to the Project, to consult with the City Attorney, Company, and the purchaser of the Revenue Bonds as to the maturities, interest rates and other terms and provisions of the Revenue Bonds and as to the covenants and other provisions of the necessary documents and to submit such documents to the Council for final approval;

7. Nothing in this resolution or in the documents prepared pursuant hereto shall authorize the expenditure of any municipal funds on the Project other than the revenues derived from the Project or otherwise granted to the City for this

purpose. The Revenue Bonds shall not constitute a charge, lien or encumbrance, legal or equitable, upon any property or funds of the City except the revenue and proceeds pledged to the payment thereof, nor shall the City be subject to any liability thereon. The holder of the Revenue Bonds shall never have the right to compel any exercise of the taxing power of the City to pay the outstanding principal on the Revenue Bonds or the interest thereon, or to enforce payment thereof against any property of the City. The Revenue Bonds shall recite in substance that the Revenue Bonds, including interest thereon, is payable solely from the revenue and proceeds pledged to the payment thereof. The Revenue Bonds shall not constitute a debt of the City within the meaning of any constitutional or statutory limitation;

8. In anticipation of the approval by the Commissioner the issuance of the Revenue Bonds to finance all or a portion of the Project, and in order that completion of the Project will not be unduly delayed when approved, Company is hereby authorized to make such expenditures and advances toward payment of that portion of the costs of the Project to be financed from the proceeds of the Revenue Bonds as Company considers necessary, including the use of interim, short-term financing, subject to reimbursement from the proceeds of the Revenue Bonds if and when delivered but otherwise without liability on the part of the City.

Seconded by Councilmember Juker,

Ayes - all.

2. Rezoning - 1690 English (4 votes) 7:05 P.M.

a. Mayor Greavu reconvened the meeting for a public hearing regarding the rezoning of 1690 English from BC Business commercial to NC neighborhood commercial. The original hearing was held on August 22, 1983.

b. Manager Evans presented the staff report.

c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Fischer said in view of the fact there are procedures available to allow the present owner to expand on the site his present business if desired, moved that the Planning Commission recommend the City Council approve the resolution rezoning 1690 English Street from BC to NC.

Commissioner Whitcomb seconded.  
cher, Pellish, Sletten, Whitcomb.

Ayes - Commissioners Barrett, Fis-

Nays - Commissioners Hejny, Robens,

Prew."

d. Mr. Jerry Erickson, co-owner of the property, spoke in favor of leaving the zoning as is.

e. Mayor Greavu called for proponents. None were heard.

f. Mayor Greavu called for opponents. None were heard.

g. Mayor Greavu closed the public hearing.

h. Councilmember Anderson introduced the following resolution and moved its adoption:

WHEREAS, City of Maplewood initiated a rezoning from BC, business commercial to NC, neighborhood commercial for the following described property:

Subject to Avenue over the South 52.5 feet and subject to street, the south 149.5 feet of that part of the SW 1/4 lying west of the Northern Pacific railroad right of way, in Section 15, Township 29, Range 22.

This property is also known as 1690 English Street, Maplewood;

WHEREAS, the procedural history of this rezoning is as follows:

1. This rezoning was initiated by the City of Maplewood, pursuant to chapter 36, article VII of the Maplewood Code of Ordinances.
2. This rezoning was reviewed by the Maplewood Planning Commission on July 18, 1983. The Planning Commission recommended to the City Council that said rezoning be approved.
3. The Maplewood City Council held a public hearing on September 12, 1983 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the City staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above described rezoning be approved on the basis of the following findings of fact:

1. The proposed rezoning would be consistent with the spirit purpose and intent of the zoning code and Land Use Plan.
2. The proposed change would not substantially injure or detract from the use of neighboring property or from the character of the neighborhood.
3. The proposed change would serve the best interests and conveniences of the community.

Seconded by Councilmember Maida.

Ayes - Councilmembers Anderson,  
Juker, Maida and Bastian.

Nays - Mayor Greavu.

3. Rezoning - John Glenn (4 votes) 7:10 P.M.

- a. Mayor Greavu convened the meeting for a public hearing on the proposed rezoning of the John Glenn Jr. High School property site from M-1, Light Manufacturing, to R-1, single dwelling residence district.
- b. Manager Evans presented the staff report.
- c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Pellish moved the Planning Commission recommend to the City Council approval of the resolution rezoning John Glenn School property from M-1, light manufacturing to R-1, residence district (single dwelling).

Commissioner Fischer seconded.

Ayes - Commissioners Barrett, Fischer, Hejny, Pellish, Prew, Robens, Sletten, Whitcomb."

- d. Mayor Greavu called for proponents. None were heard.
- e. Mayor Greavu called for opponents. None were heard.
- f. Mayor Greavu closed the public hearing.
- g. Councilmember Bastian introduced the following resolution and moved its adoption:

83 - 9 - 149

WHEREAS, the City of Maplewood initiated a rezoning from M-1, light manufacturing to R-1, residence district (single dwelling) for the following described property:

Lot 1 and 2 and the west 139.9 feet of Lot 3, Block 7, Sabin Garden Lots including the south half of that part of vacated Eldridge Avenue accruing thereto,

WHEREAS, the procedure history of this rezoning is as follows:

- 1. This rezoning was initiated by the City of Maplewood, pursuant to chapter 36, article VII of the Maplewood Code of Ordinances.
- 2. This rezoning was reviewed by the Maplewood Planning Commission on July 18, 1983. The Planning Commission recommended to the City Council that said rezoning be approved.
- 3. The Maplewood City Council held a public hearing on September 12, 1983 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the City staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above described rezoning be approved on the basis of the following findings of fact:

- 1. The zone change would be consistent with the intent of the Land Use Plan.
- 2. The change would not substantially injure or detract from the use of the neighboring property.
- 3. The change would be in the best interest of the public by eliminating the potential for overly intensive manufacturing uses in a residential neighborhood.

Seconded by Councilmember Anderson.

Ayes all.

- 4. Alley Vacation - Between Jessie and Bradley Street 7:15 P.M.
  - a. Mayor Greavu convened the meeting for a public hearing regarding the proposal to vacate the alley in Block 7, King's Addition to the City of St. Paul.
  - b. Manager Evans presented the staff report.
  - c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Ellefson moved the Planning Commission recommend to the City Council approval of the resolution vacating the alley right-of-way located in Block 7, Kings Addition to the City of St. Paul except that portion south of the north line of Lot 15, subject to:

1. Retaining a utility easement of the east ten feet of the entire right-of-way.
2. Retaining a drainage easement over the entire vacated right-of-way.

Commissioner Sletten seconded. Ayes -- Commissioners Axdahl, Ellefson, Pellish, Prew, Sigmundik, Sletten, Whitcomb"

- d. Mayor Greavu called for proponents. None were heard.
- e. Mayor Greavu called for opponents. None were heard.
- f. Mayor Greavu closed the public hearing.
- g. Councilmember Bastian introduced the following resolution and moved its adoption.

83-9-150

WHEREAS, Louis Colonna initiated proceedings to vacate the public interest in the following described real property:

Except that part lying south of the easterly extension of the north line of lot fifteen, the alley platted in Block 7, Kings Addition to the City of St. Paul, Section 17, Township 29, Range 22.

WHEREAS, the procedural history of this vacation is as follows:

1. This vacation was initiated by Louis Colonna on May 4, 1983;
2. A majority of the owners of property abutting said alley right-of-way have signed a petition for this vacation;
3. This vacation was reviewed by the Planning Commission on August 1, 1983. The Planning Commission recommended to the City Council that this vacation be approved.
4. The City Council held a public hearing on September 12, 1983, to consider this vacation. Notice thereof was published and mailed pursuant to law. All persons present at this hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

WHEREAS, upon vacation of the above described alley right-of-way, public interest in the property will accrue to the following described abutting properties:

Lots 1-4, Block 7  
Lot 5, Block 7  
Lot 6 and the north 1/2 of Lot 7, Block 7  
Lot 8 and the south 1/2 of Lot 7, Block 7  
Lots 9-11, Block 7  
The east 1/2 of Lots 12-14, Block 7  
The west 1/2 of Lots 12-14, Block 7

Lots 15-25, Block 7

All in Kings Addition to the City of St. Paul, Section 17, Township 29, Range 22.

NOW, THEREFORE, BE IT RESOLVED by the Maplewood City Council that it is in the public interest to grant the above-described vacation on the basis of the following findings of fact:

1. There is no public need to construct an alley over this right-of-way.
2. Maintaining the right-of-way unnecessarily restricts the development of abutting properties.

This vacation is subject to the retention of:

1. A drainage easement over the entire vacated right-of-way.
2. A utility easement over the easterly ten feet.

Seconded by Councilmember Maida.

Ayes all.

5. Rezoning- Highway 36; Cope and Ariel Street (4 votes) 7:30 P.M.

- a. Mayor Greavu convened the meeting for a public hearing regarding the proposal to rezone the property at Cope Avenue, German Street, and Castle Avenue from BC Business Commercial to R-1 Single Residence District:
- b. Manager Evans presented the staff report.
- c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Prew moved the Commission recommend approval of the resolution rezoning this site from BC to R-1

Commissioner Axdahl seconded.

Some of the Commissioners spoke in opposition of the motion as the Commission has already given a position on the land use and zoning.

Voting: Ayes -- Commissioner Prew  
Nays -- Commissioners Axdahl, Ellefson, Pellish, Sletten, Sigmundik, Whitcomb.

Motion fails 1-6

Commissioner Whitcomb moved the Planning Commission table this item as they have addressed this issue previously and feel the site should remain BC.

Commissioner Sletten seconded. Ayes-- Commissioners Axdahl, Ellefson, Pellish, Prew, Sigmundik, Sletten, Whitcomb."

d. Mayor Greavu called for proponents. The following were heard:

Ms. Marcia Holdren, 1927 E. Cope Avenue  
Mr. Nick Weller, 2236 German Street

Mr. Charles Thenimes, 1928 Castle  
Ms. Dora Toll, 1922 Castle  
Mr. Scott Myckleby, 2220 Craig Place  
Mr. Dean Farinella, 1930 Castle  
Ms. Pat Myckleby, 2220 Craig Place  
Ms. Pat Holdren, 1927 E. Cope Avenue  
Mr. Hrold Lietz, 2285 N. Seventh St represented by daughter, Connie Landreville  
Mr. John Glasow, 2271 Craig Place

A petition signed by area residents was presented.

e. Mayor Greavu called for opponents. The following were heard:

Mr. Geoff Jarpe, Representing Hillcrest Development  
Mr. James Polish, 7W Golden Lake Rd, Circle Pines

f. Mayor Greavu closed the public hearing.

g. Councilmember Anderson introduced the following resolution and moved its adoption:

83-9-151

WHEREAS, the City of Maplewood initiated a rezoning from BC, Business Commercial to R-1 Residence District (single dwelling) for the following-described properties:

1. Lots 16 and 17, Block 6, Dearborn Park
2. Lots 14, 15, 16 and 17, Block 11, Dearborn Park
3. Lots 28,29 and 30, Block 7, Dearborn Park
4. Lots 1, 2, 3, 28, 29 and 30, Block 10, Dearborn Park

WHEREAS, the procedural history of this rezoning is as follows;

1. This rezoning was initiated by the Maplewood City Council, pursuant to chapter 36, article VII of the Maplewood Code of Ordinances.
2. This rezoning was reviewed by the Maplewood Planning Commission on August 1, 1983. The Planning Commission recommended to the City Council that said rezoning be approved.
3. The Maplewood City Council held a public hearing on September 12, 1983, to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described rezoning be approved on the basis of the following findings of fact:

1. The proposed change is consistent with the spirit, purpose and intent of the zoning ordinance and Comprehensive Plan.
2. The proposed change will not substantially injure or detract from the

use of neighboring property or from the character of the neighborhood, and that the use of the property adjacent to the area included in the proposed change or plan is adequately safeguarded.

3. The proposed change will serve the best interests and conveniences of the community, where applicable, and the public welfare.
4. The current zoning was done previous to adoption of the Comprehensive Plan.

Seconded by Councilmember Maida. Ayes - Councilmembers Anderson, Bastian, Juker and Maida.

Nays - Mayor Greavu.

6. Code Amendment: Environmental Protection/Critical Area 7:45 P.M.

a. Mayor Greavu convened the meeting for a public hearing regarding consolidating the Environmental Protection Ordinance and the Critical Area Ordinances into a single ordinance.

b. Manager Evans presented the staff report.

c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Prew moved the Planning Commission recommend to the City Council approval of the ordinance, which will:

1. Consolidate the Environmental Protection and Critical Area Ordinances to create an Environmental Protection and Critical Area Ordinance.
2. Rescind the Critical Area Ordinance (Sections 36-496 to 36-549 of City Code) adopted on March 1, 1979 and revised on March 5, 1981. The Critical Area Plan would remain in effect, as adopted March 1, 1979 and revised March 5, 1981.

Commissioner Ellefson seconded. Ayes - Commissioners Axdahl, Ellefson, Pellish, Prew, Sigmundik, Sletten, Whitcomb."

d. Mayor Greavu called for proponents. None were heard.

e. Mayor Greavu called for opponents. None were heard.

f. Mayor Greavu closed the public hearing.

g. Councilmember Bastian moved first reading of an ordinance consolidating the Environmental Protection and Critical Area Ordinances.

Seconded by Councilmember Maida.

Ayes - all.

7. Conditional Use Permit - County Road B and VanDyke 8:00 P.M.

a. Mayor Greavu convened the meeting for a public hearing regarding the proposal of John F. Sauro, Sauro Realty, for a conditional use permit to construct three eight plexes and eight four plexes north of County Road B and West of VanDyke Street.

b. Manager Evans presented the staff report.

c. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Fischer moved the Planning Commission approve the following resolution and forward it to the City Council:

Whereas, Sauro Realty initiated conditional use permit to construct multiple dwellings in a business commercial zoning district at the following described property:

Except the easterly 120 feet, the following parcels:

South 1/2 of vacated alley adjoining and north 1/2 of vacated Laurie Avenue adjoining and following part of Lot 2 lying east of a line running from a point in center line of said avenue 272 19/100 feet east from west line of lot 2 to a point on north line of and 272 91/100 feet east from northwest corner of said lot 2, block 13, Smith and Taylors Addition to North St. Paul.

Except south 2 65/100 feet and except following: Beginning on west line of and 2 65/100 feet north of southwest corner of lot 1, thence east 271 49/100 feet thence north to point in center line of vacated Laurie Road 272 19/100 feet east from west line of said lot, thence west to west line of said lot 1, thence south to beginning, part of vacated adjacent Laurie Road in Lot 1, block 20, Smith and Taylors Addition to North St. Paul.

Vacated avenue south of and accruing following except north 2 65/100 feet the east 270 feet of Lot 2, Block 20, Smith and Taylors Addition to North St. Paul.

Vacated alley accruing and following except west 271 49/100 feet the south 2 65/100 feet of lot 1 and except west 271 49/100 feet the north 2 65/100 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul.

Vacated avenue south of and accruing and following except north 2.65 feet the west 49 feet of east 319 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul.

North 1/2 of vacated alley and vacated avenue north of and accruing and following east 495 6/10 feet of lot 1, block 29, Smith and Taylors Addition to North St. Paul.

South 1/2 of vacated alley adjoining and east 495 6/10 feet of lot 2, block 29, Smith and Taylors Addition to North St. Paul.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD PLANNING COMMISSION that the above described conditional use permit be approved on the basis of the following findings of fact:

1. The use would conform with the City's Comprehensive Plan and with the purpose and standards of the Zoning code.
2. The establishment or maintenance of the use would not be detrimental to the public health, safety or general welfare.
3. The use would be located, designed, maintained and operated to be compatible with the character of the zoning district.
4. The use would not depreciate property values.
5. The use would not be hazardous, detrimental or disturbing to present and potential surrounding land uses, due to noises, glare, smoke, dust, odor, fumes, water pollution, water run-off, vibration, general unsightliness, electrical inter-

ference or other nuisances.

6. The use would generate only minimal vehicular traffic on local streets and would not create traffic congestion, unsafe access or parking needs that will cause undue burden to the area properties.
7. The use would be served by essential public services, such as streets, police, fire protection, utilities, schools and parks.
8. The use would not create excessive additional requirements at public cost for public facilities and services; and would not be detrimental to the welfare of the City.
9. The use would preserve and incorporate the site's natural and scenic features into the development design.
10. The use would cause minimal adverse environmental effects.

Approval is subject to the following conditions:

1. Construction beginning within one year. Code allows a one time six month extension if just cause is shown. The applicant must apply for such extension, in writing, at least thirty days prior to expiration.
2. Prior to the issuance of a building permit for any of the structures which do not front on County Road B, Council must order the extension of a water main along VanDyke Street from County Road B.
3. The curb cuts on VanDyke Street shall be centered on the Sandhurst and Laurie Avenue rights-of-way, located to the east.
4. Community Design Review Board approval of the site and building plans. Approval shall include, but not be limited to, the following findings:
  - a. The use shall be designed to be compatible with the character of the zoning district.
  - b. The use would preserve and incorporate the site's natural and scenic features into the development design.
5. A landscaped area of at least twenty feet in width shall be provided along the south and east boundaries of the site. This landscaping shall include permanent screening of at least six feet in height and eighty-percent opaqueness. The screening materials shall be as required in Section 36-27 of City Code.
6. Final grading, drainage and utility plans must be approved by the City Engineer.
7. Any connection to utilities in County Road B or temporary curb cuts to County Road B must be approved in writing by the Ramsey County Department of Public Works.
8. Submission of an erosion control plan prior to issuance of any building permits, which incorporates the recommendations of the Watershed and Soil and Water Conservation Districts.

Commissioner Whitcomb seconded. Ayes - Commissioners Axdahl, Barrett, Ellefson, Fischer, Hejny, Pellish, Prew, Robens, Sigmundik, Sletten, Whitcomb."

- d. Mr. Gene Hughes, the developer and contractor, spoke on behalf of the proposal.
- e. Mayor Greavu called for proponents. None were heard.
- f. Mayor Greavu called for opponents. The following were heard:

Ms. Connie Landreville, 2194 VanDyke  
 Mr. Maynard Riechert, 2172 VanDyke  
 Mr. Leo Cybilka, 2230 VanDyke  
 Mr. Roger Falk, 1810 E. County Road B  
 Mr. Arth Ready, Jr., 1800 E. County Road B

- g. Mayor Greavu moved to table this item until the meeting of October 10, 1983.

Seconded by Councilmember Anderson.

Ayes - Mayor Greavu, Councilmembers  
 Anderson, Juker and Maida.  
 Nays - Councilmember Bastian.

- 8. Variance - Carver Avenue -Ebertz - 8:15 P.M.

Public hearing was cancelled.

G. AWARD OF BIDS

None.

H. UNFINISHED BUSINESS

- 1. Code Amendment: Minimum Floor Area (4 votes) 2nd Reading

- a. Manager EVans presented the staff report.
- b. Mayor Greavu introduced the following ordinance and moved its adoption:

ORDINANCE NO. 551

AN ORDINANCE AMENDING THE ZONING ORDINANCE  
 RELATING TO MINIMUM FLOOR AREA REQUIREMENTS

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MAPLEWOOD AS FOLLOWS:

Section 1. Section 36-86(2) is amended to read as follows:

The minimum habitable floor area for each R-2, Residence District dwelling unit shall be at least:

- 580 square feet per efficiency or one-bedroom unit
- 740 square feet per two-bedroom unit
- 860 square feet per three-bedroom unit
- 1040 square feet per four-bedroom unit

Section 2. Section 36-119(b) is amended to read as follows:

(b) Floor area. The minimum habitable floor area for each R-3A multiple dwelling shall be at least:

- 580 square feet per efficiency or one bedroom unit
- 740 square feet per two-bedroom unit
- 1040 square feet per four-bedroom unit

Section 3. Section 36-122(b) is amended to read as follows:

(b) Minimum habitable floor area. The minimum floor area for each R-3B multiple dwelling shall be at least:

580 square feet per efficiency or one-bedroom unit  
740 square feet per two-bedroom unit  
860 square feet per three-bedroom unit  
1040 square feet per four-bedroom unit

Section 4. Section 36-124(3) is amended to read as follows:

(3) Floor area. The minimum habitable floor area for each R-3C multiple dwelling shall be at least:

580 square feet per efficiency or one-bedroom unit  
740 square feet per two-bedroom unit  
860 square feet per three-bedroom unit  
940 square feet per four-bedroom unit

Section 5. Section 36-6 Definitions is amended to add the following new subsection:

Habitable floor area: Residential floor area which meets the Uniform Building Code requirements for ceiling height, light and ventilation.

Section 6. This ordinance shall take effect upon passage and publication.

Seconded by Councilmember Bastian. Ayes - all.

2. Application for Delayed Payment of Special Assessment

a. Councilmember Anderson moved to waive the Rules of Procedures to hear Mr. Tansey's request for adjustment of Frost 82-9 assessment.

Seconded by Councilmember Juker. Ayes - all.

b. Council referred Mr. Tansey's request to the City Attorney for investigation.

c. Anges Magnuson, 1940 Barclay

Councilmember Bastian moved that the application of Ms. Agnes Magnuson, 1940 Barclay Street for Senior Citizen Deferment for property described as 57 29810 101 31 for Frost Improvement 82-9 D/P 5350 in the amount of \$874.00 be approved.

Seconded by Councilmember Anderson. Ayes - all.

d. Lyle Bunton, 1928 Manton Street

Councilmember Bastian moved that the application of Lyle Bunton, 1928 Manton Street for Senior Citizen deferment for property described as 57 29810 152 26 for Frost Avenue Improvement 82-9 D/P 5350 in the amount of \$2508.36 be approved.

Seconded by Councilmember Anderson. Ayes - all.

3. Maurice Ramstrom, 1962 Prosperity - Frost Avenue Assessment

- a. Manager Evans presented the staff report.
- b. Councilmember Anderson moved to refer this matter to the City Attorney for investigation.

Seconded by Councilmember Bastian.

Ayes - all.

## I. NEW BUSINESS

### 1. Establish Public Hearing, 1984 Budget

- a. Mayor Greavu moved to establish September 30, 1983 at 5:00 P.M. as the public hearing date for the adoption of the 1984 Budget.

Seconded by Councilmember Bastian.

Ayes - all.

### 2. Battle Creek Park

- a. Manager Evans presented the staff report.
- b. Councilmember Juker moved that the Manager forward a letter stating Council, because of action taken by the Ramsey County Board, did not approve Phase I of the Battle Creek Park Plan.

Seconded by Councilmember Anderson.

Ayes - all.

### 3. Plan Amendment: Gall Avenue

- a. Manager Evans presented the staff report.
- b. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Prew moved the Planning Commission recommend approval of the following resolution:

WHEREAS, the Maplewood City Council initiated an amendment to the Maplewood comprehensive plan from RM, residential medium density to RL, residential low density for the following described property:

An area bounded by County Road D, McKnight Road, Lakewood Drive and the NSP high voltage lines;

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD PLANNING COMMISSION that the above described plan amendment be approved on the basis of the following findings of fact:

1. Most of the land is developed with single dwellings.
2. The undeveloped land has single dwellings to the north and south.
3. The City has tried to locate multiple dwellings on the edge, rather than in the middle of single dwelling neighborhoods.

Commissioner Barrett seconded. Ayes - Commissioners Axdahl, Barrett, Ellefson, Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb, Robens."

- d. Mr. Tony Vruno, 2370 Gall Avenue, stated he was in favor of the Plan Amendment.

d. Councilmember Bastian introduced the following resolution and moved its adoption:

83 - 9 - 152

WHEREAS, the Maplewood City Council initiated an amendment to the Maplewood comprehensive plan from RM, residential medium density to RL, residential low density for the following described property:

An area bounded by County Road D, McKnight Road, Lakewood Drive and the NSP high voltage lines;

WHEREAS, the procedural history of this plan amendment is as follows:

1. This plan amendment was initiated by the Maplewood City Council.
2. The Maplewood Planning Commission held a public hearing on August 15, 1983 to consider this plan amendment. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given opportunity to be heard and present written statements. The Planning Commission recommended to the City Council that said plan amendment be approved.
3. The Maplewood City Council considered said plan amendment on September 12, 1983. The Council considered reports and recommendations from the Planning Commission and City Staff.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above described plan amendment be approved on the basis of the following findings of fact:

1. Most of the land is developed with single dwellings.
2. The undeveloped land has single dwellings to the north and south.
3. The City has tried to locate multiple dwellings on the edge, rather than in the middle of single dwelling neighborhoods.

Seconded by Councilmember Juker.

Ayes - all.

4. Plan Amendment: North and South of Carver Avenue

a. Manager Evans presented the staff report.

b. Commissioner Lorraine Fischer presented the following Planning Commission recommendation:

"Commissioner Pellish moved the Planning Commission recommend approval of the following resolution:

WHEREAS, the City of Maplewood has initiated an amendment to the Maplewood comprehensive plan from OS, open space to RL, low density residential for the following described property:

The south 100 feet of the SE 1/4 of the SW 1/4 of Sec. 13, Township 28, Range 22.

The north 100 feet of the NE 1/4 of the NW 1/4 of Section 24, Township 28, Range 22.

Except for the south 600 feet, the west 200 feet of the east half of the NW 1/4 of Section 24, Township 28, Range 22

That part lying northwest of I-494 of the NE 1/4 of Section 24, Township 28, Range 22

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD PLANNING COMMISSION THAT THE above described plan amendment be approved on the basis of the following findings of fact:

1. The open space land east of Dorland Road is not needed by the City of Maplewood or Ramsey County Parks and Recreation, for trail purposes.
2. This land is potentially developable for single dwellings.
3. The open space land at 1240 Sterling Street is presently developed with a single dwelling so the OS designation is inappropriate.

Commissioner Sletten seconded. Ayes - Commissioners Axdahl, Barrett, Ellefson, Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb, Robens."

c. Mayor Greavu asked if anyone in the audience wished to be heard. The following expressed their opinions:

Mr. Lawrence Grand, purchase agreement at 2405 Carver Avenue  
Mr. Robert A. Wilds, 2410 Carver Avenue  
Mr. Jerold Miller, 2405 Carver Avenue.

d. Mayor Greavu introduced the following resolution and moved its adoption:

83 - 9 - 153

WHEREAS, the City of Maplewood has initiated an amendment to the Maplewood comprehensive plan from OS, open space to RL, low density residential for the following described property:

The south 100 feet of the SE 1/4 of the SW 1/4 of Sec. 13, Township 28, Range 22.

The North 100 feet of the NE 1/4 of the NW 1/4 of Section 24, Township 28, Range 22.

Except for the south 600 feet, the west 200 feet of the east half of the NW 1/4 of Section 24, Township 28, Range 22.

That part lying northwest of I-494 of the NE 1/4 of Section 24, Township 28, Range 22.

WHEREAS, the procedural history of this plan amendment is as follows:

1. This plan amendment was initiated by the City of Maplewood.
2. The Maplewood Planning Commission held a public hearing on August 15, 1983 to consider this plan amendment. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Planning Commission recommended to the City Council that said plan amendment be approved.

3. The Metropolitan Council considered said plan amendment on September 12, 1983, and determined that said plan amendment be approved.
4. The Maplewood City Council considered said plan amendment on September 12, 1983. The Council considered reports and recommendations from the Planning Commission, City Staff and Metropolitan Council.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above described plan amendment be approved on the basis of the following findings of fact:

1. The open space land east of Dorland Road is not needed by the City of Maplewood or Ramsey County Parks and Recreation, for trail purposes.
2. This land is potentially developable for single dwellings.
3. The open space land at 1240 Sterling Street is presently developed with a single dwelling so the OS designation is inappropriate.

Seconded by Councilmember Bastian.

Ayes - Mayor Greavu, Councilmembers Bastian and Juker.

Nays - Councilmembers Anderson and Maida.

5. English Street: No Parking

- a. Manager Evans presented the staff report.
- b. Councilmember Juker introduced the following resolution and moved its adoption:

83 - 9 - 154

RESOLVED BY THE CITY COUNCIL OF MAPLEWOOD, MINNESOTA, that the west side of English Street from T.H. 36 to 100 feet North of the frontage road be designated "No-Parking Anytime".

Seconded by Mayor Greavu.

Ayes - all.

6. Cub Foods: Traffic Signal

- a. Manager Evans presented the staff report.
- b. Mayor Greavu introduced the following resolution and moved its adoption:

83 - 9 - 155

RESOLVED BY THE CITY COUNCIL OF MAPLEWOOD, MINNESOTA:

- 1) Staff is authorized to enter into a standard development agreement with CUB Foods requiring the developer to provide the design and pay the cost of installation for a signal system and appurtenances at County Road B and Rice Street.
- 2) Staff is authorized to enter into an agreement with MnDOT where the City agrees to contract for the signal and appurtenances installation.
- 3) Staff is authorized to advertise for sealed bids.

Seconded by Councilmember Juker.

Ayes - all.

7. Sewer Connection: 2125 White Bear Avenue

- a. Manager Evans stated Mrs. Shirley Trebesh, 2125 White Bear Avenue, was requesting deletion of the sewer cash connection charge and the Sewer Availability Charge (S.A.C.).
- b. Mrs. Shirley Trebesh spoke in favor of her proposal.
- c. No action taken.

Councilmember Anderson moved to Waive Rules of Procedures to discuss Items 9 and 10 and 11 at this time.

Seconded by Mayor Greavu.

Ayes - all.

11. Conditional Use Permit - Sharro

- a. Manager Evans presented the staff report.
- b. Councilmember Anderson moved to approve the renewal of the conditional use permit for a game room at Sharro's Italian Eatery at the Maplewood Mall for five years.

Seconded by Councilmember Bastian.

Ayes - all.

10. Conditional Use Permit - Presentation

- a. Manager Evans presented the staff report.
- b. Councilmember Anderson moved to approve the renewal of the conditional use permit to continue the day care facility at the Presentation of the Blessed Virgin Mary Church for three years.

Seconded by Councilmember Juker.

Ayes - Councilmembers Anderson and Juker.

Nays - Mayor Greavu, Councilmembers Bastian and Maida.

Motion failed.

- c. Mayor Greavu introduced the following resolution and moved its adoption:

83 - 9 - 156

WHEREAS, the Church of the Presentation of the Blessed Virgin Mary initiated the renewal of a conditional use permit to operate a day care facility at the following described property:

Subject to Larpenteur Avenue, the south 656 feet of the SE 1/4 of Section 15, Township 29, Range 22, lying between Kennard Street and Prosperity Road.

This property is also known as 1735 Kennard Street, Maplewood;

WHEREAS, the procedural history of this conditional use permit is as follows:

1. This conditional use permit was initiated by the Church of the Presentation of the Blessed Virgin Mary pursuant to the Maplewood Code of Ordinances.
2. The Maplewood City Council considered this conditional use permit renewal request on September 12, 1983. The Council considered the report of the City Staff.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above described conditional use permit be renewed for five years on the basis that:

1. The condition of initial approval has been complied with.
2. No nuisance conditions have arisen due to the existence of this facility.

If no nuisance conditions exist at the end of the renewal period, the City Council may renew this permit.

Seconded by Councilmember Bastian.

Ayes - Mayor Greavu, Councilmembers  
Anderson, Bastian and Maida.  
Nays - Councilmember Juker.

8. Uncollected Paramedic Bills

a. Manager Evans presented the staff report.

b. Mayor Greavu moved the \$3,810.90 of the uncollected paramedic bills, as presented, be written off as uncollectible.

Seconded by councilmember Bastian.

Ayes - all.

9. Audit Contract for 1983

a. Manager Evans presented the staff report.

b. Mayor Greavu moved that proposals or bids be obtained from the audit firms for the 1983 Audit.

Seconded by Councilmember Anderson.

Ayes - Mayor Greavu, Councilmembers  
Anderson, Juker and Maida.  
Nays - Councilmember Bastian.

J. VISITOR PRESENTATIONS

None.

K. COUNCIL PRESENTATIONS

1. Park Meeting

a. Councilmember Juker would like Council to meet with the Park and Recreation Commission and the Recreation Staff.

b. November 9, 1983 is established as the meeting date.

2. Letter M.T.C.

a. Councilmember Juker stated the property owners at the Northeast corner of

Frost and Manton have requested that M.T.C. change its bus stop from their corner to the Northwest corner since there is a sidewalk and more room and the newly layed grass will not be damaged.

3. Conditional Use Permit

- a. Councilmember Juker stated she would like conditional use permits extended for three years instead of five years.
- b. Council stated the number of years should be left open and each permit will be determined individually.

4. Construction

- a. Councilmember Juker requested that contractors be responsible for the dirt that they leave on the roads.
- b. No action taken.

5. Volunteer Meeting

- a. Councilmember Juker questioned if the City had to pay for janitor service when a volunteer meeting is held.
- b. City does not pay.

6. Somerset Ridge

- a. Councilmember Juker stated this project did not come before the Council. The Community Design Review Board had final approval and she felt this is not appropriate.
- b. No action taken.

Councilmember Anderson moved to waive the Rules of Procedures and extend the meeting past the deadline.

Seconded by Councilmember Juker.

Ayes - Mayor Greavu, Councilmembers Anderson, Juker and Maida.  
Nays - Councilmember Bastian.

7. Beam Avenue

- a. Councilmember Anderson stated that on Beam Avenue east of Frederick is being used as a four lane road.
- b. Staff stated Beam will be restriped for two lanes east of Frederick and a sign posted stating right lane ending.

8. Assessments

- a. Councilmember Anderson requested the written policy on assessments be distributed to the Council.
- b. Staff will present Council with all available written policies.

9. Highwood

- a. Councilmember Maida introduced the following resolution and moved its adoption:

83 - 9 - 157

RESOLVED, by the City Council of Maplewood, Minnesota that Ramsey County be requested to investigate the speed limit on Highwood Avenue and if inappropriate lower the speed limit.

Seconded by Councilmember Bastian. Ayes - all.

10. Volunteerism

- a. Councilmember Maida stated the next meeting for the Volunteerism meeting will be September 22, 1983 and reported on the agenda.

11. Sewer Billing

- a. Councilmember Bastian requested the figures regarding the sewer billing (percentage of late charges, etc.).

12. Highwood - McKnight

- a. Mayor Greavu introduced the following resolution and moved its adoption:

83 - 9 - 158

RESOLVED by the City Council of Maplewood, Minnesota, that Ramsey County is requested to investigate the installation of an all-way stop condition at the intersection of Highwood Avenue and McKnight Road.

Seconded by Councilmember Bastian. Ayes - all.

13. McKnight and Burns - Cleaning

- a. No action taken.

L. ADMINISTRATIVE PRESENTATIONS

1. Assistant City Engineer

- a. Manager Evans requested Council to remove the hiring freeze and authorize the hiring of a replacement for the position of Assistant City Engineer.  
b. Council stated this item will be discussed with the 1984 Budget.

2. Holiday

- a. Manager Evans stated the Council meeting will be held October 10, 1983. It is not a holiday. October 10, 1983 has been exchanged for the day after Thanksgiving.

M. ADJOURNMENT

11:20 P.M.

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City Clerk

MINUTES OF MAPLEWOOD CITY COUNCIL  
5:00 P.M., Friday, September 30, 1983  
Council Chambers, Municipal Building  
Meeting No. 83-24

A. CALL TO ORDER

A special meeting of the City Council of Maplewood, Minnesota, was held in the Council Chambers, Municipal Building and was called to order at 5:00 P.M. by Mayor Greavu.

B. ROLL CALL

John C. Greavu, Mayor	Present
Norman G. Anderson, Councilmember	Present
Gary W. Bastian, Councilmember	Present
Frances L. Juker, Councilmember	Present
MaryLee Maida, Councilmember	Present

C. PUBLIC HEARING

1. 1984 Budget

- a. Mayor Greavu convened the meeting for a public hearing regarding the adoption of the 1984 Budget.
- b. Manager Evans presented the 1984 Budget.
- c. Mayor Greavu called for proponents. None were heard.
- d. Mayor Greavu called for opponents. The following were heard:  
Mr. Wesley Tobin, 1930 Kingston.
- e. Mayor Greavu closed the public hearing.
- f. Mayor Greavu introduced the following resolution and moved its adoption:

83 - 9 -

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MINNESOTA, that the budget for 1984 is hereby adopted with the following appropriations for each department and fund:

General Fund:	
General Government	\$ 736,180
Finance	193,180
City Clerk	157,760
Public Safety	2,735,080
Public Works	968,250
Community Services	710,930
Community Development	260,620
	<hr/>
	\$ 5,762,000

Hydrant Charge Fund:	
Public Works	62,160
Sewer Fund:	
City Clerk	172,140
Public Works	1,930,680
V.E.M. Fund:	
Public Works	314,150
Park Development Fund:	
Community Services	71,500
Debt Service Funds	214,360
Speical Assessment Fund--Debt	
Service Accounts	2,776,210
Total	<u>\$11,345,560</u>

BE IT FURTHER RESOLVED, that all budget changes shall require City Council approval except for budget transfers of up to \$1,500 between accounts with the same department and fund which shall be implemented upon approval by the City Manager.

BE IT FURTHER RESOLVED, that authorization is hereby given to transfer \$200,000 of revenue sharing monies to the General Fund to partly finance the contracts between the City and its three fire departments: Gladstone, Parkside and East County Line.

Seconded by Councilmember Maida.

Ayes - Mayor Greavu, Councilmembers Anderson, Bastian and Maida.  
Councilmember Juker abstained.

g. Councilmember Maida introduced the following resolution and moved its adoption:

83 - 9 -

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MAPLEWOOD, MINNESOTA, that:

1. The following amounts of taxes be levied for 1983, payable in 1984, upon the taxable property in said City of Maplewood, for the following purposes:

General Fund	\$4,073,700
Debt Service Funds	175,900
Special Assessment Fund	141,000
Total Levy	<u>\$4,390,600</u>

2. There is on hand in the following sinking funds excess amounts as indicated after each fund and such shall be used to pay on the appropriate obligations of the City:

Description	
1964 Consolidated Improvement Bonds	\$ 45,700
1965 Municipal Building Bonds	917
1965 General Obligation Imp. Bonds	17,000
1966 General Obligation Imp. Bonds	24,000
1967 General Obligation San.Swr. Bonds	2,800
1967 General Obligation Imp. Bonds	9,900
1968 Improvement Bonds	6,500
1969 General Obligation Imp. Bonds	35,500
1971 General Obligation Imp. Bonds	65,000

1972 General Obligation Imp. Bonds - Series 1	5,300
1972 General Obligation Imp. Bonds - Series 2	3,200
1973 Improvement Bonds	98,600
1975 General Obligation Imp. Bonds	75,000
1976 General Obligation Imp. Bonds	130,500
1977 General Obligation Imp. Bonds - Series 1	28,100
1977 General Obligation Imp. Bonds - Series 2	76,000
1979 General Obligation Imp. Bonds	52,000
Total	<u>\$676,017</u>

In accordance with Minnesota Statutes 475.61 and 273.13, Subd. 19 (3), (a), (b), (c) and Chapter 297a and Chapter 162 of Minnesota Statutes, the County Auditor of Ramsey County is hereby authorized and directed to reduce by the amounts above mentioned the tax that would be otherwise included in the rolls for the year 1983 and collectible in 1984.

3. It has been determined that the following bond issues have insufficient projected assets to meet projected liabilities, as required by State Statute, and the original resolution levying ad-valorem taxes must be increased in the following amount:

<u>Description</u>	<u>Increase In Levy</u>
1970 General Obligation Improvement Bonds	\$ 13,700
1977 Public Works Building Bonds	2,100
1980 Fire Station Bonds	300
Total	<u>\$ 16,100</u>

4. Changes set forth in sections one (1) and two (2) above result in a net reduction of \$659,917 and are summarized and hereby adopted as Schedule "A". Such amounts shown are the total amounts to be spread on the rolls in 1983 and collectible in 1984 for each of the bond issues shown, including the reductions and increases in levy amounts set forth in sections one (1) and two (2) above.
5. The City Clerk is hereby authorized and directed to furnish a copy of this resolution to the County Auditor of Ramsey County forthwith.

#### BONDS & INTEREST LEVIES COLLECTIBLE 1984

BOND ISSUES	Prin. Amount	Date	Code No.	Per Bond Register	Amount Levied
Consolidated Improvement	\$ 975M	12/1/64	509	\$ 45,700	\$ -0-
Municipal Building	175M	5/1/65	301	16,317	15,880
General Obligation Improvement	835M	12/1/65	509	17,000	-0-
General Obligation Improvement	750M	12/1/66	509	24,000	-0-
General Obligation Imp. San. Sewer	645M	7/1/67	503	12,000	9,200

General Obligation Improvement	450M	12/1/67	504	12,000	2,100
General Obligation Improvement	380M	12/1/68	505	12,000	2,100
*General Obligation Improvement	1,980M	12/1/69	514	45,000	9,500
**General Obligation Improvement	605M	12/1/70	521	10,000	23,700
*General Obligation Improvement	1,740M	8/1/71	514	65,000	-0-
State Aid Bonds	540M	8/1/71	302	-0-	-0-
General Obligation Improvement	1,090M	5/1/72	510	30,000	24,700
General Obligation Improvement	670M	12/1/72	511	30,000	26,800
General Obligation Improvement	2,175M	7/1/73	513	98,600	-0-
**General Obligation Improvement	1,240M	11/1/74	521	45,000	45,000
**General Obligation Improvement	1,360M	12/1/75	521	75,000	-0-
**General Obligation Improvement	1,990M	5/1/76	521	130,500	-0-
General Obligation Improvement-Series 1	3,730M	4/1/77	519	28,100	-0-
Public Works Building Bonds	995M	4/1/77	303	77,100	79,200
General Obligation Improvement-Series 2	3,815M	10/1/77	520	76,000	-0-
General Obligation Bonds - 1979	825M	8/1/79	522	52,000	-0-
Fire Station Bonds	470M	8/1/80	304	81,000	81,300
				<u>\$976,817</u>	<u>\$316,900</u>

\*Tax Levies Pledged to Redeem G.O. Refunding Improvement Bonds 1974

\*\*Tax Levies Pledged to Redeem G.O. Refunding Improvement Bonds 1977

Seconded by Mayor Greavu

Ayes - Mayor Greavu, Councilmembers Anderson, Bastian and Maida.

Councilmember Juker abstained.

D. ADJOURNMENT

5:18 P.M.

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City Clerk

MINUTES OF MAPLEWOOD CITY COUNCIL  
5:00 P.M., Thursday, October 20, 1983  
Council Chambers, Municipal Building  
Meeting No. 83-25

A. CALL TO ORDER

A special meeting of the City Council of Maplewood, Minnesota, was held in the Council Chambers, Municipal Building and was called to order at 5:05 P.M by Mayor Greavu.

B. ROLL CALL

John C. Greavu, Mayor	Present
Norman G. Anderson, Councilmember	Absent
Gary W. Bastian, Councilmember	Present
Frances L. Juker, Councilmember	Present
MaryLee Maida, Councilmember	Present

C. NEW BUSINESS

1. Junction Avenue - Tax Forfeited Property

- a. Manager Evans presented the staff report.
- b. Councilmember Maida introduced the following resolution and moved its adoption:

83 - 10 -

WHEREAS, Lot 1, Block 2, Hills and Dales Addition is located within the City of Maplewood;

WHEREAS, the City of Maplewood has been informed that Lot 1, Block 2, Hills and Dales Addition is presently classified as tax forfeited land;

WHEREAS, the City of Maplewood informed the County of Ramsey in 1971, that said Lot 1, Block 2, Hills and Dales Addition was and is being utilized for drainage and ponding for the benefit of the public;

WHEREAS, Lot 1, Block 2, Hills and Dales Addition is presently utilized for drainage and ponding for the benefit of the public;

WHEREAS, the City of Maplewood has been informed that the County of Ramsey is presently considering the sale of said Lot 1, Block 2, Hills and Dales Addition to a private individual;

WHEREAS, the said sale of Lot 1, Block 2, Hills and Dales Addition may jeopardize and interfere with the public use of said ponding and drainage on said property;

WHEREAS, the City of Maplewood requests that the said Lot 1, Block 2, Hills and Dales Addition be withdrawn by the County of Ramsey from the sale for purposes of continued drainage and ponding;

NOW, THEREFORE, BE IT RESOLVED, that the City of Maplewood hereby requests that the County of Ramsey withdraw Lot 1, Block 2, Hills and Dales Addition, tax forfeited land, from the sale and that County of Ramsey issue a recommendation to the Commissioner of Revenue that said tax forfeited parcel be conveyed to

the City of Maplewood for ponding and drainage purposes.

Seconded by Councilmember Bastian. Ayes - all.

2. Authorization to Hire Police Officers

a. Manager Evans presented the staff report.

b. Councilmember Bastian moved to waive the moratorium on hiring and to authorize staff to hire two (2) police officers.

Seconded by Councilmember Juker. Ayes - all.

D. ADJOURNMENT

5:12 P.M.

\_\_\_\_\_  
City Clerk

MINUTES OF MAPLEWOOD CITY COUNCIL  
7:00 P.M., Monday October 24, 1983  
Council Chambers, Municipal Building  
Meeting No. 83-26

A. CALL TO ORDER

A regular meeting of the City Council of Maplewood, Minnesota, was held in the Council Chambers, Municipal Building and was called to order at 7:00 P.M. by Mayor Greavu.

B. ROLL CALL

John C. Greavu, Mayor	Present
Norman G. Anderson, Councilmember	Present
Gary W. Bastian, Councilmember	Present
Frances L. Juker, Councilmember	Present
MaryLee Maida, Councilmember	Present

C. APPROVAL OF MINUTES

1. Minutes of Meeting No. 83-20 (August 22, 1983)

Councilmember Juker moved to approve the Minutes of Meeting No. 82-20 (August 20, 1983) as submitted.

Seconded by Councilmember Anderson.      Ayes - Councilmembers Anderson, Bastian and Juker.  
Nays - Councilmember Maida.  
Mayor Greavu abstained.

D. APPROVAL OF AGENDA

Mayor Greavu moved to approve the agenda as amended:

1. Medic Vans
2. Larpenteur and Century
3. Reconsideration - Parking
4. Bell Telephone Company
5. Sewer Bills
6. Fingerprinting
7. Battle Creek Park

Seconded by Councilmember Bastian.      Ayes - all.

E. CONSENT AGENDA

Councilmember Bastian moved, seconded by Mayor Greavu, Ayes all, to approve the Consent Agenda Items 1 through 4 as recommended:

1. Accounts Payable

Approved the accounts (Part I, Fees, Services and Expenses - Check Register dated October 12, 1983 and October 13, 1983 - \$357,363.29; Part II - Payroll - Checks dated October 7, 1983 - \$56,606.61) in the amount of \$413,969.90.

## 2. Certification of Weed Cutting Accounts

Resolution No. 83-10-

RESOLVED, that the City Clerk is hereby authorized and directed to certify to the Auditor of Ramsey County the attached list of delinquent weed cutting charges said list made a part herein for certification against the tax levy of said property owners for the year 1983, collectible in 1984 and which listing includes interest at the rate of eight (8) percent on the total amount for the year.

57 67900 281 15	\$ 31.32
57 29810 090 27	\$ 39.96

## 3. Resolution on Election Judges

Resolution No. 83-10-

RESOLVED, that the City Council of Maplewood, Minnesota, accepts the following list of Election Judges for the 1983 General Election, Tuesday, November 8, 1983:

### Precinct No. 1

Eleanor Mathews  
Lorraine Schneider  
Patricia Blanck  
Agnes Allen

### Precinct No. 2

Pat Thompson  
Evelyn Axdahl  
Kathleen Dittel  
Bea Hendricks

### Precinct No. 3

Barb Leiter  
Lynette Leonard  
Betty Emerson  
Alice Miller

### Precinct No. 4

Caroline Warner  
Joyce Lipinski  
marjory Tooley  
Elsie Wiegert

### Precinct No. 5

Jeanne Hafner  
Emma Klebe  
Sibbie Sandquist  
Phyllis Erickson

### Precinct No. 7

Margaret Wolszon  
Myrtle Malm  
Betty Haas  
Wyman Hagemen

### Precinct No. 8

Jean Myers  
Lorraine Fischer  
Rita Frederickson  
Betty Berglund

### Precinct No. 9

Ida Szezepanski  
Mary Johnson  
Dolores Mallet

### Precinct No. 10

Anne Fosburgh  
Dorothy Arbore  
Pat Werden  
Mary Lou Lieder

### Precinct No. 11

Delores Lofgren  
Maxine Olson  
Shirley Luttrell  
Margaret McDonald

Precinct No. 6

Kathy Supan  
Linda Prigge  
Judy Widholm  
Joyce Schmidt

Precinct No. 12

Mary Libhardt  
Audrey Duellman  
Doloris Fastner  
Mildred Dehen

#### 4. Traffic Signal Agreement

Resolution No. 83-10

BE IT RESOLVED that the City of Maplewood enter into an agreement with the State of Minnesota, Department of Transportation for the following purposes, to wit:

To provide a flashing yellow beacon with an advanced traffic signal warning sign in advance of the traffic control signal on Trunk Highway No. 36 at English Street in accordance with the terms and conditions set forth and contained in Supplemental Agreement No. 1 to Agreement No. 61159, a copy of which was before the Council.

BE IT FURTHER RESOLVED that the proper City officers be and hereby are authorized to execute such agreement, and thereby assume for and on behalf of the City all of the contractual obligations contained therein.

#### F. PUBLIC HEARINGS

##### 1. Code Amendment: Mobile Homes 7:00 P.M.

a. Mayor Greavu convened the meeting for a public hearing regarding an amendment to the zoning ordinance to require HUD certification for Mobile Homes in residential districts, require moving permits for previously lived in Mobile Homes that are to be located in residential districts and adopt the State's definition for mobile homes.

b. Manager Evans presented the staff report.

c. Commissioner Duane Prew presented the Planning Commission recommendation:

"Commissioner Sletten moved the Planning Commission recommend to the City Council approval of the ordinances amending the zoning ordinance regarding mobile homes.

Commissioner Pellish seconded. Ayes - Commissioner Barrett, Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb."

d. Mayor Greavu called for proponents. None were heard.

e. Mayor Greavu called for opponents. None were heard.

f. Mayor Greavu closed the public hearing.

g. Mayor Greavu moved first reading of an amendment to the zoning ordinance to require HUD certification for mobile homes in residential districts, require moving permits for previously lived in mobile homes that are to be located in residential districts and adopt the State's definition for mobile homes.

Seconded by Councilmember Maida.

Ayes - all.

G. AWARD OF BIDS

None.

H. UNFINISHED BUSINESS

1. Ordinance on Mayor and Council Salaries - 2nd Reading

- a. Manager Evans presented the staff report.
- b. Councilmember Anderson introduced the following ordinance and moved its adoption:

ORDINANCE NO.

AN ORDINANCE AMENDING SECTION 2-23  
OF THE MAPLEWOOD CODE

THE CITY COUNCIL OF MAPLEWOOD DOES HEREBY ORDAIN AS FOLLOWS:

Section 1.

The section 2-23 of the Maplewood Code of Ordinances is hereby amended to read as follows:

Pursuant to Section 415.11 of Minnesota Statutes, the salary of the Mayor is hereby established as \$375.00 per month, and the salary of each member of the Council is established at \$300.00 per month, effective January 1, 1984 to December 31, 1984; and thereafter, the mayor's salary is established at \$400.00 per month and the salary of each Councilmember is established at \$325.00 per month, effective January 1, 1985 to December 31, 1985.

This ordinance shall take effect and be in force from and after its passage and publication, as provided by law.

Seconded by Mayor Greavu.                      Ayes - all.

2. Settlement - Davidson

- a. Manager Evans presented the staff report.
- b. Councilmember Maida moved to authorize payment of \$1,500.00 as settlement agreement for the Davidson vs. City of Maplewood discrimination claim.

Seconded by Councilmember Anderson.                      Ayes - Mayor Greavu, Councilmembers  
Anderson, Juker and Maida.  
Nays - Councilmember Bastian.

I. NEW BUSINESS

1. Code Amendment - Multiple Dwelling Signs

- a. Manager Evans presented the staff report.
- b. Board Member Tom Deans presented the Community Design Review Board recommendation.

c. Mr. David Briggs, Bennington Woods, spoke regarding the proposal.

d. Councilmember Juker moved to refer this matter to staff for further investigation.

Seconded by Councilmember Maida.

Ayes - all.

2. Request for Meeting with Parks and Recreation Commission

a. Manager Evans presented the staff report.

b. Council scheduled a joint meeting with the Council and the Park and Recreation Commission for Monday, November 21, 1983 at 7:00 P.M.

3. Negotiations on Purchase of School Property

a. Manager Evans presented the staff report.

b. Director of Community Services Bob Odegard explained the specifics of the proposal.

c. Councilmember Bastian moved to authorize negotiations for the purchase of the property at Hillside Jr. High as presented with the stipulation that the property is negotiated as two separate parcels and that Staff discuss the use with the Mounds Park Academy which has leased Hillside Jr. High.

Seconded by Councilmember Juker.

Ayes - all.

J. VISITOR PRESENTATIONS

None.

K. COUNCIL PRESENTATIONS

1. Medic Vans

a. Councilmember Juker stated two of the Medic Vans seem to be in need of replacing and could a fund be established to buy new ones.

b. No action taken.

2. Larpenteur and Century

a. Councilmember Juker questioned if flashing lights or something could be installed at the intersection of Larpenteur and Century Avenues to solve the problem of being able to see the intersection.

b. Staff to investigate. A possibility would be to relocate the street light.

3. Reconsideration - Parking Ordinance

a. Councilmember Anderson moved reconsideration of the Parking Lot Ordinance passed on October 10, 1983 as he feels 20' x 10' parking stalls should be still required.

Seconded by Mayor Greavu.

Ayes - all.

4. Bell Telephone Company

a. Councilmember Anderson questioned if Bell Telephone Company doesn't have to repair and clean areas that they excavate.

b. Staff stated the telephone company has to replace and repair just as any other contractor.

5. Sewer Bills

a. Councilmember Bastian stated he had received calls from residents regarding receiving their sewer bills late and questioned when they are normally sent.

b. Staff stated bills are sent out as close to the 5th of each month as possible.

c. No action taken.

6. Fingerprinting

a. Councilmember Bastian stated the Chamber allocated funds to buy the cards necessary to fingerprint children from the ages of 1 year to 6 years. This would be for identification purposes. He has already talked to the Director of Public Safety about this matter and was assured full cooperation.

L. ADMINISTRATIVE PRESENTATIONS

1. Ramsey County - Battle Creek Park

a. Manager Evans stated Ramsey County has forwarded a resolution informing the City of what they will be responsible for as far as the costs for Battle Creek park.

b. Council would like to meet with the Ramsey County Board of Commissioners.

M. ADJOURNMENT

8:40 P.M.

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City Clerk

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
186100	11/03/83	172.66-	BLUE CROSS	INSURANCE
186100	11/03/83	172.66 .00 *	BLLE CROSS	INSURANCE
*****				
28550	11/03/83	277.44-	MN MUTUAL LIFE INS	INSURANCE
28550	11/03/83	277.44 .00 *	MN MUTUAL LIFE INS	INSURANCE
*****				
285502	11/03/83	4,453.30	MN STATE TREASURER	MOTOR VEH LIC PBL
285502	11/03/83	197.00 4,650.30 *	MN STATE TREASURER	DRIVERS LIC FBL
*****				
285540	11/03/83	320.94	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	2,269.16	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	342.58	MN MUTUAL LIFE INS	IASURANCE
285540	11/03/83	555.70	PN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	142.30	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	3.60	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	2.25	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	142.33	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	130.82	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	10.82	PN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	52.61	PN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	52.61	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	533.19	PN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	2,508.92	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	184.66	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	277.44	MN MUTUAL LIFE INS	IASURANCE
285540	11/03/83	236.34	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	12.62	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	534.31	PN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	239.64	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	3.60	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	76.32	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	443.56	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	65.51	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	61.60	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	247.22	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	3.60	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	123.60	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	145.12	PA MUTUAL LIFE INS	INSURANCE
285540	11/03/83	21.83	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	465.40	MN MUTUAL LIFE INS	INSURANCE
285540	11/03/83	29.05 10,239.25 *	PN MUTUAL LIFE INS	INSURANCE
*****				
285889	11/03/83	217,616.45	T A SCHIFSKY	CONTRACT FYM

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		217,616.45 *		
*****				
285K86	11/03/83	3,410.70 3,410.70 *	WAYNE HERR CONST	REFUND
*****				
286100	11/03/83	236.11	BLUE CROSS	INSURANCE
286100	11/03/83	746.72	BLUE CROSS	INSURANCE
286100	11/03/83	32.11	BLUE CROSS	INSURANCE
286100	11/03/83	64.22	BLUE CROSS	INSURANCE
286100	11/03/83	40.14	BLUE CROSS	INSURANCE
286100	11/03/83	32.11	BLUE CROSS	INSURANCE
286100	11/03/83	273.08	BLUE CROSS	INSURANCE
286100	11/03/83	128.44	BLUE CROSS	INSURANCE
286100	11/03/83	152.52	BLUE CROSS	INSURANCE
286100	11/03/83	177.63	BLUE CROSS	INSURANCE
286100	11/03/83	19.27	BLUE CROSS	INSURANCE
286100	11/03/83	172.66	BLUE CROSS	INSURANCE
286100	11/03/83	249.40	BLUE CROSS	INSURANCE
286100	11/03/83	577.32	BLUE CROSS	INSURANCE
286100	11/03/83	337.30	BLUE CROSS	INSURANCE
286100	11/03/83	120.01	BLUE CROSS	INSURANCE
286100	11/03/83	217.29	BLUE CROSS	INSURANCE
286100	11/03/83	217.29	BLUE CROSS	INSURANCE
286100	11/03/83	96.33	BLUE CROSS	INSURANCE
286100	11/03/83	64.22	BLUE CROSS	INSURANCE
286100	11/03/83	184.23	BLUE CROSS	INSURANCE
286100	11/03/83	240.02	BLUE CROSS	INSURANCE
		4,378.42 *		
*****				
286472	11/03/83	5,525.00	PETRO WASTE CONTROL	SAC PBL
286472	11/03/83	55.25-	PETRO WASTE CONTROL	SAC PBL
		5,469.75 *		
*****				
286502	11/03/83	2,509.75	MN STATE TREASURER	MOTOR VEH LIC P
286502	11/03/83	157.00	MN STATE TREASURER	DRIVERS LIC PBL
		2,666.75 *		
*****				
286742	11/03/83	80.00 80.00 *	CLERK OF DIS CRT	CNTY DRIVERS LIC
*****				
286K85	11/03/83	44.26 44.26 *	NEWARK ELECTR	SUPPLIES
*****				

11

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
287K88	11/03/83	.50 .50 *	MINKE BRIAN	REFUND
*****				
290502	11/03/83	3,854.95	MN STATE TREAS	MOTOR VEH LIC PBL
290502	11/03/83	211.00	MN STATE TREAS	DRIVERS LIC PBL
		4,065.95 *		
*****				
290676 *	11/03/83	550.00 550.00 *	CLD LOG THEATRE	PROG SUPPLIES
*****				
290710	11/03/83	1,500.00 1,500.00 *	POSTMASTER	POSTAGE
*****				
290K83 *	11/03/83	738.00 738.00 *	STCNEWINGS RESTR	PROG SUPPLIES
*****				
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	37.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	37.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
290K84	11/03/83	12.50	CHAMPLIN CITY OF	TRAVEL TRAINING
		150.00 *		
*****				
291502	11/03/83	6,673.93	MN STATE TREAS	MOTOR VEH LIC PBL
291502	11/03/83	199.00	MN STATE TREAS	DRIVERS LIC PBL
		6,872.93 *		
*****				
291K87	11/03/83	22,335.74 22,335.74 *	MIDWEST PAVING	SEALCOAT
*****				
292502	11/03/83	4,960.90	MN STATE TREAS	MOTOR VEH LIC PBL
292502	11/03/83	186.00	MN STATE TREAS	DRIVERS LIC PBL
		5,146.90 *		
*****				
293031	11/03/83	30.00	PENN CNTY DIVISION	TRAVEL TRAINING

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		30.00 *		
*****				
293502	11/03/83	4,695.75	MN STATE TREAS	MOTOR VEH LIC PBL
293502	11/03/83	.137.00	MN STATE TREAS	DRIVERS LIC PBL
		4,832.75 *		
*****				
293504	11/03/83	550.44	MN ST TREAS SURTAX	SURTAX PEL
293504	11/03/83	11.01-	MN ST TREAS SURTAX	SURTAX PEL
		539.43 *		
*****				
293557	11/03/83	3,458.02	MN ST TREAS PERA	PERA PBL
293557	11/03/83	2,553.12	MN ST TREAS PERA	PERA PBL
293557	11/03/83	18.22	MN ST TREAS PERA	PERA PBL
293557	11/03/83	44.33	MN ST TREAS PERA	PERA PBL
293557	11/03/83	29.71	MN ST TREAS PERA	PERA PBL
293557	11/03/83	100.76	MN ST TREAS PERA	PERA PBL
293557	11/03/83	173.40	MN ST TREAS PERA	PERA PBL
293557	11/03/83	191.61	MN ST TREAS PERA	PERA PBL
293557	11/03/83	38.18	MN ST TREAS PERA	PERA PBL
293557	11/03/83	67.02	MN ST TREAS PERA	PERA PBL
293557	11/03/83	147.16	MN ST TREAS PERA	PERA PBL
293557	11/03/83	364.51	MN ST TREAS PERA	PERA PBL
293557	11/03/83	3,969.91	MN ST TREAS PERA	PERA PBL
293557	11/03/83	360.42	MN ST TREAS PERA	PERA PBL
293557	11/03/83	282.94	MN ST TREAS PERA	PERA PBL
293557	11/03/83	142.90	MN ST TREAS PERA	PERA PBL
293557	11/03/83	209.27	MN ST TREAS PERA	PERA PBL
293557	11/03/83	129.57	MN ST TREAS PERA	PERA PBL
293557	11/03/83	559.88	MN ST TREAS PERA	PERA PBL
293557	11/03/83	316.55	MN ST TREAS PERA	PERA PBL
293557	11/03/83	33.36	MN ST TREAS PERA	PERA PBL
293557	11/03/83	197.41	MN ST TREAS PERA	PERA PBL
293557	11/03/83	306.00	MN ST TREAS PERA	PERA PBL
293557	11/03/83	69.88	MN ST TREAS PERA	PERA PBL
293557	11/03/83	126.78	MN ST TREAS PERA	PERA PBL
293557	11/03/83	95.11	MN ST TREAS PERA	PERA PBL
293557	11/03/83	64.76	MN ST TREAS PERA	PERA PBL
293557	11/03/83	49.58	MN ST TREAS PERA	PERA PBL
293557	11/03/83	65.96	MN ST TREAS PERA	PERA PBL
293557	11/03/83	16.66	MN ST TREAS PERA	PERA PBL
293557	11/03/83	378.39	MN ST TREAS PERA	PERA PBL
293557	11/03/83	119.80	MN ST TREAS PERA	PERA PBL
		14,681.17 *		
*****				
293742	11/03/83	71.50	CLERK OF DISTR CRT	CNTY DRIVERS LIC
		71.50 *		
*****				

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
293F60	11/03/83	36,302.00-	LEAGUE OF MN CITIES	WORKERS COMP
293F60	11/03/83	54,454.00	LEAGUE OF MN CITIES	WORKERS COMP
		18,152.00 *		
*****				
294502	11/03/83	3,202.50	MN STATE TREASURER	MOTOR VEH LIC P
294502	11/03/83	243.00	MN STATE TREASURER	DRIVERS LIC FBL
		3,445.50 *		
*****				
297015	11/03/83	325.75	AFSCME	UNION DUES PBL
297015	11/03/83	5.32	AFSCME	UNION DUES PBL
		331.07 *		
*****				
297153	11/03/83	13,192.00	CTY CNTY EMPL	CREDIT UNION PBL
		13,192.00 *		
*****				
297330	11/03/83	761.54	ICPA	DEFERRED COMP
297330	11/03/83	102.96	ICPA	DEFERRED COMP
		864.50 *		
*****				
297373	11/03/83	145.00	ROSEMARY KANE	P/R DEDUCTION
		145.00 *		
*****				
297453	11/03/83	13,428.11	MAPLEWOOD ST BANK	FWT PBL
297453	11/03/83	187.50	MAPLEWOOD ST BANK	SAVINGS BONDS P
		13,615.61 *		
*****				
297470	11/03/83	21.00	METRO SUPERVISORY	UNION DUES PBL
		21.00 *		
*****				
297502	11/03/83	3,729.75	MN STATE TREASURER	MOTOR VEH LIC P
297502	11/03/83	2,666.25	MN STATE TREAS	MOTOR VEH LIC P
297502	11/03/83	48.00	MN STATE TREAS	DNR LIC FBL
297502	11/03/83	23.00	MN STATE TREAS	DNR LIC FBL
297502	11/03/83	225.00	MN STATE TREASURER	DRIVERS LIC FBL
297502	11/03/83	180.00	MN STATE TREAS	DRIVERS LIC PBL
		6,872.00 *		
*****				

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
297520	11/03/83	273.70 273.70 *	PA BENEFIT ASSA	CCT REMITTANCE
*****				
297556	11/03/83	360.00	MN MUTUAL LIFE INS	INSURANCE
297556	11/03/83	300.00 660.00 *	MN ST RETIREMENT	DEFERRED COMP
*****				
297559	11/03/83	7,167.65	MN ST TREASURER	S/S PBL
297559	11/03/83	7,167.65 14,335.30 *	MN ST TREASURER	S/S PBL
*****				
297870	11/03/83	8,150.98 8,150.98 *	MN ST COMM REVENUE	SWT FBL
*****				
297939	11/03/83	130.00 130.00 *	UNIV OF MINNESOTA	TRAVEL TRAINING
*****				
297973	11/03/83	192.39 192.39 *	WISC DEPT OF REV	SWT FBL
*****				
298232	11/03/83	1,000.00 1,000.00 *	EMP BENEFIT	DENTAL INS PBL
*****				
298466	11/03/83	9.00 9.00 *	PETRO AREA MGF ASSA	TRAVEL TRAINING
*****				
298502	11/03/83	4,078.50	MN ST TREASURER	MOTOR VEH LIC PI
298502	11/03/83	79.00 4,157.50 *	PINN ST TREASURER	DRIVERS LIC PBL
*****				
299502	11/03/83	3,139.50	MN STATE TREASURER	MOTOR VEH LIC PI
299502	11/03/83	137.00 3,276.50 *	MN STATE TREASURER	DRIVERS LIC PBL
*****				
299758	11/03/83	54.00	RAMSEY CNTY CONCIL	AMB BILLINGS

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		54.00 *		
*****				
299K81	11/03/83	20.00 20.00 *	WALKER MARY	REFUND
*****				
300502	11/03/83	4,142.00	MN STATE TREAS	MOTOR VEH LIC PBL
300502	11/03/83	97.00 4,239.00 *	MN STATE TREAS	DRIVERS LIC PBL
*****				
300742	11/03/83	62.50 62.50 *	CLERK OF DISTR CRT	CNTY DRIVERS LIC
*****				
301502	11/03/83	3,928.18	MN ST TREASURER	MOTOR VEH LIC PBL
301502	11/03/83	227.00 4,155.18 *	MN ST TREASURER	DRIVERS LIC PBL
*****				
301748	11/03/83	6,825.80	DIRECTOR PROP TAX	SPEC ASSESSMNTS
301748	11/03/83	10,327.49 17,153.29 *	DIRECTOR PROP TAX	SPEC ASSESSMNTS
*****				
301K80	11/03/83	1,500.00	DAVIDSON DENNIS	LEGAL SETTLEMNT
301K80	11/03/83	1,500.00-	DAVIDSON DENNIS	LEGAL SETTLEMNT
301K80	11/03/83	1,500.00 1,500.00 *	DAVIDSON DENNIS	LEGAL SETTLEMNT
*****				
301K82	11/03/83	80.00 80.00 *	CARVER KENNETH	REFUND
*****				
304502	11/03/83	7,993.40	MN STATE TREASURER	MOTOR VEH LIC PBL
304502	11/03/83	182.50 8,175.90 *	MN STATE TREASURER	DRIVERS LIC PBL
*****				
304550	11/03/83	80.00 80.00 *	MN PARKS REC ASSN	TRAVEL TRAINING
*****				
318003	11/07/83	100.00	A-JAX POWER BRAKE IN	SUPPLIES VEH

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		100.00 *		
*****				
318009	11/07/83	21.69	ACRO-MINNESOTA INC	OFFICE SUPPLIE
318009	11/07/83	81.91	ACRO-MINNESOTA INC	OFFICE SUPPLIE
		103.60 *		
*****				
318046	11/07/83	60.00	AQUAZYME MIDWEST	CHEMICAL TOILE
		60.00 *		
*****				
318052	11/07/83	15.25	ARNALS AUTO SERVICE	REPAIR MAINT
318052	11/07/83	112.90	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	22.50	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	376.46	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	168.05	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	21.75	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	445.11	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	166.90	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	80.30	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	21.75	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	223.65	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	112.90	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	26.00	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	20.00	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	111.55	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	464.76	ARNALS AUTO SERVICE	REPAIR MAINT VE
318052	11/07/83	30.15	ARNALS AUTO SERVICE	REPAIR MAINT VE
		2,419.98 *		
*****				
318059	11/07/83	5.00	ARTSIGN	OFFICE SUPPLIES
		5.00 *		
*****				
318070	11/07/83	190.50	AUTOMATIC VOTING MAC	REPAIR MACHINES
		190.50 *		
*****				
318080	11/07/83	16.20	BATTERY + TIRE WHSE	SUPPLIES VEH
		16.20 *		
*****				
318087	11/07/83	27.02	BELL INDUSTRIES	SUPPLIES
		27.02 *		
*****				

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CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318089	11/07/83	336.72 336.72 *	BERG-TORSETH INC	SUPPLIES VEH
*****				
318097	11/07/83	220.83	BILL BOYER FORD	SUPPLIES VEH
318097	11/07/83	9.94	BILL BOYER FORD	SUPPLIES VEH
		230.77 *		
*****				
318103	11/07/83	51.10	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	25.03	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	90.60	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	25.03	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	44.56	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	18.32	BOARD OF WATER COMM	UTILITIES
318103	11/07/83	292.61	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	93.46	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	24.08	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	551.59	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	19.75	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	38.07	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	106.80	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	35.02	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	547.20	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	90.09	BOARD OF WATER COMM	CONTRACT PYM
318103	11/07/83	61.28	BOARD OF WATER COMM	CONTRACT PYM
		2,114.59 *		
*****				
318108	11/07/83	109.25 109.25 *	BRAD RAGEN INC	SUPPLIES VEH
*****				
318115	11/07/83	7.35	BROWN PHOTO	SUPPLIES PRG
318115	11/07/83	14.70	BROWN PHOTO	SUPPLIES PRG
		22.05 *		
*****				
318132	11/07/83	22.18 22.18 *	CAPITOL SUPPLY CO	SUPPLIES FRGE
*****				
318141	11/07/83	16.32 16.32 *	CASE-POWER-EQUIP	SUPPLIES VEH
*****				
318165	11/07/83	236.48	COLLINS ELECTRICAL C	REPAIR PAINT

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318165	11/07/83	33.05 269.53 *	COLLINS ELECTRICAL C	REPAIR MAINT
*****				
318175	11/07/83	189.16 189.16 *	COPY DUPLICATING PRO	DUPLICATING
*****				
318177	11/07/83	49.69 49.69 *	COPY EQUIPMENT	OFFICE SUPPLIES
*****				
318194	11/07/83	83.70 83.70 *	FAUST DANIEL F	TRAVEL TRAINING
*****				
318216	11/07/83	41.42-	DICTAPHONE CORP	REPAIR MAINT
318216	11/07/83	1,418.00	DICTAPHONE CORP	REPAIR MAINT
318216	11/07/83	41.42	DICTAPHONE CORP	REPAIR MAINT
		1,418.00 *		
*****				
318222	11/07/83	312.48 312.48 *	EASTMAN KODAK	TONER
*****				
318236	11/07/83	200.00 200.00 *	EVANS BARRY	VEH ALLOW NOV
*****				
318248	11/07/83	97.26 97.26 *	FLEXIBLE PIPE TOOL C	SUPPLIES VEH
*****				
318262	11/07/83	115.50 115.50 *	GENERAL OFFICE PRODU	SUPPLIES
*****				
318265	11/07/83	56.80 56.80 *	GENERAL TRADING	SUPPLIES
*****				
318269	11/07/83	2.32	GENUINE PARTS CO	SUPPLIES
318269	11/07/83	4.98	GENUINE PARTS CO	SUPPLIES
318269	11/07/83	9.84	GENUINE PARTS CO	SUPPLIES

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CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		17.14 *		
*****				
318276	11/07/83	19.00	GOODYEAR SERVICE STO	SUPPLIES VEH
318276	11/07/83	98.22	GOODYEAR SERVICE STO	SUPPLIES VEH
318276	11/07/83	91.22	GOODYEAR SERVICE STO	SUPPLIES VEH
		208.44 *		
*****				
318282	11/07/83	25.00	GOVT TRAINING SERVIC	TRAVEL TRAINING
318282	11/07/83	25.00	GOVT TRAINING SERVIC	TRAVEL TRAINING
		50.00 *		
*****				
318287	11/07/83	1.50	GREW JANET	OFFICE SUPPLIES
318287	11/07/83	11.87	GREW JANET	PROG SUPPLIES
318287	11/07/83	.75	GREW JANET	SUPPLIES
318287	11/07/83	15.91	GREW JANET	TRAVEL TRAINING
318287	11/07/83	5.22	GREW JANET	SUPPLIES
		35.25 *		
318288	11/07/83	4.30	GRUBERS HARDWARE HAN	SUPPLIES VEH
		4.30 *		
*****				
318302	11/07/83	55.00	HENNEPIN COUNTY CHIE	TRAVEL TRAINING
		55.00 *		
*****				
318332	* 11/07/83	32.50	IND SCHOOL DIST 622	PROG SUPPLIES
		32.50 *		
*****				
318348	11/07/83	68.40	INTL BUS MACHINES CO	OFFICE SUPPLIES
		68.40 *		
*****				
318361	* 11/07/83	108.90	J THOMAS ATHLETIC	SUPPLIES PROG
		108.90 *		
*****				
318384	11/07/83	86.97	KNOX LUMBER	SUPPLIES PROG
318384	11/07/83	68.35	KNOX LUMBER	SUPPLIES PROG
318384	11/07/83	66.63	KNOX LUMBER	SUPPLIES PROG
318384	11/07/83	3.87-	KNOX LUMBER	SUPPLIES PROG
		218.08 *		
*****				

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318395	11/07/83	1,496.25	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	67.50	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	67.50	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	590.62	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	590.63	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	22.50	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	22.50	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	11.25	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	180.00	LAIS BANNIGAN + KELL	CONTRACT FYM
318395	11/07/83	371.25	LAIS BANNIGAN + KELL	CONTRACT FYM
		3,420.00 *		
*****				
318401	11/07/83	70.00	LANG RICHARD	CANINE OFF ALLCO
		70.00 *		
*****				
318414	11/07/83	87.75	LEAGUE OF MN HUMAN R	SUBSCRIPTION
		87.75 *		
*****				
318417	11/07/83	11.61	LEES AUTO SUPPLY	SUPPLIES VEH
318417	11/07/83	35.25	LEES AUTO SUPPLY	SUPPLIES VEH
318417	11/07/83	26.48	LEES AUTO SUPPLY	SUPPLIES VEH
318417	11/07/83	14.94	LEES AUTO SUPPLY	SUPPLIES VEH
		88.28 *		
*****				
318452	11/07/83	310.00	MAPLEWOOD REVIEW	PUBLISHING
318452	11/07/83	168.70	MAPLEWOOD REVIEW	PUBLISHING
318452	11/07/83	23.28	MAPLEWOOD REVIEW	WANT AD
318452	11/07/83	14.00	MAPLEWOOD REVIEW	PUBLISHING
		515.98 *		
*****				
318477	11/07/83	70.00	METTLER DANIEL	CANINE OFFICER
		70.00 *		
*****				
318508	11/07/83	77.29	MINNESOTA COUNTY ATT	OFFICE SUPPLIES
		77.29 *		
*****				
318522	11/07/83	240.00	MN BLUEPRINT	SUPPLIES
		240.00 *		
*****				



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CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318658	11/07/83	3.53	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	3.53	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	2.40	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	117.89	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	528.03	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	104.87	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	88.99	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	6,105.09	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	93.17	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	82.08	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	111.72	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	267.96	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	87.65	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	121.62	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	42.22	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	78.37	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	31.76	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	89.34	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	24.99	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	26.75	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	77.98	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	4.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	24.06	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	4.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	13.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	62.52	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	4.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	19.70-	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	134.72	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	4.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	19.70	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	55.18	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	77.98-	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	4.25	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	145.67	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	138.40	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	19.70	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	77.98	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	364.60	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	46.26	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	214.26	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	15.16	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	78.99	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	178.17	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	63.04	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	155.08	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	70.33	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	8.07	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	153.60	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	166.68	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	83.71	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	211.50	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	20.22	NORTHERN STATES POWE	UTILITIES
318658	11/07/83	12.74	NORTHERN STATES POWE	UTILITIES
		11,648.89 *		

1983 CITY OF MAPLEWOOD

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CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
*****				
318660	11/07/83	57.93	NORTHWESTERN BELL TE	318660
318660	11/07/83	42.74	NORTHWESTERN BELL TE	318660
318660	11/07/83	30.80	NORTHWESTERN BELL TE	318660
318660	11/07/83	199.42	NORTHWESTERN BELL TE	318660
318660	11/07/83	37.07	NORTHWESTERN BELL TE	318660
318660	11/07/83	50.58	NORTHWESTERN BELL TE	318660
318660	11/07/83	5.47	NORTHWESTERN BELL TE	318660
318660	11/07/83	1,247.91	NORTHWESTERN BELL TE	TELEPHONE
318660	11/07/83	18.58	NORTHWESTERN BELL TE	318660
318660	11/07/83	53.01	NORTHWESTERN BELL TE	318660
318660	11/07/83	49.11	NORTHWESTERN BELL TE	318660
318660	11/07/83	36.63	NORTHWESTERN BELL TE	318660
318660	11/07/83	51.87	NORTHWESTERN BELL TE	318660
318660	11/07/83	23.30	NORTHWESTERN BELL TE	318660
318660	11/07/83	45.06	NORTHWESTERN BELL TE	318660
318660	11/07/83	38.90	NORTHWESTERN BELL TE	318660
318660	11/07/83	163.47	NORTHWESTERN BELL TE	318660
318660	11/07/83	38.90	NORTHWESTERN BELL TE	318660
318660	11/07/83	18.68	NORTHWESTERN BELL TE	318660
318660	11/07/83	50.55	NORTHWESTERN BELL TE	318660
318660	11/07/83	25.30	NORTHWESTERN BELL TE	318660
318660	11/07/83	19.32	NORTHWESTERN BELL TE	318660
318660	11/07/83	1,373.49	NORTHWESTERN BELL TE	318660
318660	11/07/83	27.45	NORTHWESTERN BELL TE	318660
318660	11/07/83	156.54	NORTHWESTERN BELL TE	318660
318660	11/07/83	39.67	NORTHWESTERN BELL TE	318660
318660	11/07/83	196.00	NORTHWESTERN BELL TE	318660
318660	11/07/83	89.30	NORTHWESTERN BELL TE	318660
318660	11/07/83	42.74	NORTHWESTERN BELL TE	318660
318660	11/07/83	40.61	NORTHWESTERN BELL TE	318660
318660	11/07/83	42.74	NORTHWESTERN BELL TE	318660
318660	11/07/83	39.67	NORTHWESTERN BELL TE	318660
318660	11/07/83	42.74	NORTHWESTERN BELL TE	318660
318660	11/07/83	121.55	NORTHWESTERN BELL TE	318660
318660	11/07/83	80.57	NORTHWESTERN BELL TE	318660
318660	11/07/83	39.67	NORTHWESTERN BELL TE	318660
318660	11/07/83	39.67	NORTHWESTERN BELL TE	318660
318660	11/07/83	18.78	NORTHWESTERN BELL TE	318660
318660	11/07/83	16.65	NORTHWESTERN BELL TE	318660
318660	11/07/83	42.21	NORTHWESTERN BELL TE	318660
318660	11/07/83	103.60	NORTHWESTERN BELL TE	318660
318660	11/07/83	67.95	NORTHWESTERN BELL TE	318660
318660	11/07/83	39.67	NORTHWESTERN BELL TE	318660
318660	11/07/83	43.17	NORTHWESTERN BELL TE	318660
		5,009.04 *		
*****				
318688	11/07/83	105.34	PARK MACHINE INC	REPAIR MAINT VEH
		105.34 *		
*****				

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CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318692	11/07/83	10.73 10.73 *	FAULSON AUTO SUPPLY	SUPPLIES
318693	11/07/83	11.97 11.97 *	PERSONAL COMPUTING	SUBSCRIPTION
318694	11/07/83	29.93 29.93 *	PETERSON, BELL + CONV	CONTRACT PYM
*****				
318702	11/07/83	74.00 74.00 *	FITNEY BOWES	CONTRACT PYM
*****				
318715	11/07/83	11.95 11.95 *	PRETTNER JOSEPH	TRAVEL TRAINING
*****				
318756	11/07/83	442.35	RAMSEY COUNTY TREASU	OFFICE SUPPLIES
318756	11/07/83	3,141.50	RAMSEY COUNTY TREASU	REPAIR MAINT
318756	11/07/83	179.16	RAMSEY COUNTY TREASU	CONTRACT PYM
		3,763.01 *		
*****				
318762	11/07/83	64.60 64.60 *	REEDS SALES + SERVIC	SUPPLIES
*****				
318768	11/07/83	64.00-	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	64.00	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	4.50	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	64.00	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	18.00	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	4.50	RICE STREET CAR WASH	REPAIR MAINT V
318768	11/07/83	4.50	RICE STREET CAR WASH	REPAIR MAINT V
		95.50 *		
*****				
318794	11/07/83	93.70 93.70 *	RYCO SUPPLY CO	REPAIR MAINT V
*****				
318798	11/07/83	39.60	S + T OFFICE PRODUCT	OFFICE SUPPLIE
318798	11/07/83	4.40	S + T OFFICE PRODUCT	OFFICE SUPPLIE
318798	11/07/83	65.38	S + T OFFICE PRODUCT	OFFICE SUPPLIE
318798	11/07/83	17.75	S + T OFFICE PRODUCT	OFFICE SUPPLIE
318798	11/07/83	22.00	S + T OFFICE PRODUCT	OFFICE SUPPLIE

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318798	11/07/83	20.74	S + T OFFICE PRODUCT	OFFICE SUPPLIES
318798	11/07/83	17.75	S + T OFFICE PRODUCT	OFFICE SUPPLIES
318798	11/07/83	22.00-	S + T OFFICE PRODUCT	OFFICE SUPPLIES
		165.62 *		
*****				
318802	11/07/83	1,762.09	SCHOELL + MADSON INC	CONTRACT FYM
		1,762.09 *		
*****				
318818	11/07/83	106.66	SHORT-ELLIOTT-HENDRI	CONTRACT FYM
318818	11/07/83	11,183.86	SHORT-ELLIOTT-HENDRI	CONTRACT FYM
318818	11/07/83	772.00	SHORT-ELLIOTT-HENDRI	CONTRACT FYM
		12,062.52 *		
*****				
318873	11/07/83	24.71	STATE OF MN	REPAIR MAINT
		24.71 *		
318874	11/07/83	160.18	STD SPRING & ALIGN	REPAIR MAINT V
		160.18 *		
*****				
318884	11/07/83	17.18	SUPERAMERICA	FUEL OIL
		17.18 *		
*****				
318889	11/07/83	1,548.60	T A SCHIFSKY	REPAIR MAINT
318889	11/07/83	904.40	T A SCHIFSKY	REPAIR MAINT
318889	11/07/83	1,055.60	T A SCHIFSKY	REPAIR MAINT
		3,508.60 *		
318890	11/07/83	97.06	TARGET STORES INC	SUPPLIES
		97.06 *		
318891 *	11/07/83	18.72	TAUBMAN DCUG	TRAVEL TRAININ
		18.72 *		
*****				
318897	11/07/83	80.00	TCUSLEY FCRD	REPAIR MAINT V
		80.00 *		
*****				
318900	11/07/83	3.75	THINGS REMEMBERED	OFFICE SUPPLIE
		3.75 *		
*****				
318902	11/07/83	138.35	TOLZ KING DUVALL	CONTRACT FYM

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318902	11/07/83	1,607.32	TOLZ KING DUVALL	CONTRACT FYM
318902	11/07/83	5,142.19	TCLZ KING DUVALL	CONTRACT FYM
		6,887.86 *		
318903	11/07/83	56.17	TOLL WELDING SUPPLY	SUPPLIES VEH
		56.17 *		
*****				
318910	11/07/83	355.78	TRUCK UTILITIES + MF	REPAIR MAINT VEH
		355.78 *		
*****				
318914	11/07/83	40.00	TWIN CITY FILTER SER	FILTERS CLEANED
		40.00 *		
*****				
318928	11/07/83	308.00	TWIN CITY TESTING	CONTRACT FYM
318928	11/07/83	192.00	TWIN CITY TESTING	CONTRACT FYM
318928	11/07/83	138.00	TWIN CITY TESTING	CONTRACT FYM
		638.00 *		
*****				
318932	11/07/83	130.95	UNIFORMS UNLIMITED	UNIFORMS
		130.95 *		
*****				
318938	11/07/83	13.60	UNIVERSAL MED	MEDICAL SUPPLIES
		13.60 *		
318939	11/07/83	108.00	UNIVERSITY OF MINNES	TRAVEL TRAINING
		108.00 *		
*****				
318957	11/07/83	8.96	WARNERS TRUEVALUE HD	SUPPLIES
318957	11/07/83	9.43	WARNERS TRUEVALUE HD	SUPPLIES
318957	11/07/83	4.97	WARNERS TRUEVALUE HD	SUPPLIES
318957	11/07/83	11.50	WARNERS TRUEVALUE HD	SUPPLIES
318957	11/07/83	7.77	WARNERS TRUEVALUE HD	SUPPLIES
318957	11/07/83	8.69	WARNERS TRUEVALUE HD	SUPPLIES
		51.32 *		
*****				
318960	11/07/83	59.00	WEBER + TROSETH INC	REPAIR OF TANKS
		59.00 *		
*****				
318978	11/07/83	22.56	XEROX CORPORATION	SUPPLIES

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318978	11/07/83	22.56	XEROX CORPORATION XEROX CORPORATION XEROX CORPORATION	SUPPLIES DUPLICATING DUPLICATING
318978	11/07/83	133.93		
318978	11/07/83	133.93		
		312.98 *		
*****				
318981	11/07/83	39.90 39.90 *	ZEP MFG CO	DUPLICATING
318982	11/07/83	127.41	ZIEGLER INC ZIEGLER INC ZIEGLER INC ZIEGLER INC ZIEGLER INC	SUPPLIES VEH SUPPLIES VEH SUPPLIES VEH SUPPLIES VEH SUPPLIES VEH
318982	11/07/83	17.76		
318982	11/07/83	133.60		
318982	11/07/83	45.90-		
318982	11/07/83	140.21 373.08 *		
*****				
318B34	11/07/83	50.00 50.00 *	PUMP & METER SERV	SUPPLIES
*****				
318C15	11/07/83	320.00 320.00 *	CURTS & SONS	SUPPLIES
*****				
318C38	11/07/83	15.64 15.64 *	MULWEE GEORGE	TRAVEL TRAINING
318C39	11/07/83	4.20 4.20 *	MADEAU ED	TRAVEL TRAINING
*****				
318C58	11/07/83	15.00 15.00 *	KENNETH COLLINS	SUPPLIES
*****				
318C81	11/07/83	5.60 5.60 *	SCHADT A C	TRAVEL TRAINING
*****				
318D18	11/07/83	60.63 60.63 *	MCDONALD BATTERY CC	SUPPLIES VEH
*****				
318D62	11/07/83	49.20 49.20 *	CHAPIN PUBLISH	PUBLISHING
*****				

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318E32	11/07/83	69.97 69.97 *	HALWEG KEVIN R	UNIFORMS
*****				
318F02	11/07/83	77.25	AQUATROL	SUPPLIES
318F02	11/07/83	110.50	AQUATROL	SUPPLIES
318F02	11/07/83	130.50	AQUATROL	SUPPLIES
318F02	11/07/83	155.75	AQUATROL	SUPPLIES
		474.00 *		
*****				
318F08	11/07/83	57.15 57.15 *	FORUM INS CO	LEGAL COSTS
*****				
318F81	11/07/83	19.09 19.09 *	DATA DISPATCHING INC	DELIVERY SERV
*****				
318G38	11/07/83	169.00 169.00 *	STAC MFG	SUPPLIES VEH
*****				
318G42	11/07/83	1,220.00	ST PAUL CITY OF	RADIO MAINT
318G42	11/07/83	798.60	ST PAUL CITY CF	RADIO MAINT
318G42	11/07/83	642.30	ST PAUL CITY OF	RADIO MAINT
318G42	11/07/83	75.00	ST PAUL CITY OF	RADIO MAINT
318G42	11/07/83	973.00	ST PAUL CITY CF	RADIO MAINT
318G42	11/07/83	159.10	ST PAUL CITY OF	CHEMICAL ANAL
		3,868.00 *		
*****				
318H40	11/07/83	17.85 17.85 *	CAPITOL SALES CO	SUPPLIES
*****				
318J15	11/07/83	136.00 136.00 *	WARNER IND SUPPLY	SUPPLIES RANG
*****				
318J52	11/07/83	1,507.50	LAKEVIEW ASSOC INC	INSURANCE
318J52	11/07/83	742.50	LAKEVIEW ASSOC INC	INSURANCE
318J52	11/07/83	15.00	LAKEVIEW ASSOC INC	INSURANCE
		2,265.00 *		
*****				

1983 CITY OF MAPLEWOOD

CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
318K14 *	11/07/83	16.00 16.00 *	DUFOR SYLVIA	REFUND
*****				
318K21	11/07/83	175.00 175.00 *	HOBERT-MARTIN	PSYCHOLOGISTS
*****				
318K30	11/07/83	77.50 77.50 *	SOFTWARE TRAINING CO	BOOKS
*****				
318M01 *	11/07/83	60.00 60.00 *	KIVEL TOM	REFUND
318M02 *	11/07/83	15.00 15.00 *	KOPELKE PAT	REFUND
318M03 *	11/07/83	8.00 8.00 *	LORGE FLORENCE	REFUND
318M04	11/07/83	45.00 45.00 *	MRPA CONFERENCE	TRAVEL TRAINING
318M05 *	11/07/83	7.00 7.00 *	ORTON CINDY	REFUND
318M06 *	11/07/83	7.00 7.00 *	FAULFRANZ LYNA	REFUND
318M07	11/07/83	30.00	PAYETTE GREGORY	EMT INSTRUCTOR
318M07	11/07/83	30.00	PAYETTE GREGORY	EMT INSTRUCTOR
		60.00 *		
*****				
318M09	11/07/83	30.00	FAYETTE JEANNE V	EMT INSTRUCTOR
318M09	11/07/83	30.00	PAYETTE JEANNE V	EMT INSTRUCTOR
		60.00 *		
*****				
318M11 *	11/07/83	8.00 8.00 *	FECK RUTH	REFUND
318M12	11/07/83	7.70	PHOTOS TO GO	SUPPLIES
318M12	11/07/83	9.10	PHOTOS TO GO	SUPPLIES
318M12	11/07/83	4.70	PHOTOS TO GO	SUPPLIES
		21.50 *		
318M13	11/07/83	1,695.00	ROCHESTER CHEMICAL	SUPPLIES

## 1983 CITY OF MAPLEWOOD

## CHECK REGISTER

CHECK NO.	DATE	AMOUNT	VENDOR	ITEM DESCRIPTION
		1,695.00 *		
318M14	11/07/83	12.95 12.95 *	SCHOLASTIC INC	SUBSCRIPTION
318M15 *	11/07/83	7.00 7.00 *	SCHUMACHER STEVE	REFUND
318M16 *	11/07/83	8.00 8.00 *	SMITH FLORENCE	REFUND
318M17 *	11/07/83	7.00 7.00 *	STORLIE ROBERT	REFUND
318M18	11/07/83	30.00	WEGNER RUDY F	EMT INSTRUCTOR
318M18	11/07/83	30.00 60.00 *	WEGNER RUDY F	EMT INSTRUCTOR
*****				
318M20	11/07/83	610.00 610.00 *	ACCUEASE	SUPPLIES
318M21 *	11/07/83	7.00 7.00 *	ALLEN SHAUNA	REFUND
318M22	11/07/83	71.44 71.44 *	AMERICAN FURNITURE	SUPPLIES
318M23 *	11/07/83	16.00 16.00 *	ARNDT JOAN M	REFUND
318M24	11/07/83	525.00 525.00 *	BOGNANNO MARIO INC	ARBITRATION
318M25 *	11/07/83	85.00	DE SHANE GAIL	REFUND
318M25 *	11/07/83	7.00 92.00 *	DE SHANE GAIL	REFUND
*****				
318M27	11/07/83	60.00	FOEBE THOMAS	PROG SUPPLIES
318M27	11/07/83	23.95 83.95 *	FOEBE THOMAS	PROG SUPPLIES
318M28 *	11/07/83	17.00 17.00 *	GALLIVAN KATHLEEN	REFUND
318M29 *	11/07/83	15.00 15.00 *	GARVEY JOAN	REFUND
318M30	11/07/83	270.34 270.34 *	GENERAL TIRE	SUPPLIES VEH
318M31 *	11/07/83	7.00	GRONDALEN JORUNN	REFUND

PLEWOOD

CHECK REGISTER

AMOUNT	VENDOR	ITEM DESCRIPTION
7.00 *		
7/83 8.69-	WARNERS TRUEVALUE HD	SUPPLIES
7/83 8.69	WARNERS TRUEVALUE HD	SUPPLIES
.00 *		
217,465.07	FUND 01 TOTAL	GENERAL
1,403.02	FUND 03 TOTAL	HYDRANT CHARGE
22,335.74	FUND 12 TOTAL	STREET CONST STATE AID
292.61	FUND 31 TOTAL	83-10 TOLSLEY UTIL HOOKU
49.20	FUND 32 TOTAL	83-12 RICE CNTY RD R SIG
67.50	FUND 36 TOTAL	70-05 BEAM AV/HZLWD-WR A
67.50	FUND 37 TOTAL	71-15 BEAM AV/HZLWD-HY 6
590.62	FUND 39 TOTAL	74-18 CNTY DICH 17 ST SW
590.63	FUND 41 TOTAL	75-16 WTR SYST IMPRV
1,878.05	FUND 47 TOTAL	78-10 HILLWOOD DR/DCPLA
22.50	FUND 52 TOTAL	79-04 ENGLISH ST CO RD C
24.08	FUND 55 TOTAL	80-05 W B AVE/B TO HY 36
562.84	FUND 58 TOTAL	80-10 HY 61 FRNTG ROAD
3,430.45	FUND 63 TOTAL	81-07 MAPLE PK SHORES AD
228,906.97	FUND 65 TOTAL	81-12 HOLLOWAY AVE
38.07	FUND 66 TOTAL	81-13 CARSGROVE MEADOW A
465.96	FUND 75 TOTAL	82-09 FRCT/BEMNGHM-WR A
35.02	FUND 78 TOTAL	82-17 CAVES 2ND ADDITION
138.35	FUND 81 TOTAL	82-19 CRESTVIEW DR WATER
637.29	FUND 85 TOTAL	83-3 CAVES CENTRY 3RD AD
772.00	FUND 86 TOTAL	83-4 MCKNIGHT RD WATER
6,749.51	FUND 87 TOTAL	83-7 BEAVER CRK STRY SWP
61.28	FUND 88 TOTAL	83-08 CRESTVIEW FOREST
638.00	FUND 89 TOTAL	83-9 HOLLOWAY/MCKNIGHT
3,400.03	FUND 90 TOTAL	SANITARY SEWER FUND
1,000.00	FUND 94 TOTAL	DENTAL SELF-INSURANCE
18,152.00	FUND 95 TOTAL	WORKERS COMP INS
3,259.52	FUND 96 TOTAL	VEHICLE & EQUIP MAINT
513,033.81	TOTAL	

\* INDICATED ITEMS FINANCED BY RECREATIONAL FEES

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0002	484369671	BFHM	N 1031-00001	433.65	( )
0002	206242018	EVANS	R 1031-00002	1,270.67	( )
0002				1,704.32 *	
0010	473664474	JAHN	J 1031-00003	102.71	( )
0010	475143403	PELOQUIN	J 1031-00004	77.17	( )
0010	469869481	SCHLEICHER	F 1031-00005	0.00	( X )
0010				179.88 *	
0011	475500285	MCPHERSON	F 1031-00006	0.00	( X )
0011				*	
0012	357340166	CUDE	J 1031-00007	153.21	( )
0012	470520124	DCHERTY	M 1031-00008	0.00	( X )
0012	471400908	ZUERCHER	L 1031-00009	119.48	( )
0012				272.69 *	
0021	469501078	FAUST	F 1031-00010	1,006.54	( )
0021				1,006.54 *	
0022	469200614	HAGEN	J 1031-00011	454.52	( )
0022	390444446	MATHEYS	K 1031-00012	507.72	( )
0022	476704432	MOELLER	A 1031-00013	0.00	( X )
0022	473327550	VIGOREN	A 1031-00014	379.47	( )
0022				1,341.71 *	
0031	471322198	AURELIUS	E 1031-00015	850.86	( )
0031	474264816	SELVOG	D 1031-00016	287.35	( )
0031				1,138.21 *	
0033	477288389	GREEN	C 1031-00017	546.70	( )
0033	472244994	HENSLEY	A 1031-00018	215.65	( )
0033	476620547	KELSEY	L 1031-00019	186.42	( )
0033	476269815	SCHADT	L 1031-00020	164.30	( )
0033	468364435	VIETOR	S 1031-00021	421.55	( )
0033				1,534.62 *	
0034	037144969	FREDEPICKSON	M 1031-00022	0.00	( X )
0034	474097528	STOTTLEMYER	G 1031-00023	60.00	( )
0034				60.00 *	
0041	184440036	EASTYR	A 1031-00024	253.09	( )
0041	468461717	COLLINS	V 1031-00025	262.14	( )

DEPT-NO	EMPL-NO	EMPLOYEE NAME		CHECK-NO	AMOUNT	CLEARED
0041	392240565	HAGEN	THOMAS	L 1031-00026	449.67	( )
0041	477227636	CMATH	JCY	E 1031-00027	391.58	( )
0041	471502356	RICHIE	CAROLE	L 1031-00028	314.99	( )
0041	468602934	SVENDSEN	JOANNE	M 1031-00029	482.95	( )
0041					2,154.42 *	
0042	477481364	ARNOLD	DAVID	L 1031-00030	333.26	( )
0042	471402115	ATCHISON	JOHN	H 1031-00031	694.79	( )
0042	469689867	BOWMAN	RICK	A 1031-00032	499.61	( )
0042	468461930	CLAUSON	DALE	K 1031-00033	218.48	( )
0042	476446119	DREGER	RICHARD	C 1031-00034	787.68	( )
0042	470267887	GREEN	NORMAN	L 1031-00035	668.72	( )
0042	469568516	HALWEG	KEVIN	R 1031-00036	545.89	( )
0042	469820466	HEINZ	STEPHEN	J 1031-00037	639.94	( )
0042	473604916	HERBERT	MICHAEL	J 1031-00038	552.95	( )
0042	392760709	KARIS	FLINT	D 1031-00039	455.87	( )
0042	472222231	KORTUS	DONALD	V 1031-00040	393.90	( )
0042	471563591	LANG	RICHARD	J 1031-00041	563.22	( )
0042	468181347	MCNULTY	JOHN	J 1031-00042	218.00	( )
0042	474607686	MEEHAN, JR	JAMES	E 1031-00043	591.91	( )
0042	471627417	METTLER	DANIEL	B 1031-00044	696.91	( )
0042	469442063	MOESCHTER	RICHARD	M 1031-00045	160.50	( )
0042	476340990	MORELLI	RAYMOND	J 1031-00046	673.73	( )
0042	475323183	NELSON	ROBERT	D 1031-00047	721.90	( )
0042	468462884	PELTIER	WILLIAM	F 1031-00048	684.06	( )
0042	470520457	SKALMAN	DONALD	M 1031-00049	171.56	( )
0042	473548226	STAFNE	GREGORY	L 1031-00050	596.40	( )
0042	471721204	STEFFEN	SCOTT	L 1031-00051	0.00	( X )
0042	471500251	STILL	VERNON	T 1031-00052	596.39	( )
0042	471629204	STOCKTON	DARRELL	T 1031-00053	678.84	( )
0042	474260130	ZAPPA	JOSEPH	A 1031-00054	656.89	( )
0042					12,801.40 *	
0043	475548434	BECKER	RONALD	D 1031-00055	266.99	( )
0043	469441789	GRAF	DAVID	M 1031-00056	546.31	( )
0043	476401388	LEE	ROGER	W 1031-00057	712.47	( )
0043	473567791	MELANDER	JCN	A 1031-00058	54.87	( )
0043	468360918	NELSON	CAROL	M 1031-00059	972.37	( )
0043	471504316	RAZSKAZOFF	DALE	E 1031-00060	625.41	( )
0043	471564801	RYAN	MICHAEL	P 1031-00061	496.58	( )
0043	474486071	VORWERK	ROBERT	E 1031-00062	269.52	( )
0043	469502201	YOUNGREN	JAMES	G 1031-00063	774.23	( )
0043					4,718.75 *	
0045	471401878	EMBERTSON	JAMES	M 1031-00064	678.14	( )
0045	472242227	SCHADT	ALFRED	C 1031-00065	735.58	( )
0045					1,413.72 *	
0046	468401899	CAHANE S	ANTHCNY	G 1031-00066	171.50	( )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0046	477627236	FLAUGHER	JAYME L 1031-00067	481.95	( )
0046	376709873	MADELL	RAYMOND M 1031-00068	416.84	( )
0046	473807030	MARTIN	SHAWN M 1031-00069	407.59	( )
0046	472365919	NELSON	KAREN A 1031-00070	445.16	( )
0046	468600183	RABINE	JANE T L 1031-00071	410.59	( )
0046	476203439	SANTA	REED E 1031-00072	41.29	( )
0046	475363333	WILLIAMS	DUANE J 1031-00073	507.90	( )
				2,882.82 *	
0051	471440267	BARTA	MARIE L 1031-00074	228.35	( )
0051	473566872	HAYDER	KENNETH G 1031-00075	211.86	( )
0051	504483174	WEGWERTH	JUDITH A 1031-00076	367.11	( )
				807.32 *	
0052	496308314	CASS	WILLIAM C 1031-00077	606.97	( )
0052	471526254	FREBERG	RONALD L 1031-00078	356.33	( )
0052	474788580	GONTJES	JOHN A 1031-00079	0.00	( X )
0052	502544037	HELEY	RONALD J 1031-00080	554.84	( )
0052	471501241	KANE	MICHAEL R 1031-00081	406.93	( )
0052	468363473	KLAUSING	HENRY F 1031-00082	414.00	( )
0052	475601431	LUTZ	DAVID P 1031-00083	422.15	( )
0052	471500547	MEYER	GERALD W 1031-00084	456.77	( )
0052	476904500	OSWALD	ERICK D 1031-00085	0.00	( X )
0052	468166755	PRETTNER	JOSEPH B 1031-00086	738.93	( )
0052	472241484	REINERT	EDWARD A 1031-00087	560.55	( )
0052	470346224	TEVLIN, JR	HARRY J 1031-00088	568.11	( )
				5,085.58 *	
0053	472683970	AHL-JR.	RAY C 1031-00089	721.68	( )
0053	472481010	ELIAS	JAMES G 1031-00090	664.38	( )
0053	167246109	GEISSLER	WALTER M 1031-00091	588.42	( )
0053	501464671	GESSELE	JAMES T 1031-00092	702.63	( )
0053	398527954	FOUSE	MARY P 1031-00093	0.00	( X )
0053	475441688	PECK	DENNIS L 1031-00094	497.00	( )
0053	472662522	PRIEBE	WILLIAM 1031-00095	509.07	( )
0053	476826763	THENE	JOHN R 1031-00096	0.00	( X )
				3,683.18 *	
0054	473683775	LOFGREN	JOHN R 1031-00097	405.15	( )
				405.15 *	
0058	471562563	BREHEIM	ROGER W 1031-00098	568.35	( )
0058	474927128	CAHANES	JOSEPH A 1031-00099	0.00	( X )
0058	477602582	EDSON	DAVID B 1031-00100	559.06	( )
0058	470541590	MULWEE	GEORGE W 1031-00101	495.31	( )
0058	471501014	MADEAU	EDWARD A 1031-00102	514.65	( )
0058	468361720	NOTESON	LAVERNE S 1031-00103	501.48	( )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NC	AMOUNT	CLEARED
0058	471365993	OWEN GERALD	C 1031-00104	531.34	( )
0059				3,170.19 *	
0059	476249760	MACDONALD JOHN	E 1031-00105	484.38	( )
0059	475501300	MULVANEY DENNIS	M 1031-00106	626.09	( )
0059				1,110.47 *	
0061	477301366	BRENNER LOIS	J 1031-00107	77.02	( )
0061	468341993	KRUMMEL BARBARA	A 1031-00108	144.37	( )
0061	473260389	CDEGARD ROBERT	D 1031-00109	929.70	( )
0061	46858261R	STAPLES PAULINE	1031-00110	599.19	( )
0061				1,750.28 *	
0062	473709024	BAUER ALAN	H 1031-00111	0.00	( X )
0062	471447219	BURKE MYLES	R 1031-00112	71.89	( )
0062	474608182	GERMAIN DAVID	A 1031-00113	538.40	( )
0062	472303411	GUSINDA MELVIN	J 1031-00114	813.60	( )
0062	474924209	HAAG MATTHEW	J 1031-00115	269.85	( )
0062	502544121	HELEY RCLAND	B 1031-00116	593.68	( )
0062	473969784	HUNTER TONY	1031-00117	118.34	( )
0062	471748313	LIBHARDT THOMAS	D 1031-00118	0.00	( X )
0062	473565506	MARUSKA MARK	A 1031-00119	596.71	( )
0062	468941946	PETERSON PAUL	G 1031-00120	0.00	( X )
0062	474078128	RASCHE ALBERT	F 1031-00121	0.00	( X )
0062	477646662	SANDQUIST THOMAS	J 1031-00122	0.00	( X )
0062	473660335	STARK RICHARD	E 1031-00123	0.00	( X )
0062	475904189	TOWNLEY MICHAEL	F 1031-00124	0.00	( X )
0062	477881931	TOWNLEY PATRICK	J 1031-00125	0.00	( X )
0062	475745266	WARD TROY	G 1031-00126	0.00	( X )
0062	469721242	WARZEKA RICHARD	A 1031-00127	0.00	( X )
0062				3,002.47 *	
0063	029406059	ABBOTT FRED	1031-00128	0.00	( X )
0063	470949282	ABBOTT ROBERT	S 1031-00129	0.00	( X )
0063	469847253	ANFANG ANDREA	M 1031-00130	0.00	( X )
0063	471801203	ASHTON KATERI	D 1031-00131	0.00	( X )
0063	475823190	BARTHOLMY JODY	M 1031-00132	0.00	( X )
0063	475783341	BARTZ WENDY	L 1031-00133	0.00	( X )
0063	468962096	BAUER JAMES	M 1031-00134	0.00	( X )
0063	468988277	BESETH RONALD	L 1031-00135	0.00	( X )
0063	472904558	BILSKI DOUGLAS	R 1031-00136	0.00	( X )
0063	270483797	BLACK WILLIAM	J 1031-00137	0.00	( X )
0063	472362015	BOPASH DONNA	F 1031-00138	0.00	( X )
0063	471901502	BOYD JEFFREY	A 1031-00139	0.00	( X )
0063	474442474	BUNKE RICHARD	H 1031-00140	0.00	( X )
0063	476924605	CASSEDAY ELIZABETH	J 1031-00141	0.00	( X )
0063	473684976	CASSEDAY MARY	K 1031-00142	0.00	( X )
0063	469987145	CASSEDAY ROBERT	D 1031-00143	0.00	( X )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0063	468684857	CERNIUS DAVID	G 1031-00144	0.00	( X )
0063	388569649	COLLIER MICHAEL	W 1031-00145	0.00	( X )
0063	472844611	DALLUGE MATTHEW	D 1031-00146	0.00	( X )
0063	469441338	DE MARS SANDRA	L 1031-00147	0.00	( X )
0063	470880293	DELMONT LISA	M 1031-00148	0.00	( X )
0063	474829219	DIEBEL JERRY	D 1031-00149	0.00	( X )
0063	474901922	DINDERMAN JANINE	M 1031-00150	0.00	( X )
0063	474901928	DINDERMAN MICHAEL	A 1031-00151	0.00	( X )
0063	476721245	DOUGHTY LINDA	R 1031-00152	0.00	( X )
0063	261291177	EASTWOOD JOHN	A 1031-00153	0.00	( X )
0063	472929399	EASTWOOD TIMOTHY	G 1031-00154	0.00	( X )
0063	472727796	ELLIOTT SCOTT	J 1031-00155	0.00	( X )
0063	473925557	FOWLER MARY	K 1031-00156	0.00	( X )
0063	474177010	GALBRAITH CHRIS	1031-00157	0.00	( X )
0063	471884448	GALBRAITH MICHAEL	D 1031-00158	0.00	( X )
0063	473948772	GRAF LORNA	A 1031-00159	0.00	( X )
0063	469983628	GRAF MICHAEL	1031-00160	0.00	( X )
0063	475921568	HAAG PAUL	T 1031-00161	0.00	( X )
0063	471842072	HAVRAN DAVID	E 1031-00162	0.00	( X )
0063	474847811	HEIMERL CAROL	1031-00163	0.00	( X )
0063	476686996	FEBBER KARIN	J 1031-00164	0.00	( X )
0063	477981805	HOKENSON KARI	1031-00165	0.00	( X )
0063	470843421	JANTZ KELLY	S 1031-00166	0.00	( X )
0063	470881140	JOHNSON JOSEPH	A 1031-00167	0.00	( X )
0063	469806100	JOHNSON TERESA	L 1031-00168	0.00	( X )
0063	470680548	KIELSA KARI	J 1031-00169	0.00	( X )
0063	473747101	KLASSEN AMY	L 1031-00170	0.00	( X )
0063	470742181	KNOLL KARIN	L 1031-00171	0.00	( X )
0063	474743915	KORTUS JAMES	M 1031-00172	0.00	( X )
0063	471928557	KRATZKE LORI	E 1031-00173	0.00	( X )
0063	468984615	KRUMMEL BECKY	J 1031-00174	0.00	( X )
0063	477829499	KRUMMEL ROGER	C 1031-00175	80.00	( )
0063	469929687	KYRK JODI	A 1031-00176	0.00	( X )
0063	474889823	LANGELETT STEVEN	E 1031-00177	0.00	( X )
0063	469953553	LARKIN MCLLY	A 1031-00178	0.00	( X )
0063	472484219	LE CLAIR MARY	L 1031-00179	0.00	( X )
0063	472741838	LECHNER JOHN	T 1031-00180	0.00	( X )
0063	474927584	LEDIN PAUL	1031-00181	0.00	( X )
0063	472880498	LOEFFLER CAROL	J 1031-00182	0.00	( X )
0063	476827803	LOWENBERG RANDY	A 1031-00183	0.00	( X )
0063	477827803	LOWENBERG RICK	S 1031-00184	0.00	( X )
0063	473700729	MAHRE MICHELE	A 1031-00185	0.00	( X )
0063	477940778	MARTIN BROOK	A 1031-00186	0.00	( X )
0063	477942217	MARTIN CARMEN	M 1031-00187	0.00	( X )
0063	471983254	MC MANN KEVIN	G 1031-00188	0.00	( X )
0063	473869923	MCCOLLUM JULIE	A 1031-00189	0.00	( X )
0063	469027216	MICKELSON JCDI	A 1031-00190	0.00	( X )
0063	469025625	PICKELSON LISA	1031-00191	0.00	( X )
0063	474966150	MIHELICH CINDI	L 1031-00192	60.00	( )
0063	475927550	MOTZ JULIE	A 1031-00193	0.00	( X )
0063	473903822	NIELSEN RONALD	C 1031-00194	0.00	( X )
0063	474745123	NOESEN CRISTIN	A 1031-00195	0.00	( X )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0063	473769580	O CONNOR	DANIEL S 1031-00196	0.00	( X )
0063	473565827	CLSON	RCBERTA J 1031-00197	0.00	( X )
0063	472808158	PADGETT	MARCIE D 1031-00198	0.00	( X )
0063	476863802	PAULETTI	ANTHONY A 1031-00199	0.00	( X )
0063	519323051	RANDALL	GARY L 1031-00200	0.00	( X )
0063	477629606	RASCHKE	JEFFERY J 1031-00201	0.00	( X )
0063	471864228	REVOIR	STEVEN J 1031-00202	0.00	( X )
0063	472986940	RICHIE	STACY L 1031-00203	0.00	( X )
0063	469900639	ROBERTS	PAUL J 1031-00204	0.00	( X )
0063	476988994	RONGSTAD	ERIC N 1031-00205	0.00	( X )
0063	469927221	ROTH	VINCE C 1031-00206	0.00	( X )
0063	468946400	RYDEN	DENISE 1031-00207	0.00	( X )
0063	473686517	SANDQUIST	KATHRYN E 1031-00208	0.00	( X )
0063	237924785	SELZER	FRED 1031-00209	0.00	( X )
0063	469888185	SHERBURNE	GWEN 1031-00210	0.00	( X )
0063	396604919	SINNIGER	SARAH J 1031-00211	0.00	( X )
0063	477869967	SPANNBAUER	DAWN P 1031-00212	0.00	( X )
0063	469742645	SPANNBAUER	KATHLEEN G 1031-00213	0.00	( X )
0063	474845176	SPANNBAUER	MARTIN J 1031-00214	0.00	( X )
0063	472983654	STEVENSON	JCY M 1031-00215	0.00	( X )
0063	519483777	STOCKDALE	REED G 1031-00216	0.00	( X )
0063	480641463	STOUT-MILLER	DEBORAH 1031-00217	0.00	( X )
0063	477920170	STRAUS	LAURA J 1031-00218	0.00	( X )
0063	476861186	SULLIVAN	JULIE 1031-00219	0.00	( X )
0063	472821395	SULLIVAN	NANCY J 1031-00220	0.00	( X )
0063	471528238	TATE	PETER W 1031-00221	0.00	( X )
0063	470626422	TAUBMAN	DCUGLAS J 1031-00222	550.31	( )
0063	534382341	TEWINKEL	CHARLES G 1031-00223	0.00	( X )
0063	477881708	THELL	THOMAS L 1031-00224	0.00	( X )
0063	477803169	WAHLSTROM	PETE J 1031-00225	44.10	( )
0063	384684288	WALKER	ROBERT 1031-00226	0.00	( X )
0063	470963203	WALLACE	JON T 1031-00227	0.00	( X )
0063	475747042	WARD	KERI L 1031-00228	0.00	( X )
0063	396324246	WARD	RCY G 1031-00229	264.83	( )
0063	472943819	WARLING	JOHN 1031-00230	0.00	( X )
0063	472980009	WARNSHOLZ	PAUL M 1031-00231	0.00	( X )
0063	476746732	WATERS	JOSEPH D 1031-00232	0.00	( X )
				999.24 *	
0063					
0064	151440508	GREW	JANET M 1031-00233	481.95	( )
0064	471384624	HORSNELL	JUDITH A 1031-00234	245.60	( )
0064	474542163	SOUTTER	CHRISTINE 1031-00235	277.15	( )
				1,004.70 *	
0064					
0071	389448993	CHLEBECK	JUDY M 1031-00236	334.19	( )
0071	470540551	CLSON	GEOFFREY W 1031-00237	779.19	( )
				1,113.38 *	
0071					
0072	477627178	EKSTRAND	THOMAS G 1031-00238	510.29	( )

CITY OF MAPLEWOOD

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0072	475608505	JOHNSON RANDALL	L 1031-00239	520.71	( )
0072				1,031.00 *	
0073	476090677	OSTROM MARJORIE	1031-00240	764.19	( )
0073				764.19 *	
0074	387520776	WENGER ROBERT	J 1031-00241	521.97	( )
0074				521.97 *	
	GRAND TOTAL			55,658.20	

COUNT 00241

0012 470520124 Doherty Kathleen M 103100242 71.70

GRAND TOTAL: 55,729.90

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0002	484369671	BEHM	N 1018-03001	462.62	( )
0002	206242318	EVANS	R 1018-00002	1,270.67	( )
0002				1,733.29 *	
0010	473664474	JAHN	J 1018-00003	252.15	( )
0010	475143403	PELOQUIN	J 1018-03004	90.09	( )
0010	469869481	SCHLEICHER	F 1018-00005	0.00	( X )
0010				342.24 *	
0011	475500285	MCPHERSON	F 1018-03006	0.00	( X )
0011				*	
0012	357340166	CUDE	J 1018-00007	153.21	( )
0012	470520124	DOHERTY	M 1018-00008	71.70	( )
0012	471400908	ZUERCHER	L 1018-00009	119.48	( )
0012				344.39 *	
0021	469501378	FAUST	F 1018-03010	1,006.54	( )
0021				1,006.54 *	
0022	469200614	HAGEN	J 1018-00011	448.67	( )
0022	390444446	MATHEYS	K 1018-00012	507.72	( )
0022	476704432	MOELLER	A 1018-00013	0.00	( X )
0022	473327550	VIGOREN	A 1018-00014	379.47	( )
0022				1,335.86 *	
0031	471322198	AURELIUS	E 1018-00015	850.86	( )
0031	474264816	SELVOG	D 1018-00016	505.62	( )
0031				1,356.48 *	
0033	477288389	GREEN	C 1018-00017	546.70	( )
0033	472244994	HENSLEY	A 1018-00018	201.96	( )
0033	476620547	KELSEY	L 1018-03019	265.00	( )
0033	476269815	SCHAJT	L 1018-00020	164.30	( )
0033	468364435	VIETOR	S 1018-00021	408.55	( )
0033				1,586.51 *	
0034	037144969	FREDERICKSON	M 1018-03022	0.00	( X )
0034	474097528	STOTTLEMYER	G 1018-00023	0.00	( X )
0034				*	
0041	184440336	BASTYR	A 1018-03024	302.89	( )
0041	468461717	COLLINS	V 1018-03025	255.14	( )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0041	392240565	HAGEN	THOMAS L 1018-00026	442.67	( )
0041	477227536	OMATI	JOY E 1018-00027	391.58	( )
0041	471502356	RICHIE	CAROLE L 1018-00028	305.99	( )
0041	468602934	SVENDSEN	JOANNE M 1018-00029	484.97	( )
				2,183.24 *	
0042	477481364	ARNOLD	DAVID L 1018-00030	326.26	( )
0042	471402115	ATCHISON	JOHN H 1018-00031	718.54	( )
0042	469689867	BOWMAN	RICK A 1018-00032	511.16	( )
0042	468461930	CLAUSON	DALE K 1018-00033	230.23	( )
0042	476446119	DREGER	RICHARD C 1018-00034	743.75	( )
0042	470267587	GREEN	NORMAN L 1018-00035	662.87	( )
0042	469568516	HALWEG	KEVIN R 1018-00036	565.44	( )
0042	469820466	HEINZ	STEPHEN J 1018-00037	655.88	( )
0042	473604916	HERBERT	MICHAEL J 1018-00038	627.06	( )
0042	392760009	KARIS	FLINT D 1018-00039	455.87	( )
0042	472222231	KORTUS	DONALD V 1018-00040	279.28	( )
0042	471563591	LANG	RICHARD J 1018-00041	584.26	( )
0042	468181347	MCNULTY	JOHN J 1018-00042	202.50	( )
0042	474607586	MEEHAN, JR	JAMES E 1018-00043	637.45	( )
0042	471627417	METTLER	DANIEL B 1018-00044	748.83	( )
0042	469442063	MOESCHTER	RICHARD H 1018-00045	239.61	( )
0042	476340990	MORELLI	RAYMOND J 1018-00046	691.63	( )
0042	475323183	NELSON	ROBERT D 1018-00047	716.05	( )
0042	468462984	PELTIER	WILLIAM F 1018-00048	679.56	( )
0042	470520457	SKALMAN	DONALD W 1018-00049	213.49	( )
0042	473548226	STAFVE	PEGORY L 1018-00050	646.77	( )
0042	471721204	STEFFEN	SCOTT <del>L 1018-00051</del>	<del>318.21</del>	( )
0042	471500251	STILL	VERNON T 1018-00052	620.14	( )
0042	471629204	STOCKTON	DARRELL T 1018-00053	713.93	( )
0042	474260130	ZAPPA	JOSEPH A 1018-00054	633.89	( )
				13,422.66 *	
0043	475548434	BECKER	RONALD D 1018-00055	225.46	( )
0043	469441789	GRAF	DAVID M 1018-00056	559.21	( )
0043	476401388	LEE	ROGER W 1018-00057	644.15	( )
0043	473567791	MELANDER	JON A 1018-00058	43.20	( )
0043	468360918	NELSON	CAROL H 1018-00059	1,023.51	( )
0043	471504316	RAZSKAZOFF	DALE E 1018-00060	645.86	( )
0043	471564901	RYAN	MICHAEL P 1018-00061	438.76	( )
0043	474486071	VORWERK	ROBERT E 1018-00062	284.29	( )
0043	469502201	YOUNGREN	JAMES G 1018-00063	719.38	( )
				4,583.82 *	
0045	471401578	EMBERTSON	JAMES H 1018-00064	673.94	( )
0045	472242227	SCHADT	ALFRED C 1018-00065	725.08	( )
				1,399.02 *	
0046	468401899	CAHANES	ANTHONY G 1018-00066	171.50	( )

VOID

DEPT-NO	EMPL-NO	EMPLOYEE NAME		CHECK-NO	AMOUNT	CLEARED
0046	477627236	FLAUGHER	JAYME	L 1018-00067	481.95	( )
0046	473807330	MARTIN	SHAWN	M 1018-00068	425.28	( )
0046	472365919	NELSON	KAREN	A 1018-00069	445.16	( )
0046	468600183	RABINE	JANET	L 1018-00070	428.28	( )
0046	475363333	WILLIAMS	DUANE	J 1018-00071	526.02	( )
					2,478.19 *	
0051	471440267	BARTA	MARIE	L 1018-00072	230.64	( )
0051	473566872	HAIDER	KENNETH	G 1018-00073	211.86	( )
0051	504483174	HEGWERTH	JUDITH	A 1018-00074	367.11	( )
					809.61 *	
0052	496308314	CASS	WILLIAM	C 1018-00075	625.97	( )
0052	471526254	FREBERG	RONALD	L 1018-00076	345.75	( )
0052	474788580	GONTJES	JOHN	A 1018-00077	0.00	( X )
0052	502544337	HELEY	RONALD	J 1018-00078	554.84	( )
0052	471501241	KANE	MICHAEL	R 1018-00079	406.93	( )
0052	468363473	KLAUSING	HENRY	F 1018-00080	433.30	( )
0052	475601431	LUTZ	DAVID	P 1018-00081	422.15	( )
0052	471500547	MEYER	GERALD	W 1018-00082	456.01	( )
0052	476904500	OSWALD	ERICK	D 1018-00083	0.00	( X )
0052	468166755	PRETTNER	JOSEPH	B 1018-00084	733.08	( )
0052	472241484	REINERT	EDWARD	A 1018-00085	560.55	( )
0052	470346224	TEVLIN, JR	HARRY	J 1018-00086	567.08	( )
					5,105.66 *	
0053	472683970	AHL-JR.	RAY	C 1018-00087	721.68	( )
0053	472481310	ELIAS	JAMES	G 1018-00088	664.38	( )
0053	167246109	GEISSLER	WALTER	M 1018-00089	588.42	( )
0053	501464671	GESSELE	JAMES	T 1018-00090	744.62	( )
0053	398527954	HOUSE	MARY	P 1018-00091	207.84	( )
0053	475441688	PECK	DENNIS	L 1018-00092	497.00	( )
0053	472662522	PRIEBE	WILLIAM	1018-00093	521.19	( )
0053	476826763	THENE	JOHN	R 1018-00094	0.00	( X )
					3,945.13 *	
0054	473683775	LOFGREN	JOHN	R 1018-00095	405.15	( )
					405.15 *	
0058	471562563	BREHEIM	ROGER	W 1018-00096	568.35	( )
0058	474927128	CAHANES	JOSEPH	A 1018-00097	0.00	( X )
0058	477602582	EDSON	DAVID	B 1018-00098	559.06	( )
0058	470541590	MULWEE	GEORGE	W 1018-00099	476.35	( )
0058	471501314	NADEAU	EDWARD	A 1018-00100	514.65	( )
0058	468361720	NUTESON	LAVERNE	S 1018-00101	440.28	( )
0058	471365993	OWEN	GERALD	C 1018-00102	531.34	( )
					3,090.03 *	
0058						

DEPT-NO	EMPL-NO	EMPLOYEE NAME		CHECK-NO	AMOUNT	CLEARED
0059	476249769	MACDONALD	JOHN	E 1018-00103	484.38	( )
0059	475501300	MULVANEY	DENNIS	M 1018-00104	626.09	( )
0059					1,110.47 *	
0061	477301366	BRENNER	LOIS	J 1018-00105	57.63	( )
0061	468341993	KRUMMEL	BARBARA	A 1018-00106	144.37	( )
0061	473260389	ODEGARD	ROBERT	D 1018-00107	931.99	( )
0061	468582618	STAPLES	PAULINE	1018-00108	599.19	( )
0061					1,733.18 *	
0062	473709924	BAUER	ALAN	H 1018-00109	0.00	( X )
0062	471447219	BURKE	MYLES	R 1018-00110	64.89	( )
0062	474603182	GERMAIN	DAVID	A 1018-00111	550.01	( )
0062	472303411	GUSINDA	MELVIN	J 1018-00112	825.33	( )
0062	474924209	HAAG	MATTHEW	J 1018-00113	269.85	( )
0062	502544121	HELEY	ROLAND	B 1018-00114	593.68	( )
0062	473969784	HUNTER	TONY	1018-00115	124.31	( )
0062	471748313	LIBHARDT	THOMAS	D 1018-00116	0.00	( X )
0062	473565506	MARUSKA	MARK	A 1018-00117	576.76	( )
0062	468941746	PETERSON	PAUL	G 1018-00118	0.00	( X )
0062	474078128	RASCHKE	ALBERT	F 1018-00119	28.80	( )
0062	477646662	SANDQUIST	THOMAS	J 1018-00120	0.00	( X )
0062	476203439	SANTA	REED	E 1018-00121	132.68	( )
0062	473660335	STARK	RICHARD	E 1018-00122	0.00	( X )
0062	475904189	TOWNLEY	MICHAEL	F 1018-00123	0.00	( X )
0062	477881731	TOWNLEY	PATRICK	J 1018-00124	0.00	( X )
0062	475745266	WARD	TROY	G 1018-00125	0.00	( X )
0062	469721242	WARZEKA	RICHARD	A 1018-00126	0.00	( X )
0062					3,166.31 *	
0063	469847253	ANFANG	ANDREA	M 1018-00127	0.00	( X )
0063	471801203	ASHTON	KATERI	D 1018-00128	0.00	( X )
0063	475783941	BARTZ	WENDY	L 1018-00129	0.00	( X )
0063	468988277	BESETH	RONALD	L 1018-00130	0.00	( X )
0063	270483797	BLACK	WILLIAM	J 1018-00131	0.00	( X )
0063	472362315	BORASH	DONNA	F 1018-00132	0.00	( X )
0063	471901502	BOYD	JEFFREY	A 1018-00133	0.00	( X )
0063	474442474	BUNKE	RICHARD	H 1018-00134	0.00	( X )
0063	476924605	CASSEDAY	ELIZABETH	J 1018-00135	0.00	( X )
0063	473684976	CASSEDAY	MARY	K 1018-00136	0.00	( X )
0063	469987145	CASSEDAY	ROBERT	D 1018-00137	0.00	( X )
0063	468684357	CERNIUS	DAVID	G 1018-00138	0.00	( X )
0063	388569649	COLLIER	MICHAEL	W 1018-00139	0.00	( X )
0063	472844511	DALLUGE	MATTHEW	D 1018-00140	0.00	( X )
0063	469441338	DE MARS	SANDRA	L 1018-00141	0.00	( X )
0063	470880293	DELMONT	LISA	M 1018-00142	0.00	( X )
0063	474829219	DIEBEL	JERRY	D 1018-00143	0.00	( X )
0063	476721245	DOUGHTY	LINDA	R 1018-00144	0.00	( X )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0063	473925557	FOWLER MARY	K 1018-00145	0.00	( X )
0063	474177310	GALBRAITH CHRIS	1018-00146	0.00	( X )
0063	471884448	GALBRAITH MICHAEL	D 1018-00147	0.00	( X )
0063	469983528	GRAF MICHAEL	1018-00148	0.00	( X )
0063	475921568	HAAG PAUL	T 1018-00149	0.00	( X )
0063	474847311	HEIMERL CAROL	1018-00150	0.00	( X )
0063	475686396	HERBER KARIN	J 1018-00151	0.00	( X )
0063	477981405	HOKENSON KARI	1018-00152	0.00	( X )
0063	469806100	JOHNSON TERESA	L 1018-00153	0.00	( X )
0063	470680548	KIELSA KARI	J 1018-00154	0.00	( X )
0063	473747101	KLASSEN AMY	L 1018-00155	0.00	( X )
0063	474743915	KORTUS JAMES	M 1018-00156	0.00	( X )
0063	471928557	KRATZKE LORI	E 1018-00157	0.00	( X )
0063	468984515	KRUMMEL BECKY	J 1018-00158	0.00	( X )
0063	477829499	KRUMMEL ROGER	C 1018-00159	297.50	( )
0063	469929687	KYRK JODI	A 1018-00160	0.00	( X )
0063	474889823	LANGELETT STEVEN	E 1018-00161	0.00	( X )
0063	469953553	LARKIN MOLLY	A 1018-00162	0.00	( X )
0063	472484219	LE CLAIR MARY	L 1018-00163	0.00	( X )
0063	472880498	LOEFFLER CAROL	J 1018-00164	0.00	( X )
0063	473700729	MAHRE NICHELE	A 1018-00165	0.00	( X )
0063	473869923	MCCOLLUM JULIE	A 1018-00166	0.00	( X )
0063	474966150	MIHELICH CINDI	L 1018-00167	0.00	( X )
0063	475927550	MOTZ JULIE	A 1018-00168	0.00	( X )
0063	473903322	NIELSEN RONALD	C 1018-00169	0.00	( X )
0063	474745123	NOESEN CRISTINA	A 1018-00170	0.00	( X )
0063	473565327	OLSON ROBERTA	J 1018-00171	0.00	( X )
0063	475863802	PAULETTI ANTHONY	A 1018-00172	0.00	( X )
0063	477629606	RASCHKE JEFFERY	J 1018-00173	0.00	( X )
0063	471864228	REVOIR STEVEN	J 1018-00174	0.00	( X )
0063	472986940	RICHIE STACY	L 1018-00175	0.00	( X )
0063	469900539	ROBERTS PAUL	J 1018-00176	0.00	( X )
0063	469927221	ROTH VINCE	C 1018-00177	0.00	( X )
0063	468946400	RYDEN DENISE	1018-00178	0.00	( X )
0063	473686517	SANDQUIST KATHRYN	E 1018-00179	0.00	( X )
0063	469888185	SHERBURNE GWEN	1018-00180	0.00	( X )
0063	396604319	SINNIGER SARAH	J 1018-00181	0.00	( X )
0063	477869367	SPANNBAUER DAWN	M 1018-00182	0.00	( X )
0063	469742545	SPANNBAUER KATHLEEN	G 1018-00183	0.00	( X )
0063	474845176	SPANNBAUER MARTIN	J 1018-00184	0.00	( X )
0063	480644663	STOUT-MILLER DEBORAH	1018-00185	0.00	( X )
0063	477920170	STRAUS LAURA	J 1018-00186	0.00	( X )
0063	476861186	SULLIVAN JULIE	1018-00187	0.00	( X )
0063	472821395	SULLIVAN NANCY	J 1018-00188	0.00	( X )
0063	471528238	TATE PETER	M 1018-00189	0.00	( X )
0063	470626422	TAUBMAN DOUGLAS	J 1018-00190	550.31	( )
0063	534382341	TEWINKEL CHARLES	G 1018-00191	0.00	( X )
0063	477881708	THELL THOMAS	L 1018-00192	0.00	( X )
0063	470963203	WALLACE JON	T 1018-00193	0.00	( X )
0063	475747342	WARD KERI	L 1018-00194	0.00	( X )
0063	396324246	WARD ROY	G 1018-00195	264.83	( )
0063	472980009	WARNSHOLZ PAUL	M 1018-00196	0.00	( X )

DEPT-NO	EMPL-NO	EMPLOYEE NAME	CHECK-NO	AMOUNT	CLEARED
0063	476746732	WATERS JOSEPH	D 1018-00197	0.00	( X )
0063				1,112.64 *	
0064	151440508	GREW JANET	M 1018-00198	481.96	( )
0064	471384624	MORSWELL JUDITH	A 1018-00199	245.60	( )
0064	474542163	SOUTTER CHRISTINE	1018-00200	277.15	( )
0064				1,004.71 *	
0071	389448993	CHLEBECK JUDY	M 1018-00201	329.99	( )
0071	470540551	OLSON GEOFFREY	W 1018-00202	779.18	( )
0071				1,109.17 *	
0072	477627178	EKSTRAND THOMAS	G 1018-00203	488.03	( )
0072	475608505	JOHNSON RANDALL	L 1018-00204	539.41	( )
0072				1,027.44 *	
0073	476090677	OSTROM MARJORIE	1018-00205	757.19	( )
0073				757.19 *	
0074	387520776	WENGER ROBERT	J 1018-00206	521.97	( )
0074				521.97 *	
COUNT 00206	GRAND TOTAL			56,670.90	
0001	477058388	ANDERSON NORMAN	G 1018-00207	105.81	( )
0001	483621318	BASTIAN GARY	W 1018-00208	256.57	( )
0001	468200109	GREAVU JOHN	C 1018-00209	250.40	( )
0001	477367538	JUKER FRANCES	L 1018-00210	230.36	( )
0001	472369335	MAIDA MARYLEE	T 1018-00211	258.21	( )
0001				1,101.35 *	
COUNT 00211	GRAND TOTAL			57,772.25	
0042	471721204	Steffen Scott L.	101800212	79.43	
	GRAND TOTAL:			57,533.47	

MEMORANDUM

Action by Council:

TO: City Manager  
 FROM: Finance Director *[Signature]*  
 RE: Budget Transfer - Davidson Case  
 DATE: October 27, 1983

Endorsed \_\_\_\_\_  
 Modified \_\_\_\_\_  
 Rejected \_\_\_\_\_  
 Date \_\_\_\_\_

At the October 24th Council Meeting, a settlement in the amount of \$1,500 was approved with Dennis Davidson on a discrimination case. Therefore, it is recommended that the Council approve a \$1,500 transfer from the General Fund contingency account to finance this expenditure.

DFF:lnb

MEMORANDUM

Action by Council:

TO: CITY MANAGER  
FROM: CITY CLERK  
REGARDING: BUDGET TRANSFER  
DATE: OCTOBER 26, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

It is requested that \$1,000.00 be transferred from the Contingency Account to account No. 01-4480-32 to cover the cost of the Supplementary No.1 to the codification.

MEMORANDUM

To: Barry Evans, City Manager  
From: Robert D. Odegard, Director of Community Services  
Subj: Resolution For A Sale Of Bonds To Acquire  
Soo Line Railroad Between Saint Paul And Oakdale  
Date: November 4, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

Please find attached a copy of a resolution requesting that the State Commissioner of Finance grant an exception as provided by law and arrange for the sale of bonds prior to July 1, 1984, for the acquisition of the Soo Line Railroad that goes through the City of Maplewood. It is in our city's best interest to have the Department of Natural Resources acquire this property as quickly as possible so that it may be used by residents in our city. The longer the trail is left in its present abandoned state, the more likelihood of people being injured by misusing the property, and the longer it will be before it is maintained as an attractive part of our city.

I request that you recommend and support the passage of this resolution by the City Council.

## RESOLUTION FOR SOO LINE RAILROAD ACQUISITION

WHEREAS, It is in the public interest for public agencies to cooperate for mutual benefit; and

WHEREAS, The City of Maplewood and the Minnesota Department of Natural Resources as well as other interested parties have recently cooperated in successfully supporting legislation which authorizes the Department of Natural Resources to acquire the abandoned Soo Line railroad grade between Saint Paul and Oakdale; and

WHEREAS, The Department of Natural Resources' use of the grade, a recreational trail, is supported by the City, but is jeopardized by the present owner's need to divest it in timely fashion; and

WHEREAS, It is a key feature of this effort that several of the interested parties in this venture, including Maplewood, have need of various parcels of the railroad grade for various public improvements, which improvements must be implemented without delay in the interests of public safety and welfare; and

WHEREAS, The authorizing legislation (Laws of Minnesota, 1983, Chapter 344, Section 23) provides for conveyance to other interested parties after acquisition by the Department of Natural Resources; and

WHEREAS, The law specifies that bonds for this acquisition may not be sold prior to July 1, 1984 unless an exception is granted by the State Commissioner of Finance; Now, Therefore Be It

RESOLVED, That the City Council of the City of Maplewood does hereby request that the Commissioner of Finance grant an exception as provided by law and arrange for sale of bonds sufficient to make available the appropriation as provided by law for the acquisition of the railroad grade in question, and Be It Further

RESOLVED, That this exception and sale take place at the earliest possible time.

MEMORANDUM

Action by Council:

TO: City Manager  
FROM: Finance Director *L.O. Faust*  
RE: Financing for Beam and Lydia Openings  
DATE: November 3, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

PROPOSAL

It is proposed that interfund transfers totaling \$16,486 be approved to close the fund for Project 77-14, Beam and Lydia Openings.

BACKGROUND

In May, 1978 the City Council approved a public improvement project for the opening of Beam and Lydia Avenues. The majority of the project costs were financed by 1978 and 1980 transfers from the Street Construction State Aid Fund, W.A.C. Fund, and the Sewer Fund. Final payment was made to the contractor for the project in 1980. However, the fund has been kept open to finance the litigation related to the easements that were acquired on Beam Avenue. After my insistence, the City Attorney's staff finally settled the easement case earlier this year.

The fund for this project can now be closed. A surplus of \$16,486 currently exists in the fund which has been caused by the 1978 and 1980 transfers exceeding the final project costs. The amounts involved are:

<u>Initial Transfer</u>	<u>Final Amount</u>	<u>Difference</u>	
\$242,149	\$230,681	\$ 11,468	Street Construction State Aid Fund
21,302	16,754	4,548	W.A.C. Fund
2,264	1,794	470	Sewer Fund
<u>\$265,715</u>	<u>\$249,229</u>	<u>\$ 16,486</u>	Total

These amounts will be subject to minor adjustments for the October investment interest allocation. The surplus in this fund should be eliminated by transfers back to the original funds that provided the initial financing. The amount of the transfers are listed in the difference column above.

RECOMMENDATION

It is recommended that the following transfers from the fund for Project 77-14 be approved, (subject to minor adjustments for the October investment interest allocation):

\$11,468 to the Street Construction State Aid Fund  
4,548 to the W.A.C. Fund  
470 to the Sewer Fund  
\$16,486 Total

E-6

MEMORANDUM

Action by Council:

TO: City Manager  
FROM: Finance Director *H. O. Faust*  
RE: Financing for Hazelwood Avenue Feasibility Study  
DATE: November 3, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

PROPOSAL

It is proposed that a transfer of \$25,878 be approved from the General Fund to the fund for Project 82-13, Hazelwood Avenue Reconstruction from Frost to T.H. 36.

BACKGROUND

On October 25, 1982, the City Council authorized the preparation of a feasibility study for the above project. The costs incurred for the study and public hearing have been:

- \$15,677 - Consulting engineer
- 6,970 - In-house engineering
- 1,298 - Interest expense on interim internal financing
- 987 - Soil borings
- 900 - Appraisals
- 46 - Miscellaneous
- \$25,878 Total

On July 25, 1983 the City Council rejected this project. Therefore, this fund should be closed at this time by a transfer from the General Fund of \$25,878 to eliminate the current deficit. (This amount is subject to a minor adjustment for the October interest allocation.) The General Fund budget includes \$30,000 for financing costs of public improvement projects that are abandoned.

RECOMMENDATION

It is recommended that \$25,878 be transferred from the General Fund to the fund for Project 82-13, (subject to a minor adjustment for the October interest allocation).

DFF:lnb

MEMORANDUM

E-7

TO: City Manager  
FROM: Associate Planner--Johnson  
SUBJECT: Time Extension  
LOCATION: Linwood Avenue, East of McKnight Road  
APPLICANT: Kurt Schwichtenberg  
PROJECT: Schwichtenberg's 2nd Addition  
-DATE: November 1, 1983

Action by Council:

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

Date \_\_\_\_\_

SUMMARY

Request

A one-year time extension for a thirteen lot, single-dwelling subdivision.

Comments

The applicant indicates that he plans to begin grading the site yet this year. The financing commitment needed for him to proceed is expected later this month. This is the first extension requested for the development.

Recommendation

Approval of a one-year time extension for the Schwichtenberg 2nd Addition preliminary plat, on the basis the applicant is making an effort to develop the site in a timely manner.

## BACKGROUND

### Past Actions

11-8-82: Council approved the Schwichtenberg 2nd Addition preliminary plat, subject to:

1. Lot five, block one and lot one, block two shall be at least 100 feet in width, at the established building setback line from Dorland Road.
2. That part of the outlot lying northeast of a line from the northeast corner of parcel 040-29 to the center of the temporary Dorland Road cul-de-sac, shall be combined with lot three, block 52, as illustrated on map three. The remainder of the outlot shall be redesignated as Outlot A.
3. Lots seven and nine, block one, shall be at least 75 feet wide at the building setback line, as measured parallel to the right-of-way of Dorland Road.
4. Lots five through eleven, block one, shall be changed to lots one through seven, block three.
5. A signed developers' agreement shall be approved by the City Engineer. The developers' agreement shall include provisions for:
  - a. Dedication of storm sewer and trail easements as follows:
    - (1) Twenty-feet wide from Dahl Road to the existing pond, centered on the east line of lots five through eight, block one.
    - (2) Twenty-feet wide adjacent to the southwesterly and southerly lines of lot eleven, block one.
    - (3) Ten-feet wide across the northwest corner of lot eleven, block one as measured from the west line of the plat. This condition will be eliminated if the property owners to the west grant an easement.
    - (4) Over the existing pond.
  - b. Construction of public streets and utilities internal to the plat, including easements, construction and elimination of the temporary cul-de-sacs at the ends of Dorland and Dahl Roads.
6. Approval by the City Engineer of final grading, drainage, and utility plans.
7. Submission of an erosion control plan to the City Engineer, consistent with the recommendations of the Soil Conservation Service. This plan shall address the trail access to the park (Outlot C).
8. Outlot C may be used for calculating density on lot four, block one.

9. Prior to issuance of an occupancy permit, the developer shall grade an eight-foot wide trail within the storm water easement adjoining lot eleven, block one from Outlot C to the temporary cul-de-sac for Dorland Road. The alignment within the storm water easement shall be approved by the City Engineer. (A recommended trail alignment is illustrated on map two.)
10. Except for the land lying east of the trail (item nine), the area southwest of the southwest line of lot eleven, block one and north of the easterly extension of the south line of parcel 040-29 (map three) shall be designated as Outlot B. The excepted land shall be combined with lot eleven, block one.
11. Outlot C shall be dedicated to the City for park not in lieu of PAC charge.

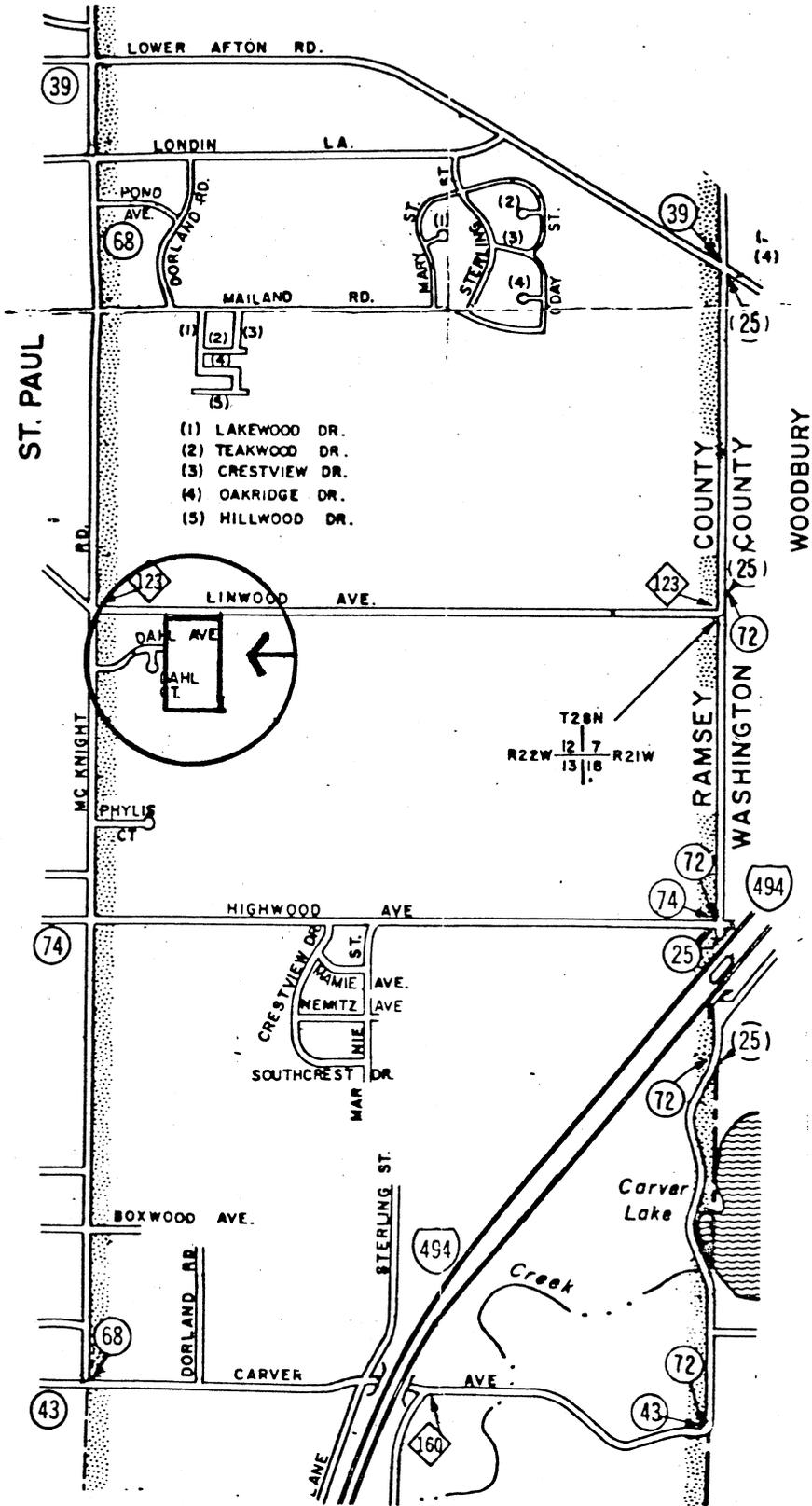
#### Planning

Section 30-5(e) states "For one year following preliminary approval and for two (2) years following final approval, unless the subdivider and the city agree otherwise, no amendment to a comprehensive plan or official control shall apply to or affect the use, development density, lot size, lot layout or dedication or platting required or permitted by the approved application. Thereafter, pursuant to its regulations the city may extend the period by agreement with the subdivider and subject to all applicable performance conditions and requirements, or it may require submission of a new application, unless substantial physical activity and investment has occurred in reasonable reliance on the approved application and the subdivider will suffer substantial financial damage as a consequence of a requirement to submit a new application. In connection with a subdivision involving planned and staged development, the city may by resolution or agreement grant the rights referred to herein for such periods of time longer than two (2) years which it determines to be reasonable and appropriate."

mb

#### Attachments

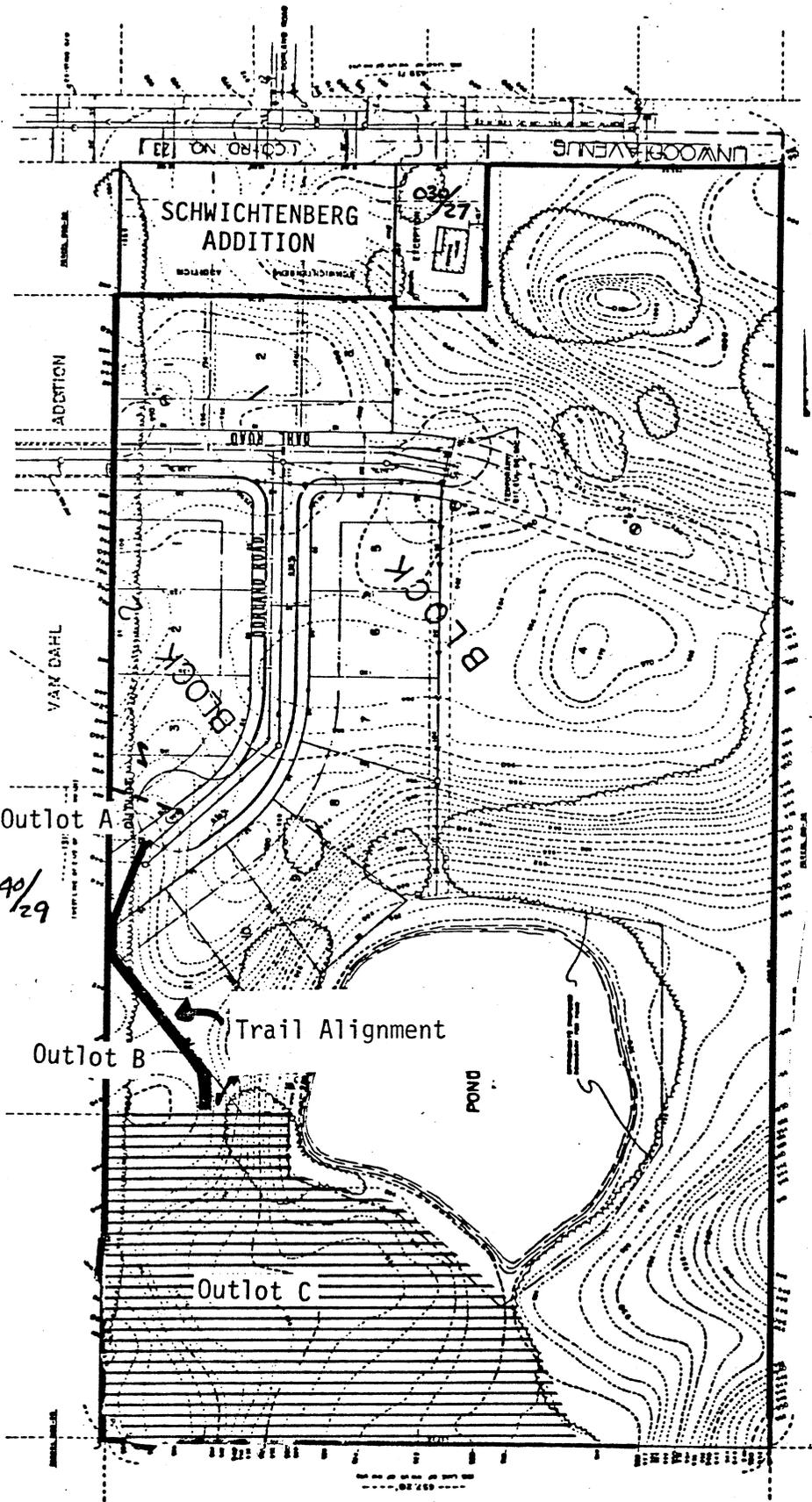
1. Location Map
2. Preliminary Plat Map
3. Applicant's Letter of Justification dated 10/10/83



MAP 1

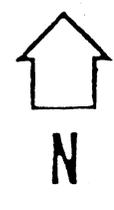
LOCATION MAP

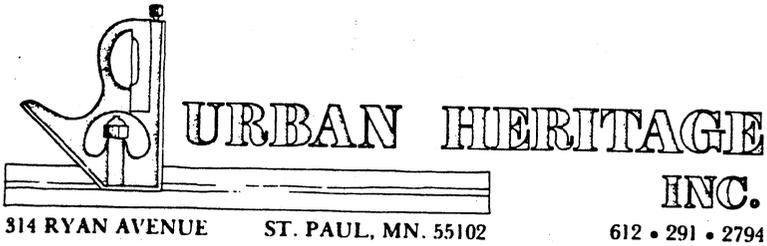




MAP 2 PRELIMINARY PLAT SCHWICHTENBERG SECOND ADDITION

LAND TO BE DEDICATED FOR PARK





October 10, 1983

Maplewood City Council  
c/o Geoff Olson  
Community Development Department  
Maplewood, Minnesota

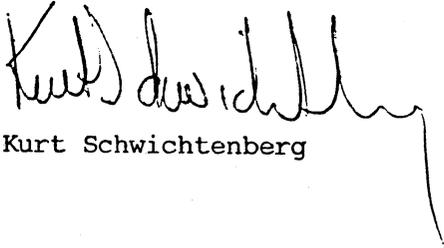
Dear Members of the Council,

We wish to extend preliminary approval of the thirteen lot platt east of the present terminus of Dahl Road for one year. It remains our intention to improve this platt and sell lots.

In this past year our financing capacity has been substantially absorbed by a condominium development project, which had also been in the works for over a year and was financed at favorable terms. This project is now selling and will cease to compete with Dahl/Dorland in the near future. We do not have other projects in the work up that will compete in the coming year.

Thank you for your consideration.

yours truly,



Kurt Schwichtenberg

MEMORANDUM

TO: City Manager  
 FROM: Thomas Ekstrand--Associate Planner  
 SUBJECT: Special Sign Permit Request  
 LOCATION: 380 E. Roselawn Avenue  
 APPLICANT: Rev. Kenneth Ludescher  
 OWNER: Church of St. Jerome  
 PROJECT: Banner Sign  
 DATE: October 31, 1983

Action by Council:

Endorsed \_\_\_\_\_  
 Modified \_\_\_\_\_  
 Rejected \_\_\_\_\_  
 Date \_\_\_\_\_

SUMMARY

Request

Approval to erect a banner-type sign, stretched across and above Roselawn Avenue for the following periods each year:

1. Two weeks before the third Sunday of September for a booya and festival.
2. Two weeks in the middle of October for carry-out booya.
3. Two weeks prior to the last weekend before Thanksgiving for an arts and crafts fair.

The proposed banner measures two feet by 30 feet.

Ordinance

1. Section 36-307 (10) of the Sign Ordinance would allow temporary signs pertaining to campaigns, drives or events of political, civic, philanthropic, educational or religious organizations; provided that, permission of the council must be obtained to erect such signs upon or over public property; and provided further that, such signs shall not be erected or posted for a period of more than fourteen (14) days prior to the date of the event and shall be removed within three (3) days thereafter.
2. Section 36-278 states that no temporary sign shall exceed one hundred (100) square feet in area. Temporary signs of rigid material shall not exceed thirty-two (32) square feet in area or eight (8) feet in height. Temporary signs may remain in place for a period not exceeding sixty (60) days or until completion of project.

CONCLUSION

Comments

The proposed sign would meet all code requirements.

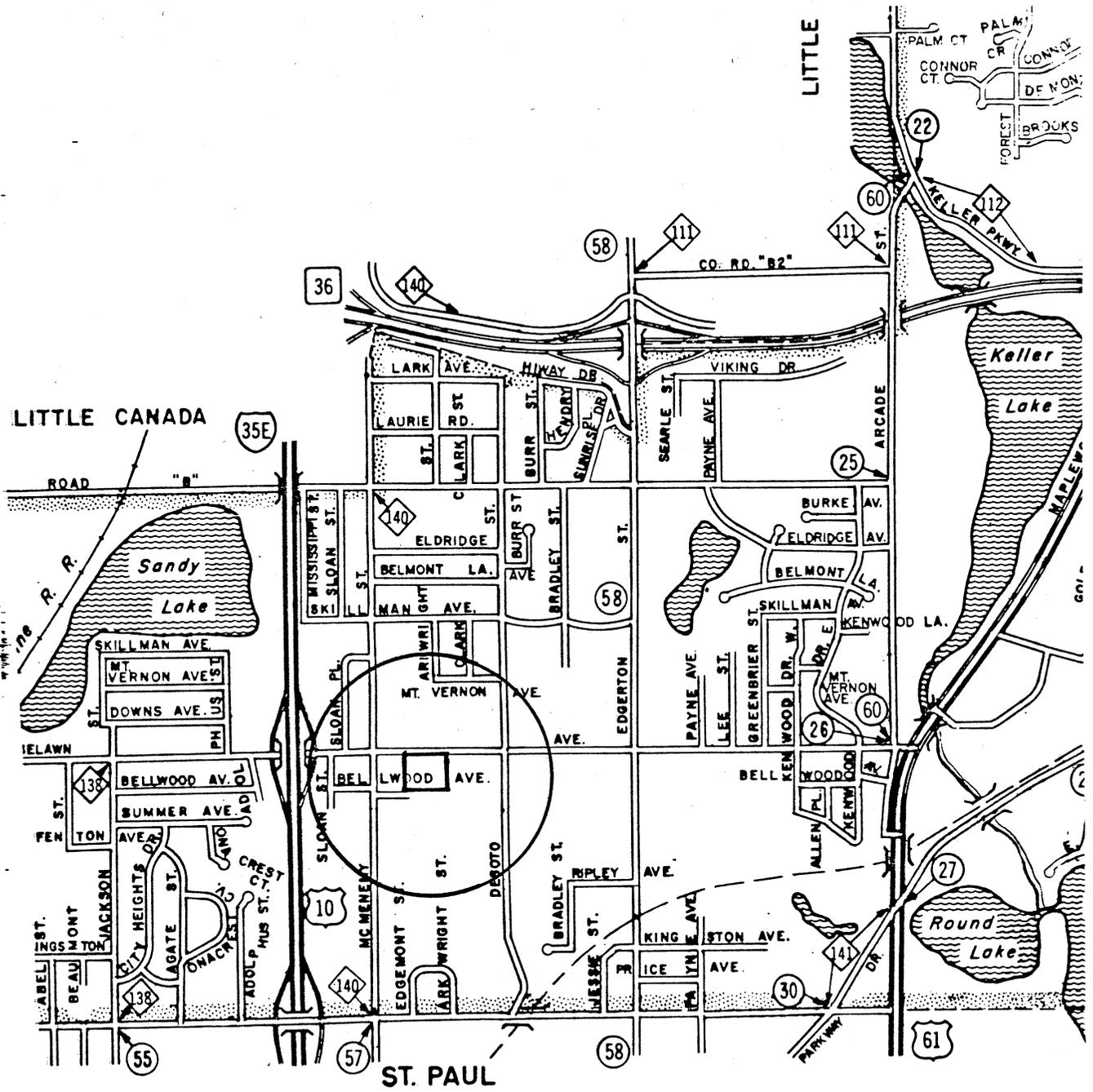
Recommendation

Approval of a special sign permit for the Church of St. Jerome to use a banner sign for six weeks each autumn over Roselawn Avenue right-of-way. Approval is subject to the church obtaining a sign permit (no fee) each year from the City, outlining the specific weeks for sign use.

jc

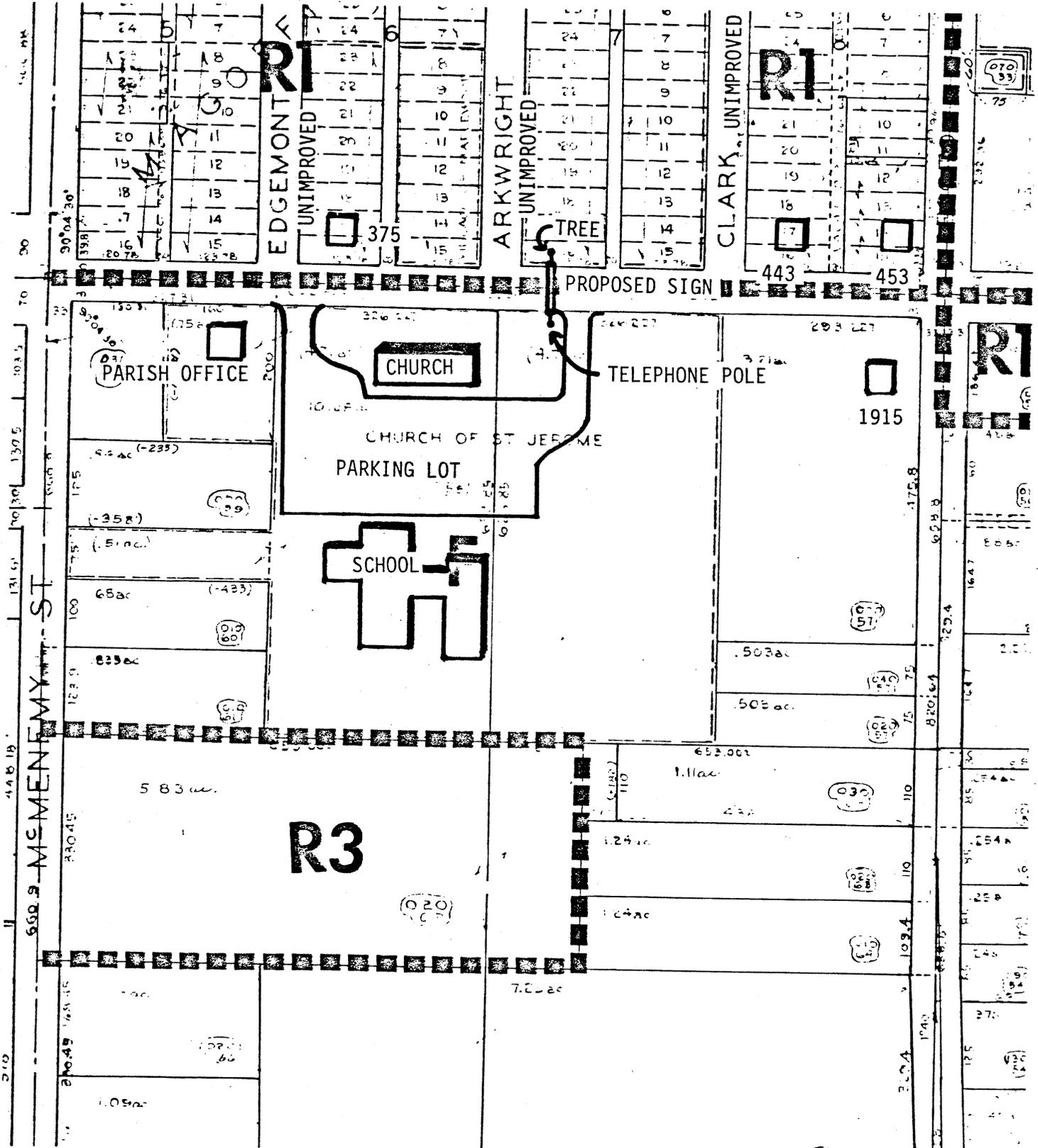
attachments

1. Location Map
2. Property Line/Zoning Map



# LOCATION MAP





# PROPERTY LINE / ZONING MAP



MEMORANDUM

59

Action by Council:

TO: City Manager  
FROM: Associate Planner--Ekstrand  
SUBJECT: Conditional Use Permit Renewal  
LOCATION: 1060 Sterling Avenue  
APPLICANT: Montessori Day Care Centers, Inc.  
OWNER: School District No. 622  
PROJECT: Day Care Center  
DATE: October 31, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

SUMMARY

Request

Renewal of the conditional use permit for the Sun Ray Montessori Center day care facility.

Explanation of Use

Refer to the letter on page 6 which was submitted with the original application.

CONCLUSION

Comments

All of the conditions of approval have been met and there have not been any nuisance complaints.

Recommendation

Adoption of the resolution on page 7 renewing the conditional use permit for the Sun Ray Montessori school at 1060 Sterling Street for (up to five years).

## BACKGROUND

### Site Description

1. Site size: 10.19 acres.
2. Existing land use: Beaver Lake Elementary School and playground

### Surrounding Land Uses

Northerly: a single dwelling and garage.  
Southerly: single dwellings.  
Easterly: Maple Oaks Funeral Home  
Westerly: Sterling Street. West of Sterling Street are single dwellings.

### Past Actions

10-25-82: Council approved a conditional use permit to allow the day care facility subject to the following conditions:

1. Smoke detection devices shall be installed in corridors.
2. Emergency lighting shall be provided according to the Fire Marshal's specifications.
3. There shall be protective covers over electrical receptacles in areas where there will be children under five years of age.

Council also approved a variance for the applicant to erect a 32 square foot sign. This was a variance of 24 square feet.

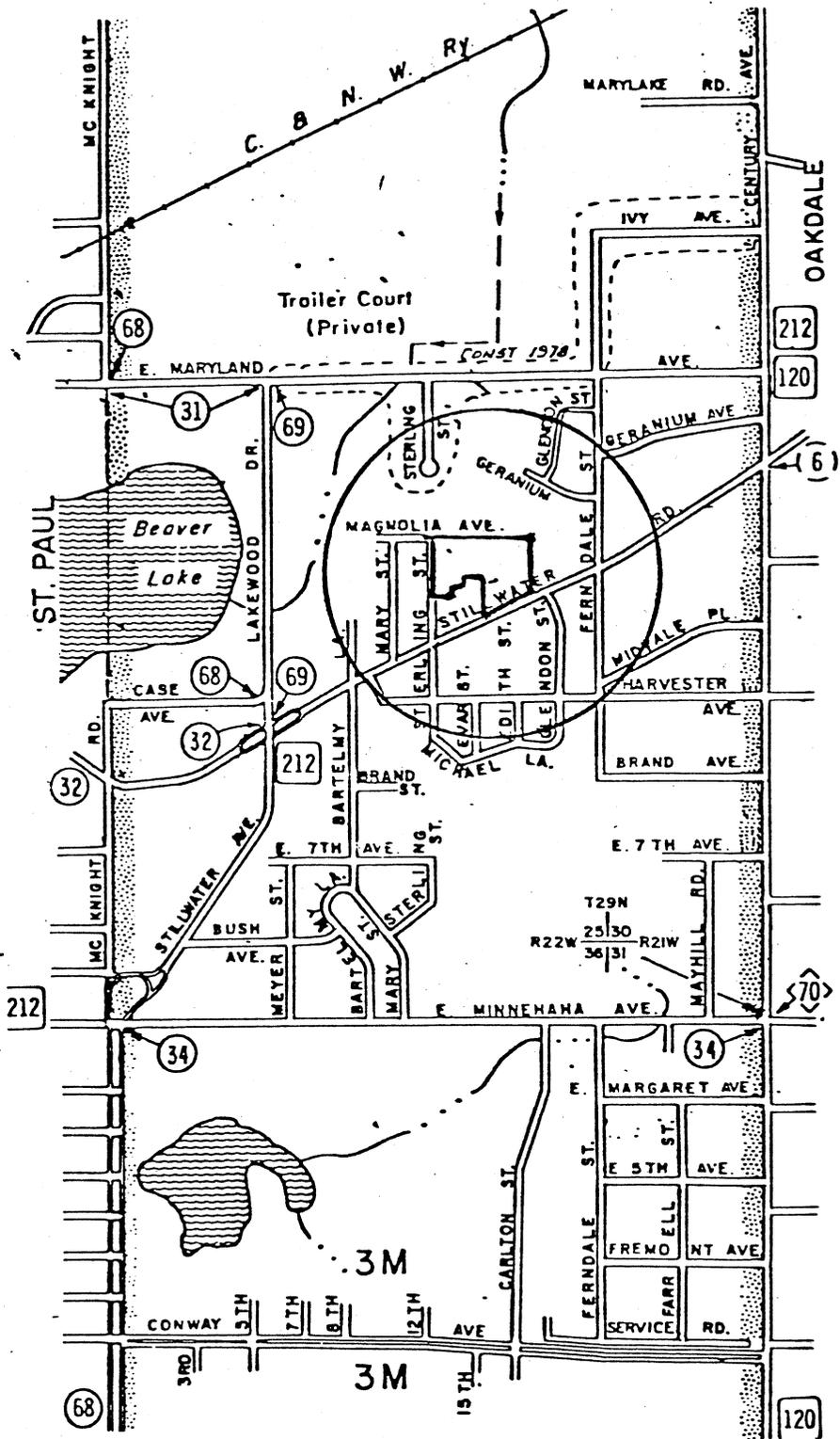
## PLANNING CONSIDERATIONS

1. Land Use Plan designation: S, school
2. Zoning: R-1, residence district (single dwelling)
3. Section 36-66 (3) of the city code states, "churches, public or parochial, and private schools (or other schools by special permit from the lawful governing body)" may be located in R-1 residential districts.
3. Section 36-442 of the city code further states:  
"(e) All conditional use permits shall be reviewed by the council within one year of the date of initial approval. At that review the council may specify an indefinite term or specific term, not to exceed five (5) years, for subsequent reviews. The Council may impose new or additional conditions upon the permit at the time of the initial or subsequent reviews. A conditional use permit shall remain in effect as long as the conditions agreed upon are observed, but nothing in this section shall prevent the city from enacting or amending official controls to change the status of conditional uses. Any conditional use that meets the agreed upon conditions and is later disallowed because of the city enacting or amending official controls shall be considered a legal nonconforming use."

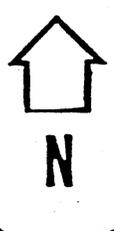
jc

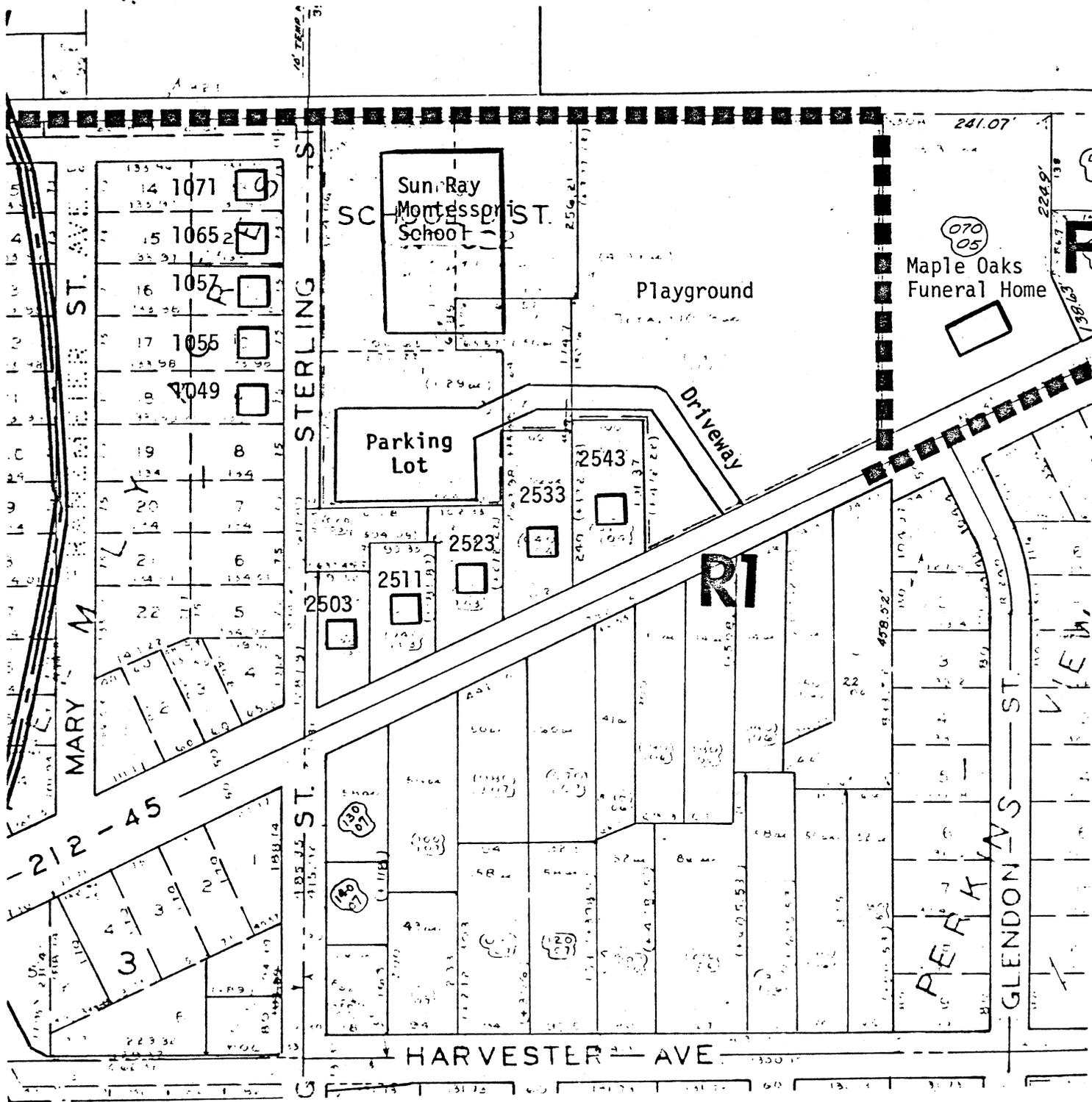
Attachments:

1. Location Map
2. Property Line/Zoning Map
3. Letter dated 9-13-82
4. Resolution



# LOCATION MAP





PROPERTY LINE / ZONING MAP



Sep 13 1982

SEP 13 1982

# Montessori Day Care Centers, Inc.

---

Montessori Day Care Centers, Inc., a non-profit corporation, desires to rent space in Beaver Lake School for the purpose of providing a child care center. This center would serve Infants from age 10 weeks to children 6 years of age. In addition, children 6 to 12 years may be served during the summer months and on school holidays. The center would be open year around, Monday thru Friday.

Based upon the amount of square feet which we would like to lease (4,271 square feet) we would serve approximately 90 children.

No physical alterations of the Beaver Lake School facility would be required. An outside playground would need to be erected - 60 x 100 or 6,000 square feet. A photo of the suggested playground is attached.

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Maplewood, Minnesota was duly called and held in the Council Chambers in said City on the \_\_\_\_\_ day of \_\_\_\_\_, 1983 at 7:00 p.m.

The following members were present:

The following members were absent:

WHEREAS, the Montessori Academy initiated a conditional use permit for a day-care facility at the following-described property:

Plat of survey of a parcel of land in the southwest quarter of the northeast quarter of Section 25, Township 29, Range 22, Ramsey County, Minnesota described as: except the north 68 feet of the south 288 feet of the east 170 feet and except the south 220 feet of the east 105 feet, the west 377.22 feet of the north 544.21 feet of said quarter quarter section.

This property is also known as 1060 North Sterling Street, Maplewood;

WHEREAS, the procedural history of this conditional use permit is as follows:

1. This conditional use permit was approved by Council on October 25, 1982, subject to the following conditions:
  - a. Smoke detection devices shall be installed in corridors.
  - b. Emergency lighting shall be provided according to the Fire Marshal's specifications.
  - c. There shall be protective covers over electrical receptacles in areas where there will be children under five years of age.
2. The applicant requested renewal of this conditional use permit on October 19, 1983.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described conditional use permit be renewed for \_\_\_\_\_ years, on the basis of the following findings-of-fact:

1. The use is in conformity with the city's comprehensive plan and with the purpose and standards of the zoning code.
2. The establishment and maintenance of the use would not be detrimental to the public health, safety or general welfare.
3. The use would be located and designed to be compatible with the character of the R-1 zoning district.



MEMORANDUM

Action by Council:

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

TO: City Manager  
FROM: Director of Public Works  
SUBJECT: Tax-Forfeit Land  
DATE: November 7, 1983

The parcel shown on the attached map is tax-forfeit property. The Maplewood Drainage Plan shows this location as the site for a future ponding area.

It is recommended the City Council adopt a resolution requesting this property remain in public ownership for public ponding purposes.

jw  
attachment

OFFICE OF THE LAND COMMISSIONER  
COUNTY OF RAMSEY  
109 Court House  
ST. PAUL, MINNESOTA  
55102

NOV 01 1983

292-7087

ANTHONY J. REITER, Commissioner

October 24, 1983

CERTIFIED MAIL

John Greavu, Mayor  
City of Maplewood  
1380 Frost Avenue  
Maplewood, MN 55109

Dear Mr. Greavu:

Attached hereto is a list of lands which forfeited to the State of Minnesota on August 5, 1983, for non-payment of real estate taxes. Said lands have been declared as non-conservation lands by Resolution No. 83-774 of the Ramsey County Board of Commissioners dated October 17, 1983, a copy being enclosed.

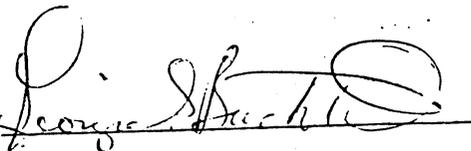
Approval by local government of the classification and sale of tax forfeited lands is required by law.

Attached is a sheet of general information and a suggested Resolution Form for submission to your City Council.

When Council action has been taken, please return a certified copy of the resolution to the Office of the Land Commissioner, Room 109, Court House, St. Paul, Minnesota 55102.

Yours very truly,

ANTHONY J. REITER  
Land Commissioner

By 

GEB/kt

Attach.

✓ cc: Mrs. Lucille Aurelius, City Clerk

# Resolution

PV. X 1

Board of

NOV 01 1983

## Ramsey County Commissioners

Presented By Commissioner Finley Date October 17, 1983 No. 83-774

Attention: Budget & Accounting; A. Reiter, Land Commissioner;

WHEREAS, MSA Section 282 provides that forfeited lands be classified as conservation or non-conservation and that the classification be submitted to the governing body of the governmental subdivision in which the parcels lie for approval of the classification and sale thereof; and

WHEREAS, The Land Commissioner has prepared a list dated October 17, 1983, of parcels which forfeited for non-payment of taxes and recommends that said parcels be classified as non-conservation lands; Now, Therefore, Be It

RESOLVED, That the Board of Ramsey County Commissioners hereby recommends that the parcels of forfeited land as shown on said list be and hereby are classified as non-conservation lands; and, Be It Further

RESOLVED, That the classification be submitted to the governing body of the subdivision wherein the parcels lie for approval of the classification and sale of the lands involved.

WARREN W. SCHABER, Chairman

By   
Chief Clerk - County Board

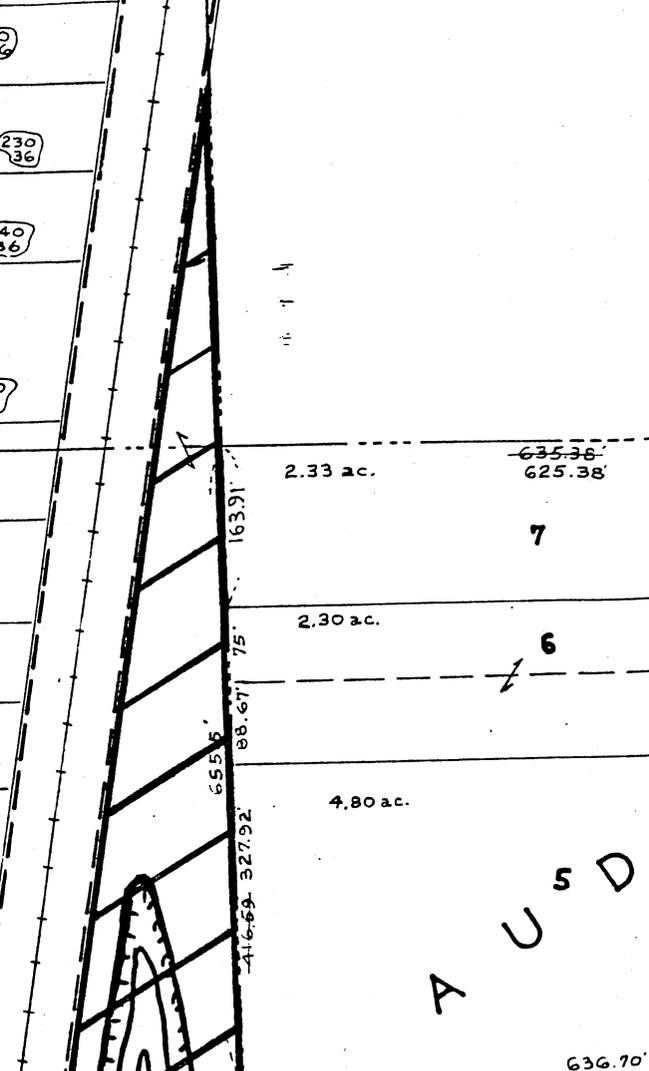
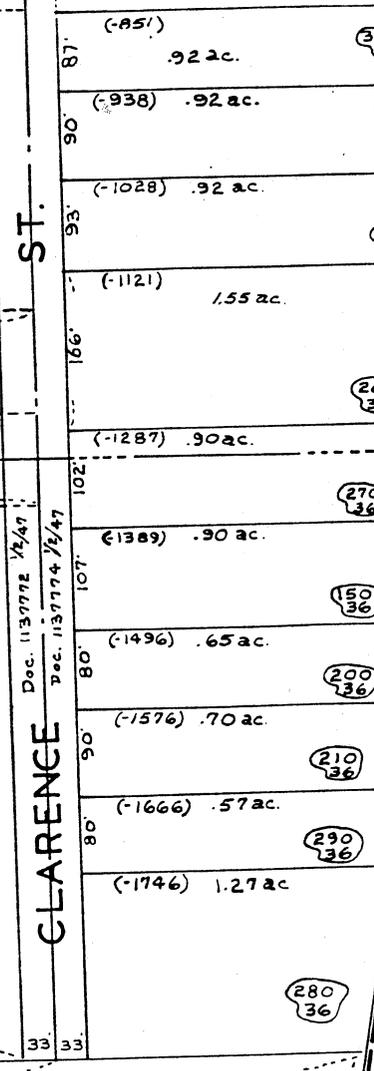
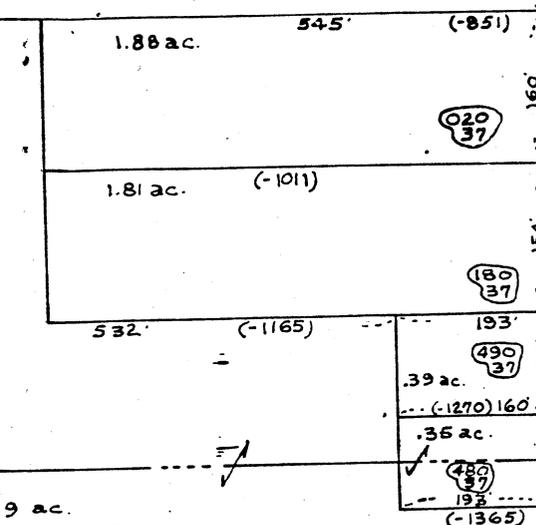
CLASSIFICATION LIST

October 17, 1983

NOV 1 1983

NOTICE NO.	SUBDIVISION	TOWNSHIP OR LOT	RANGE OR BLOCK	Code Number
	<u>CITY OF MAPLEWOOD</u>			
	<u>Unplatted Lands - Township 29, Range 22</u>			
	Part of the West One-half of the Northwest Quarter Easterly of the Northern Pacific Railway right-of-way in Section 10, Township 29, Range 22			57-01010-170-36





2) FLOWAGE ESMT. DOC. # 1935672

To MAPLEWOOD FOR PARK  
 12-30-1974

(520/37)

15.06 ac.

3J. TO FLOWAGE ESMT DOC. # 1935672 6-7-76

APPROXIMATE FUTURE POND LOCATION

To MAPLEWOOD FOR PARK  
 12-30-1974

(020/38)

NORTHERN PACIFIC RAILWAY CO.

State of Minn. Gravel Pit 4191-C

A U S D

Doc. 1723784 5/19/68 338.77' 40'  
 Doc. 1753069 6/30/69 200'  
 Doc. 1723784 5/19/68

(040/28)

ST. State Deed to Village 5-31-66

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

Date \_\_\_\_\_

RESOLVED, by the City Council of the City of Maplewood, Ramsey County, Minnesota, that the following On Sale Liquor Licenses having been previously duly issued by this Council, are hereby approved for renewal for one year, effective January 1, 1984, with approval granted herein subject to satisfactory results of required Police, Fire and Health inspections:

Bali Hai Restaurant  
2305 White Bear Avenue

Keller Lake Clubhouse  
2166 Maplewood Drive

Chicone's Bar & Cafe, Inc.  
2289 E. Minnehaha

L.M.S. Inc.  
3035 White Bear Avenue

Dean's, Inc.  
1986 Rice Street

LeBistro Cafe  
1146-48 Maplewood Mall

Esteban's of Maplewood, Inc.  
3069 White Bear Avenue

Maple Wheel Lounge  
2220 White Bear Avenue

Fox & Hounds  
1734 Adolphus

Maplewood Bowl  
1955 English

Garrity's  
1696 White Bear Avenue

Northernaire Motel, Inc.  
2441 Highway 61

Gulden's, Inc.  
2999 N. Highway 61

Red Lobster  
2925 White Bear Avenue

Holiday Inn of Maplewood  
1780 E. County Road D

Red Rooster  
2029 Woodlyn

Hook 'n Ladder  
2280 Maplewood Drive

Town Crier  
1829 North St. Paul Road

Maplewood Moose Lodge #963  
1946 English Street  
(Club License)

Chuck E. Cheese's Pizza Time Theatre  
2950 White Bear Avenue  
(Beer and Wine License)

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

RESOLVED, by the City Council of the City of Maplewood, ~~City of Ramsey~~ Ramsey County, Minnesota, that the following Off Sale Liquor Licenses having been previously duly issued by this Council, are hereby approved for renewal for one year, effective January 1, 1984, with approvals granted herein subject to satisfactory results of required Police, Fire and Health inspections:

C & G Liquors  
1347 Frost Avenue

J & R Liquors  
2730 Stillwater Road

Laber Liquors  
1730 Rice Street

Maplewood Wine Cellar  
1281 Frost Avenue

Party Time Liquors  
1740 VanDyke Avenue

Red Wagon Liquors  
2290 Maplewood Drive

Sarrack's International Wines & Spirits  
2305 Stillwater Road

Spark Liquors  
3000 White Bear Avenue

MEMORANDUM

F-1

Action by Council:

TO: City Manager  
FROM: Director of Community Development  
SUBJECT: Plan Amendment and Rezoning  
LOCATION: Beam Avenue and White Bear Avenue (Southwest Corner)  
APPLICANT: Peter Jarvis of Bennett-Ringrose-Wolsfeld-Jarvis-Gardner, Inc. and the City of Maplewood  
OWNERS: Leo J. and Lulu P. Schenz (2865 White Bear Avenue) and Henry J. and Patricia Ann Belisle (2855 White Bear Avenue)  
DATE: September 28, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

SUMMARY

Request

Approval of a plan amendment from LSC, limited service commercial to SC, service commercial and a rezoning from BC (M), business commercial (modified) to BC, business commercial.

Proposed Land Use

A Rapid Oil and Mr. Donut at 2855 White Bear Avenue and a possible Burger King restaurant on the corner.

Reason for the Request

1. The Mr. Donut restaurant is allowed by conditional use permit in the existing zoning, but a BC zone is required for Rapid Oil and for a restaurant with a drive-through window, such as Burger King.
2. An application was received for Rapid Oil and Mr. Donut. Burger King has not made an application, but is considering the site. The Planning Commission decided to include both sites at one time.
3. Refer to the applicant's letter of justification (page 12).

Comments

The city spent several years arriving at the BC (M) zone on the south side of Beam Avenue. The purpose was to allow a wide variety of commercial uses, because of the high assessments for Beam Avenue, while limiting auto-related uses that would not be compatible with the single dwellings to the south. Staff agrees with this concept, but believes that the area proposed for rezoning deserves special consideration.

The area proposed for rezoning is not needed as a buffer zone, if the city still agrees with the land use plan designation of LSC, limited service commercial for the land on Radatz Avenue, south of the proposed rezoning. One of these property owners (1927 Radatz Avenue) has requested that their land

be included in the rezoning. (See letter page 16.) A BC zone on Radatz Avenue would not be appropriate because of the residential neighborhood to the west. This property is one of the properties on the north side of Radatz Avenue planned for LSC, limited service commercial use. These property owners should submit a joint application for rezoning. Since Council previously denied a rezoning to BC (M), the only other zoning district is LBC, limited business commercial (offices). The land across Radatz Avenue is now zoned LBC and used as a driveway to an office building under construction. If the city no longer supports commercial development on this part of Radatz Avenue, the proposed plan amendment and rezoning at White Bear Avenue and Beam Avenue should be denied to protect existing and future homes to the south. Council should then initiate a plan amendment to RL, residential low density for the properties fronting on the north side of Radatz Avenue, from 1927 Radatz to Southlawn Drive. If Council agrees with the existing commercial designation, a plan amendment to RL should still be initiated from 1905 Radatz Avenue to Southlawn Drive. This is a single-dwelling neighborhood. The current RM designation is not realistic.

Recommendation (requires at least four votes)

- I. Approval of the enclosed resolution (page 17 ) amending the land use plan from LSC, limited service commercial to SC, service commercial, on the basis that:
  1. A buffer zone is not needed, since the property to the south is designated for LSC use.
  2. The property to the north is designated DC, diversified center and the property to the east is designated SC.

Approval is subject to Metropolitan Council review.

- II. Approval of the enclosed resolution (page 18 ) rezoning the site to BC, business commercial. Approval is subject to the plan being amended.
- III. Advise the property owner at 1927 Radatz Avenue to submit an application for rezoning to LBC for the north side of Radatz Avenue designated for commercial use in the land use plan.
- IV. Initiate a plan amendment from RM, residential medium density to RL, residential low density for the north side of Radatz Avenue from 1905 Radatz Avenue to Southlawn Drive.

## BACKGROUND

### Site Description

Gross acreage: 3.3  
Net acreage (less public rights-of-way): 2.0  
Existing land use: two single dwellings

### Surrounding Land Uses

Northerly: Beam Avenue and the Red Lobster restaurant  
Easterly: White Bear Avenue and the Maplewood State Bank  
Southerly: single dwellings planned for limited service commercial development  
Westerly: the site for the future Sound of Music store

### Past Actions

5-20-74: The Planning Commission recommended that the south side of Beam Avenue, between White Bear Avenue and Southlawn Drive, be rezoned from F, farm residence to LBC, limited business commercial. The rezoning was initiated by the Council because of the assessments from Beam Avenue. The Commission had reservations about the LBC zone, but it was the most compatible zone with the land use plan.

8-8-74: Council referred the rezoning of the south side of Beam Avenue back to the Planning Commission "to evaluate the greater area to determine an equal balance of zoning."

9-9-74: The Planning Commission approved the concept for a diversified center overlay zone, with specific locations and wording to be studied.

1-16-75: Council adopted an overlay zoning district.

2-18-75: The Planning Commission recommended approval of a rezoning from F to CO, commercial office as this would be consistent with the Plan for office and related uses.

2-27-75: Council gave first reading to a rezoning from F to CO.

3-20-75: A motion for adoption of the CO zone by the Council failed.

9-18-75: Council gave first reading to a specific overlay zone for the diversified center and adjoining land, including the south side of Beam Avenue. Council also gave first reading to a BC zone.

10-23-75: A motion for adoption of a BC, business commercial zone by the Council failed. Council also denied the overlay district and requested that the Planning Commission develop a modified business and commercial zone.

12-15-75: The Planning Commission recommended the following new zones in order of preference:

1. CT, commercial transitional
2. BC (M)
3. LBC (modified)

3-11-76: Council adopted a BC (M) district. The purpose of the BC (M) district is to allow a wide variety of commercial uses, while prohibiting those that are heavily oriented to the automobile and, therefore, not compatible with adjacent homes.

5-25-76: Council rezoned the south side of Beam Avenue to BC (M).

6-7-79: Council extended the BC (M) zone to the south to its present location to give more depth to the Beam Avenue lots.

8-2-79: Council denied a rezoning to BC (M) for 2829 White Bear Avenue and the three properties to the west on Radatz Avenue.

10-25-82: Council modified the BC (M) district to prohibit restaurants with drive-up order windows or serving of food to patrons in their cars.

### Planning

1. Land Use Plan designation: LSC, limited service commercial. (See page .)
2. The limited commercial center classification refers to commercial facilities on a neighborhood scale. Heavy industrial uses, department stores, motels, auto accessory stores, etc. would be prohibited, while other land uses of a medium intensity nature would be permitted subject to meeting certain performance standards.
3. The SC, service commercial designation is oriented to facilities which are local or community-wide scale. While a full range of commercial uses is permitted in this district, certain types of facilities which may be of a high-intensity nature, such as fast food restaurants, discount sales outlets, gas stations, and light industrial uses, should be permitted subject to specific performance guidelines. The objective of establishing this district is to provide for a wide variety of commercial uses, compatible with the character and development of the neighborhoods in which they are located.
4. Existing zoning: BC (M) (See page 10.)
5. Proposed zoning: BC (See page 11.)
6. A restaurant, such as Burger King or Mr. Donut requires a conditional use permit in the BC (M) zone. A drive-up window is prohibited. Both a drive-up window and restaurant are a permitted use in the BC zone.
7. Section 473.865 of State Statutes states:
  - Subd. 2. A local governmental unit shall not adopt any official control or fiscal device which is in conflict with its comprehensive plan or which permits activity in conflict with metropolitan system plans.
  - Subd. 3. If an official control conflicts with a comprehensive plan as a result of an amendment to the plan, the official control shall be amended by the unit within nine months following the amendment to the plan so as to not conflict with the amended comprehensive plan.

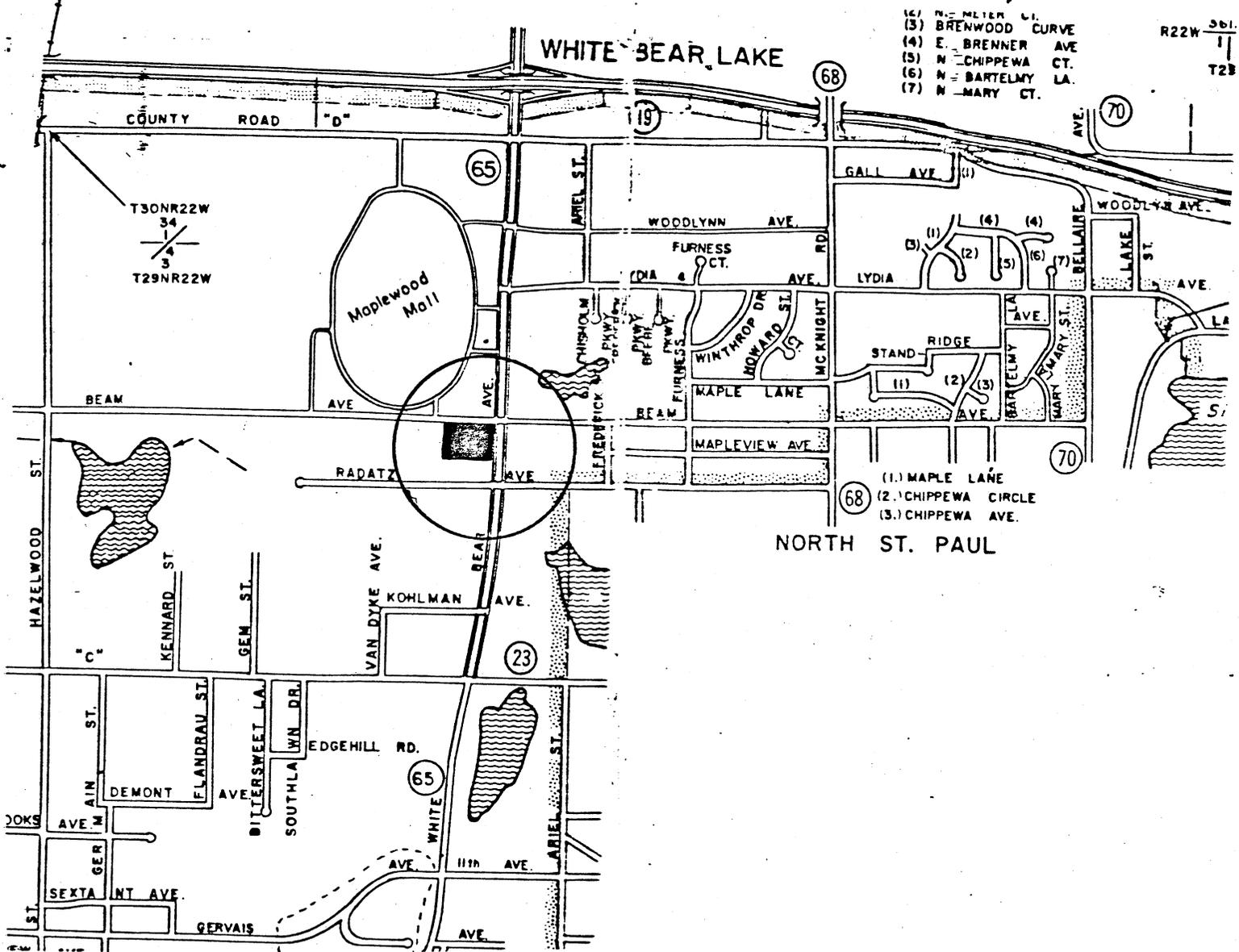
## Procedure

1. Public hearing with the Planning Commission and recommendation to the City Council.
2. City Council holds a public hearing and makes a decision, subject to Metropolitan Council review of the plan amendment.
3. Metropolitan Council review of the plan amendment for regional significance.

jc

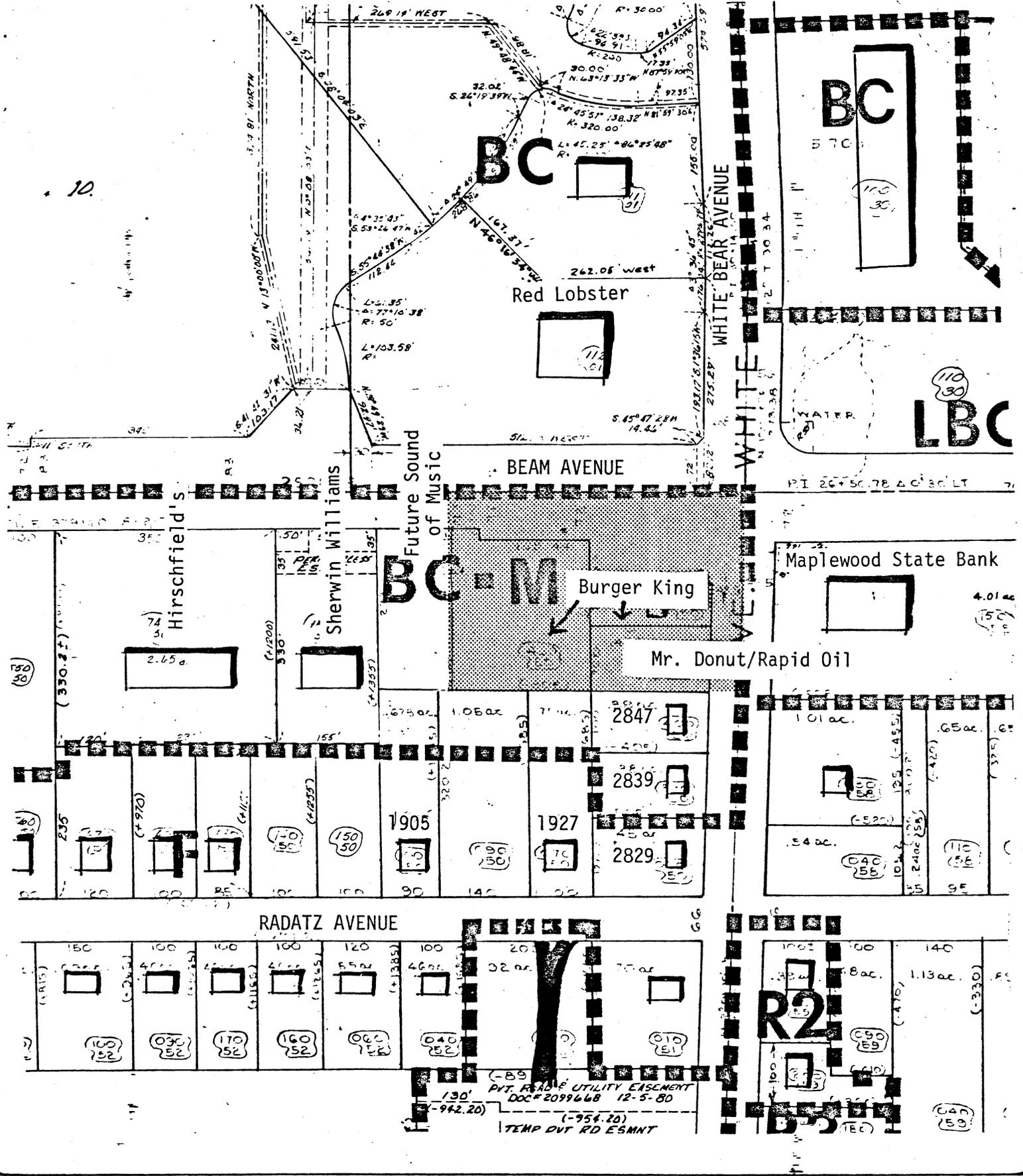
## Attachments

1. Location map
2. Property line/zoning map
3. Land use map
4. Site plan
5. BC (M) district
6. BC district
7. Applicant's letter
8. Resident's letter
9. Plan amendment resolution
10. Rezoning resolution

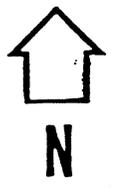


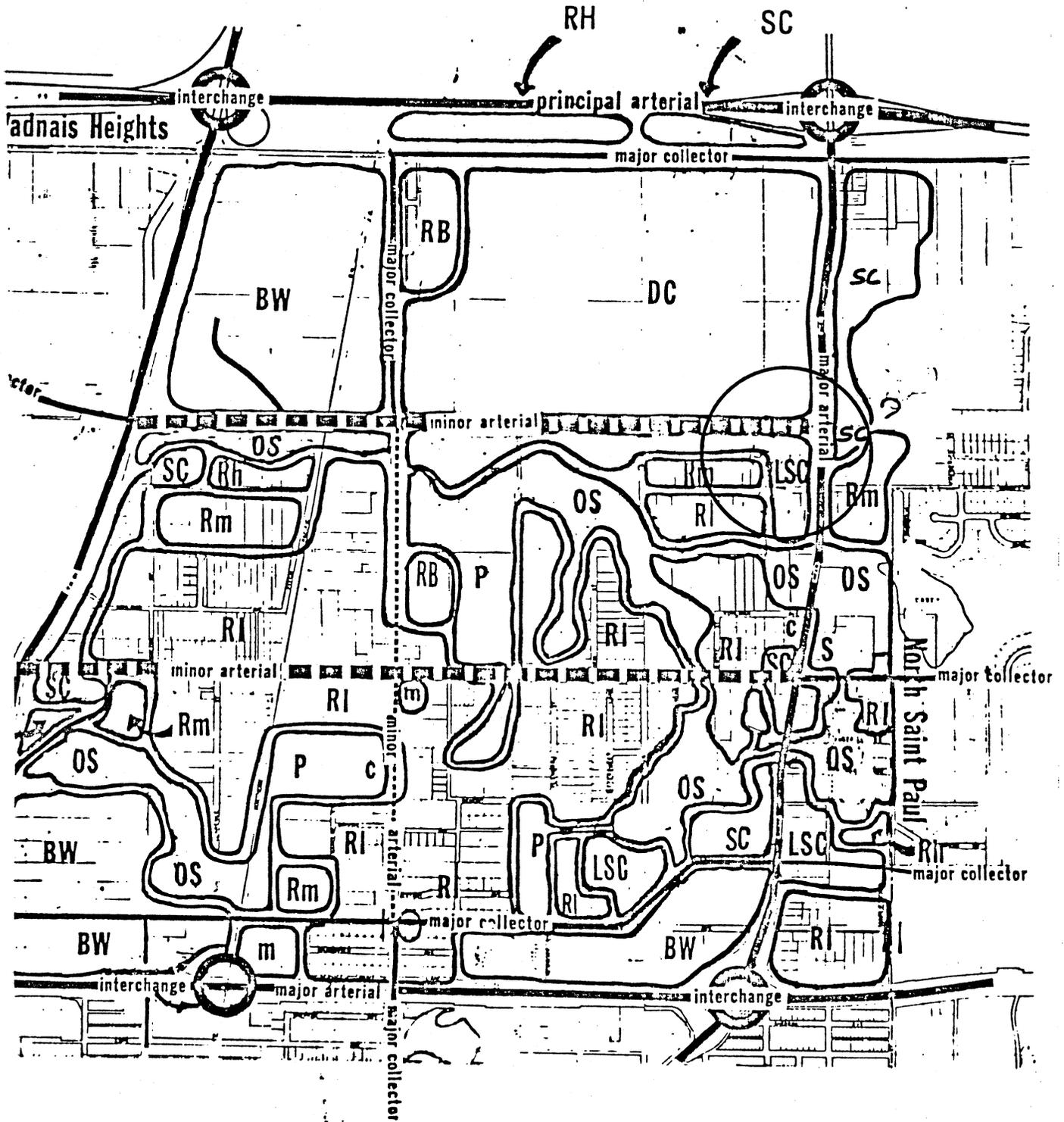
LOCATION MAP





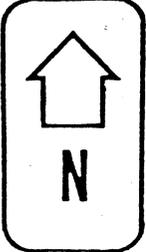
# PROPERTY LINE / ZONING MAP

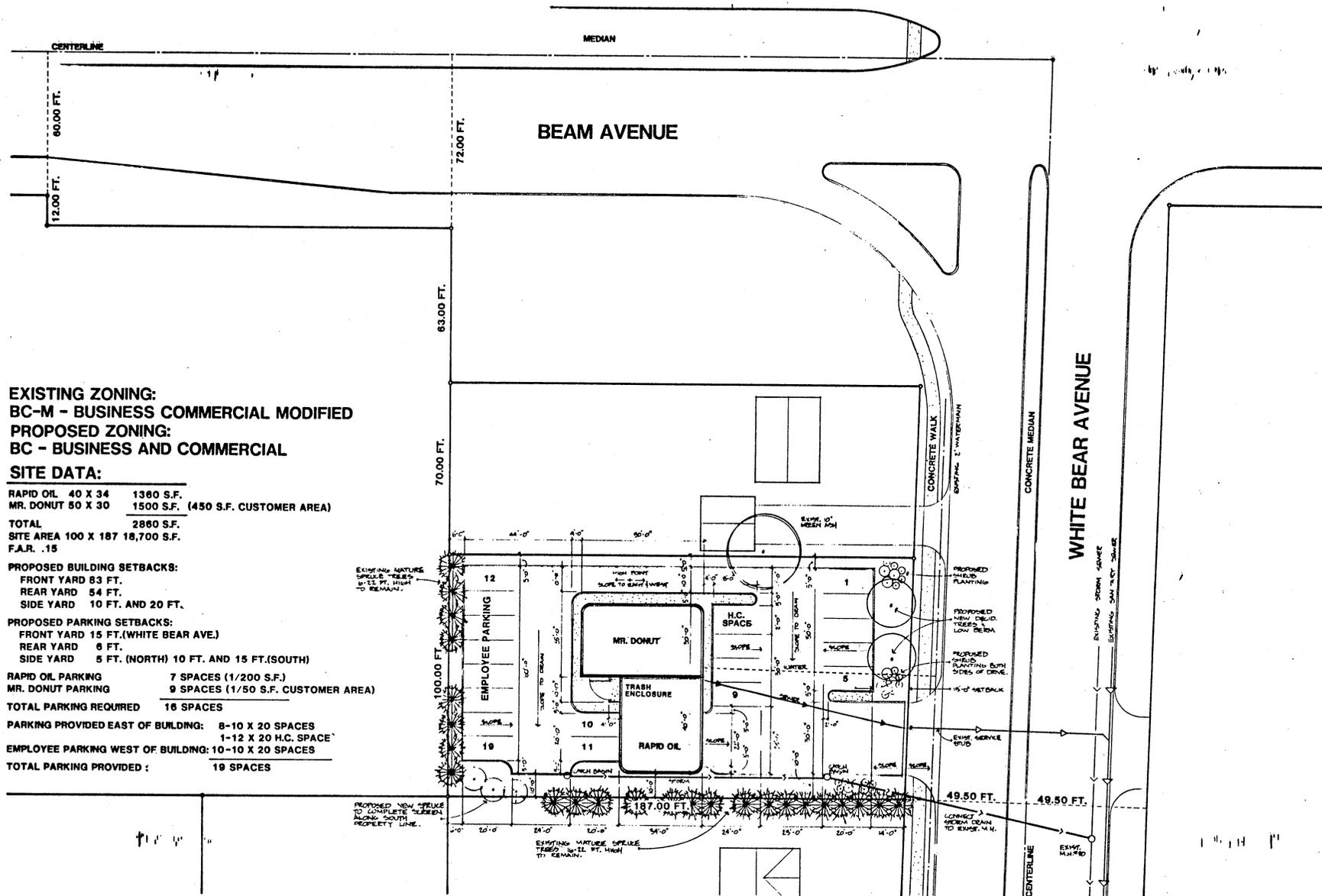




SC, service commercial  
 LSC, limited service commercial

**Hazelwood**  
**NEIGHBORHOOD LAND USE PLAN**



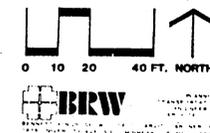


Attachment 4

# Rapid Oil / Mr. Donut

MAPLEWOOD, MINNESOTA

SITE PLAN



Sec. 36-155. BC(M) Commercial District (Modified).

1. INTENT. The BC (M), Business Commercial-Modified District is intended to provide for the orderly transition between more intensive commercial uses and low or medium density residential areas. Restrictions on, but not limited to, building height, setbacks, orientation, parking lot location or location of building entrances may be required to ensure compatibility with abutting residential uses.
2. USE REGULATIONS. A building may be erected or used, and a lot may be used or occupied, for any of the following purposes, and no other:
  - a. Retail store; professional administrative offices; bank or savings and loan; personal service, craftsmen's shop, mortuary
  - b. Hotel or motel
  - c. Walk-in theatre
  - d. Job printing shop
  - e. Bakery or candy shop producing goods for on-premises retail sales.
  - f. Any use of the same general character as any of the above permitted uses, as determined by the City Council, provided that no use which is noxious or hazardous shall be permitted.
3. The following uses when authorized by the City Council by means of a special use permit:
  - a. All uses permitted in R-3 Multiple Dwelling Districts, except the construction of houses permitted in R-1 and R-2 districts.
  - b. Laundromat or similar automatic self-service laundry
  - c. Restaurant, where there are no drive-up order windows or serving of food to patrons in their automobiles. All cooking odors must be controlled so as not to be noticeable to adjacent residences.
  - d. Place of amusement, recreation, or assembly, other than a theater, where there are no outdoor activities.

**Sec. 36-153. Use regulations.**

In a BC Business and Commercial District in the city, the following regulations shall apply:

(1) *Permitted uses:* A building may be erected or used, and a lot may be used or occupied, for any of the following purposes, and no other:

- (a) Apartment for one family in combination with business use.
- (b) Hotel, motel, tourist home, rooming house or boarding-house.
- (c) Retail store, restaurant, office, agency, studio, bank, personal service and craftsmen's shop, mortuary.
- (d) Automobile sales agency, used car lot, parking garage or lot, provided all facilities are located and all services are conducted on the lot.
- (e) Newspaper publishing, job printing establishment.
- (f) Theater.
- (g) Hand or automatic self-service laundry.
- (h) Bakery or confectionery shop, for the production of articles to be sold only at retail on the premises.
- (i) Public garage or motor fuel station; provided that a license to operate such business is first obtained from the city council pursuant to chapter 17 of this Code. All public garages and motor fuel stations must be so located on the site and the site shall be of the size as provided in section 36-156 of this division which defines kinds of operation, site area required and other data relating to such business.
- (j) Any use of the same general character as any of the above permitted uses; provided that, no use which is noxious or hazardous shall be permitted.

(2) *Special exceptions:* The following uses are allowed when authorized by the city council as a special exception:

- (a) All uses permitted in R-3 Residence Districts, except the construction of dwelling houses permitted in divisions 3 and 4 of this article, R-1 and R-2 Residence Districts.
- (b) Processing and distributing station for milk or other beverages, carting or hauling station.
- (c) Place of amusement, recreation or assembly, other than a theater, when conducting indoors.
- (d) Yard for storage, sale and distribution of ice, coal, fuel oil or building materials, when enclosed within a fence of not less than six (6) feet in height, but not including junkyard, salvage, automobile or other wrecking yard. (Code 1965, § 907.010; Ord. No. 232, § 3, 10-19-67; Ord. No. 256, 11-20-69; Ord. No. 402, § 1, 8-12-76)



PLANNING  
TRANSPORTATION  
ENGINEERING  
ARCHITECTURE

BENNETT, RINGROSE, WOLSFELD, JARVIS, GARDNER, INC. • 2829 UNIVERSITY AVENUE SE • MINNEAPOLIS, MN 55414 • PHONE 612/379-7878

September 14, 1983

Mr. Geoffrey Olson, Planning Director  
City of Maplewood  
Planning Department  
1902 East County Road B  
Maplewood, MN 55109

Dear Mr. Olson:

Please find attached our submittal for initiating the rezoning of the property at 2855 White Bear Avenue. If approved, the request would allow development of the parcel as the Maplewood location for two service commercial businesses; Rapid Oil Change, and Mister Donut. Rapid Oil Change is a locally based, privately owned company in the business of providing automobile oil change servicing and related parts and a maintenance check. Rapid Oil Change operates numerous stores throughout the metropolitan area. Based on their experience in other locations, and their emphasis on providing customers with the convenience of waiting while the service is performed, the accessibility and location of the proposed site is an important factor in the decision to locate their business within the City of Maplewood. Mister Donut is a franchise operation of International Multifoods, a Minneapolis Corporation. The business consists of retail sales of baked goods and beverages for carry-out trade and sit down counter service. In this location, the Mister Donut franchise would lease their space from the owner of the Rapid Oil Change operation. The mutual benefits of locating these two businesses together is clear in the opportunity for each to service customers attracted by the other.

The proposed site is located on the west side of White Bear Avenue about 200 feet south of the intersection with Beam Avenue. The adjacent lots to the north and south are occupied by single-family residences on 70 foot and 100 foot lots respectively. A branch bank office is located across White Bear Avenue to the east, and vacant, undeveloped land adjoins the lot to the west. The surrounding area is characterized by the Maplewood Mall regional shopping center and the variety of retail and service commercial and restaurant uses which have emerged around the center to the north and east. The immediate area adjacent to the site south of Beam Avenue and west of White Bear Avenue is currently evolving as a prime location for neighborhood scale retail and service businesses. These businesses take advantage of the traffic generated by the regional center, particularly that which enters or leaves the area from or to the south on White Bear Avenue.

Mr. Geoffrey Olson  
September 14, 1983  
Page Two

Ramsey County has estimated existing average Daily Traffic for White Bear Avenue based on counts taken this year. North and south bound trips each average 16,200 vehicles per day between County Road C, and County Road D. The County considers the existing traffic volume to be well below the capacity of the roadway and intersection at Beam Avenue. We estimate the existing roadway to have the capacity to handle an ADT of 30,000.

A windshield survey of the area shows no existing businesses that are precisely of the type proposed by this request either within or around the regional center. Auto-related businesses providing complete auto servicing are certainly in the area, located to the north of the proposed site; there is an Amoco Station north of County Road D on the east side of White Bear Avenue, a Firestone Tire store and service center on Woodlyn east of White Bear Avenue, and a Sears tire, battery, and service store at the south end of the shopping center adjoining the Sears store. Restaurants abound in the area.

The site is currently zoned Business Commercial Modified, which would allow the Mister Donut use without rezoning. Strict interpretation of uses allowed by existing zoning requires a change to the Business Commercial zone to accommodate Rapid Oil Change because it is an auto-related business. The nature of the Rapid Oil Change operation however, can be shown to be consistent with the intent of the Business Commercial Modified zone to provide for clean, neighborhood scale retail and service uses in a transitional zone between major commercial areas and residential neighborhoods. Because only minor auto servicing is offered by Rapid Oil Change, all of their operations occur within enclosed service bays. The by-products of major auto servicing operations which may be objectionable in a location near residential land use such as noise, large amounts of refuse, outside display and storage of tires and parts, overnight parking, parking of disabled vehicles, and parking of service vehicles, are not a part of the Rapid Oil Change operation. Traffic generated by this proposed development would also be significantly lower than the typical auto service use which might negatively impact the surrounding area or level of service on adjacent streets. Vehicle counts at similar suburban locations of the proposed uses show an expected total of 355 vehicles per day entering and exiting the site. Rapid Oil Change would account for 30 trips, and Mister Donut would account for the remaining 325 trips. Typical p.m. peak hour volumes at the same suburban locations were found to be an average of three vehicles for Rapid Oil Change, and 15 vehicles for Mister Donut for a total of 18 vehicles expected to enter and exit the development during the p.m. peak. The use allowed by existing zoning clearly will account for the majority of the site-generated traffic anticipated for the proposed development of the site.

The attached site plan illustrates development of the site to accommodate a number of concerns. Because the site is flanked by single family residences, the proposed building is located to preserve an existing heavy concentration of spruce trees which provide screening for the property to the south. The front yard setback is coordinated to provide convenient customer parking in front of the building, and to locate the building mass toward the rear of the lot away from direct sight lines from the adjacent residences. Site access is located at the south end of the lot to maximize the distance between the driveway curb cut and the intersection with Beam Avenue to the north. Direct access is also available to the Rapid Oil Change service bays which are located at the south end of the building. The driveway and parking aisle in front of the building are located to be the logical connection and termination at White Bear Avenue of the on-site frontage road circulation concept which is currently being implemented along Beam Avenue to the north and west of the site. The east-west drive between the parking areas in the front and rear of the building recognizes the likelihood that the lot to the north will be redeveloped for a commercial use. It is located to be expandable as part of the frontage road system, or, to provide common access to both lots through cross easements. This flexibility would allow development of the 70 foot lot without an additional driveway curb cut on White Bear Avenue. The Rapid Oil Change operation generates little demand for parking because of quick, efficient customer turnover. Parking required for the Mister Donut component is located within easy walking distance at the front of the store. Employee parking for both is located at the rear of the lot.

Both businesses would be accommodated within a single building with a unified architectural theme. The 1460 square feet for Rapid Oil Change would include two service bays, office space, storage space and rest rooms. The 1500 square feet for Mister Donut would include 1050 square feet of food preparation, storage, service, and office space, and 450 square feet devoted to customer use. Rest rooms would be included. High quality exterior materials including brick and prefinished metal are anticipated for use on all sides of the building. Signage for the two businesses would be coordinated with one another and with the exterior building materials. Landscaping would be provided to augment the existing screening to the south and west. Additional plantings would be used to help screen the parking area in front of the building and to highlight the entrance. The site would be serviced by existing watermain and sanitary sewer service connections available on the west side of White Bear Avenue. Site grading would direct surface runoff to the east and west around the building, then to the south to catch basins located at the southern edge of parking lots both in front of and behind the building. Storm drainage would extend to the east from the catch basins

Mr. Geoffrey Olson  
September 14, 1983  
Page Four

to an existing storm sewer on the east side of White Bear Avenue.

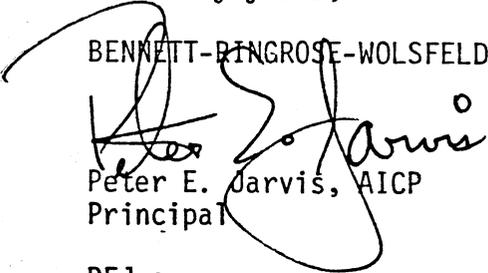
In summary, the following points should be considered in the determination of whether or not to approve the proposed rezoning:

- o The services offered by the proposed use are not available in the area even though the location on White Bear Avenue and traffic generated by surrounding uses suggest that demand for the services exists in the area.
- o The proposed use is quite compatible with other uses found in and around a regional shopping center.
- o The scale, character, and "clean" operation of the proposed use is consistent with the intent of the existing zoning classification to provide for uses which make the transition from regional shopping area to residential area without negative impacts on residential land uses.
- o The quality of the proposed development is consistent with the intent to create a transition compatible with residential land use.
- o Adjacent land uses can be adequately safeguarded from the impacts of development through sensitivity in site planning and landscaping as illustrated in the proposed plan.

For these reasons we are hopeful that the proposed rezoning can be accomplished to allow this development to become an asset to the City of Maplewood.

Sincerely yours,

BENNETT-BINGROSE-WOLSFELD-JARVIS-GARDNER, INC.



Peter E. Jarvis, AICP  
Principal

PEJ:en

September 26, 1983

To Whom it may concern:

We are property owners in a section of Maplewood that is being considered for rezoning. We have lived in our home, located at 1927 Radatz, for the past 20 years. My husband is disabled with emphysema and due to his extremely poor health cannot attend the hearing on October 5<sup>th</sup> regarding the rezoning issue. Therefore, we are submitting this letter to you in hopes that someone will present our petition for us.

The present rezoning proposal would have our property almost completely surrounded by commercial properties. As it stands, 100% of the property on our north property line and 75% of the property on the east would be rezoned commercial. On our southern border the driveway for the new office building is already completed and is directly in front of our home. This area is also scheduled for rezoning.

We are asking that the whole of our property, rather than the back 25%, be included in the rezoning proposal. The plan left as is leaves our property landlocked by small businesses which will require parking lots. This is certain to cause a drop in our property value as well as make our home difficult to sell.

My husband's health must also be considered by such a proposal. The increased noise and air pollution could have a detrimental affect on his condition.

We hope that you will take a serious look at our proposal and let us know of your decision.

Sincerely,

Donald R. Patwell  
Lois J. Patwell  
1927 Radatz Avenue  
Maplewood, MN 55109

*Donald R. Patwell*  
*Lois J. Patwell*

Plan Amendment Resolution

WHEREAS, the City of Maplewood and Bennet-Ringrose-Wolsfeld-Jarvis-Gardner, Inc. initiated an amendment to the Maplewood comprehensive plan from LSC to SC for the southwest corner of Beam Avenue and White Bear Avenues.

WHEREAS, the procedural history of this plan amendment is as follows:

1. This plan amendment was initiated by the City of Maplewood and Bennett-Ringrose-Wolsfeld-Jarvis-Gardner, Inc.
2. The Maplewood Planning Commission held a public hearing on October 3, 1983 to consider this plan amendment. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The planning commission recommended to the city council that said plan amendment be
3. The Maplewood City Council considered said plan amendment on 1983. The council considered reports and recommendations from the planning commission and city staff.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described plan amendment be approved on the basis of the following findings of fact:

1. A buffer zone is not needed, since the property to the south is designated for LSC, limited service commercial use.
2. The property to the north is designated DC, diversified center and the property to the east is designated SC, service commercial.

Adopted this            day of            , 1983.

Seconded by

Ayes--

REZONING RESOLUTION

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Maplewood, Minnesota was duly called and held in the Council Chambers in said City on the        day of        , 1983 at 7:00 p.m.

The following members were present:

The following members were absent:

WHEREAS, the City of Maplewood and Bennett-Ringrose-Wolsfeld-Jarvis-Gardner, Inc. initiated a rezoning from BC (M) to BC for the following-described properties:

1. The east 300 feet of the west 1685 feet of the north 305 feet of the southwest quarter of Section 2, Township 29, Range 22; subject to road.
2. The south 100 feet of the north 305 feet of that part of the southwest quarter of Section 2, Township 29, Range 22 lying westerly of White Bear Avenue; excepting the west 1,685 feet thereof.
3. The south 70 feet of the north 205 feet of that part of the southwest quarter of Section 2, Township 29, Range 22 lying westerly of White Bear Avenue; excepting the west 1,685 feet thereof.

This property is also known as 2865-2855 White Bear Avenue, Maplewood;

WHEREAS, the procedural history of this rezoning is as follows:

1. This rezoning was initiated by the City of Maplewood and Bennett-Wolsfeld-Jarvis-Gardner, Inc. pursuant to chapter 36, article VII of the Maplewood Code of Ordinances.
2. This rezoning was reviewed by the Maplewood Planning Commission on October 3, 1983. The Planning Commission recommended to the City Council that said rezoning be
3. The Maplewood City Council held a public hearing on        , 1983 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described rezoning be approved on the basis of the following findings-of-fact:

1. The proposed change is consistent with the spirit, purpose and intent of the zoning code.



MINUTES OF THE MAPLEWOOD PLANNING COMMISSION  
MONDAY, OCTOBER 3, 1983, 7:30 P.M.  
1380 FROST AVENUE, MAPLEWOOD, MINNESOTA

1. CALL TO ORDER

Vice Chairman Prew called the meeting to order at 7:30 p.m.

2. ROLL CALL

Commissioner Lester Axdahl	Absent
Commissioner Richard Barrett	Present
Commissioner Paul Ellefson	Absent
Commissioner Lorraine Fischer	Present
Commissioner Dorothy Hejny	Present
Commissioner Joseph Pellish	Present
Commissioner Duane Prew	Present (Vice Chairman)
Commissioner Warren Robens	Absent
Commissioner Marvin Sigmundik	Present
Commissioner Ralph Sletten	Present
Commissioner David Whitcomb	Present

3. APPROVAL OF MINUTES

A. September 19, 1983

Commissioner Fischer moved approval of the minutes of September 19, 1983 as submitted.

Commissioner Hejny seconded  
Fischer, Hejny, Prew, Sigmundik, Whitcomb  
and Sletten.

Ayes--Commissioners Barrett,  
Abstained--Commissioners Pellish

4. APPROVAL OF AGENDA

Commissioner Barrett moved approval of the agenda as submitted.

Commissioner Fischer seconded  
Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb.

Ayes--Commissioners Barrett,

5. PUBLIC HEARING

A. Plan Amendment and Rezoning: White Bear Avenue and Beam Avenue

Secretary Olson read the notice of public hearing. The request is for approval of a plan amendment from LSC to SC and a rezoning from BC (M) to BC.

Chairman Prew asked if there was anyone present who wished to speak. He requested the applicant be permitted to comment first.

Peter Jarvis, indicated he represents Rapid Oil Change who wishes to develop the property along White Bear Avenue. He reviewed the land use designations for the property surrounding his site and the Mall area. The site is approximately 18,500 square feet. The building will be approximately 3,000 square feet. One curb cut is proposed on White Bear Avenue. There will be approximately 350 trips per day of traffic generated from this site. Much of the traffic will not be new on White Bear Avenue. Mr. Donut will be a 24 hour operation, Rapid Oil will have specific daytime hours.

Robert Heimeth, 2847 White Bear Avenue, presented a letter from Ed Flarrity.

Chairman Prew read the letter which referred to the screening of the dwellings at the south side of 2850 White Bear Avenue if the trees should die.

Henry Belisle, 2855 White Bear Avenue, said he is in favor of the proposal.

Carla Radamacker, 2120 Beam Avenue, opposed to the proposal. Traffic on Beam Avenue is already very high, this will only add to it. Each time additional facilities are opened around the mall, there is additional traffic on Beam Avenue. The neighborhoods have to be protected.

Lillian Floren, 2140 Beam Avenue, said she objects to the proposed Burger King. She would not want another fast-food restaurant open causing additional traffic.

Greg Henderson, 2109 Beam Avenue, said he has the same concerns as his neighbors. He did not want facilities that generate additional traffic. He is opposed to the development.

George Riches, Mound, one of the property owners at White Bear and Beam Avenue, said they have been talking informally to Burger King. No purchase of the property has been made. He would request that this property not be considered with the Mr. Donut and Rapid Oil proposal at this time. He is, however, in favor of the rezoning. He said staff has made an excellent presentation and very factual.

Bruce Fischer, 2836 White Bear Avenue, said he realizes that this area of White Bear Avenue will develop to commercial. He also congratulated staff on their presentation. He said the residents on Beam Avenue should have been aware of added traffic on their street seeing it was constructed at 44 feet. He is in favor of the proposal.

Bob Heimba, 2847 White Bear Avenue, in favor of the proposal.

Chairman Prew closed the public hearing portion of the meeting.

Commissioner Fischer moved the following resolution be forwarded to the City Council:

WHEREAS, the City of Maplewood and Bennet-Ringrose-Wolsfeld-Jarvis-Gardner, Inc., initiated an amendment to the Maplewood comprehensive plan from LSC to SC for the southwest corner of Beam Avenue and White Bear Avenues.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described plan amendment be approved on the basis of the following findings of fact:

1. A buffer zone is not needed, since the property to the south is designated for LSC, limited service commercial use.
2. The property to the north is designated DC, diversified center and the property to the east is designated SC, service commercial

Approval is subject to Metropolitan Council review.

Commissioner Hejny seconded  
Pellish, Sigmundik, Whitcomb

Ayes--Commissioners Fischer, Hejny,

Nays--Commissioners Barrett, Sletten, Prew

The applicant requested that the Commission also approve the zone change.

Commissioner Hejny moved the Planning Commission forward the following resolution to the City Council:

WHEREAS, the City of Maplewood and Bennett-Ringrose-Wolsfeld-Jarvis-Gardner, Inc. initiated a rezoning from BC (M) to BC for the following-described properties:

1. The east 300 feet of the west 1685 feet of the north 305 feet of the southwest quarter of Section 2, Township 29, Range 22; subject to road.
2. The south 100 feet of the north 305 feet of that part of the southwest quarter of Section 2, Township 29, Range 22 lying westerly of White Bear Avenue; excepting the west 1685 feet thereof.
3. The south 70 feet of the north 205 feet of that part of the southwest quarter of Section 2, Township 29, Range 22 lying westerly of White Bear Avenue; excepting the west 1685 feet thereof.

This property is also known as 2865-2855 White Bear Avenue, Maplewood;

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described rezoning be approved on the basis of the following findings-of-fact:

1. The proposed change is consistent with the spirit, purpose and intent of the zoning code.
2. The proposed change will not substantially injure or detract from the use of the neighboring property or from the character of the neighborhood, and that the use of the property adjacent to the area included in the proposed change or plan is adequately safeguarded.
3. The proposed change will serve the best interests and conveniences of the community, where applicable, and the public welfare.
4. The proposed change would have no negative effect upon the logical, efficient and economical extension of public services and facilities, such as public water, sewers, police and fire protection and schools.

Approval is subject to the comprehensive plan for Maplewood being amended.

Commissioner Fischer seconded  
Pellish, Sigmundik, Whitcomb

Ayes--Commissioners Fischer, Hejny,

Nays--Commissioners Barrett, Sletten, Prew.

Secretary Olson said a letter requesting rezoning of the property at 1927 Radatz was received in the office after notices were mailed. It is suggested the applicant submit a formal application for rezoning. Staff is also suggesting that the property on the north side of Radatz Avenue from 1905 Radatz to Southlawn be redesignated to RL to make it consistent with the existing development.

Commissioner Fischer moved the Planning Commission advise the property owner at 1927 Radatz to submit an application for rezoning to LBC for the north side of Radatz Avenue designated for commercial use in the land use plan.

Commissioner Hejny seconded.

Mrs. Jordan, 1905 Radatz said she has the same situation where the back of her property is zoned to the BC (M). If 1927 is rezoned, her property should also be rezoned.

Secretary Olson said the break point between the LSC and the RM in the comprehensive plan is not a definite line. 1905 Radatz could be either in the RM or LSC.

The Commission suggested the zoning line could be changed to the rear lot line for 1905 Radatz. This would eliminate some confusion. They also questioned if this type of zone change should be handled at the time the Commission goes through the City and up-zones to make the plan and zoning comply.

Commissioner Barrett moved this item be tabled pending further input from staff as to whether the Commission should take such action.

Chairman Prew seconded  
Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb

Ayes--Commissioners Barrett, Fischer,

Commissioner Fischer moved the Planning Commission initiate a plan amendment from RM residential medium density to RL, residential low density for the north side of Radatz Avenue from 1905 Radatz Avenue to Southlawn Drive, for November 7, 1983.

Commissioner Hejny seconded                      Ayes--Commissioners Barrett, Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb

MEMORANDUM

F-2

TO: City Manager  
FROM: Thomas Ekstrand--Associate Planner  
SUBJECT: Code Amendment: Multiple-Dwelling Signs  
APPLICANT: Woodmark, Inc.  
DATE: November 4, 1983

Action by Council:

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

Request

Woodmark, Inc., developers of Bennington Woods and Somerset Ridge Condominiums, has requested that the sign ordinance be amended to permit signs for multiple dwelling developments to be greater than eight-square feet by conditional use permit.

Reasons for Changes

To give equal consideration to signs for multiple-dwelling developments as is given to signage for institutions in residential zones. Refer to the applicant's letter on page .

Comments

The proposed ordinance establishes a scale by which larger signs would be permitted for larger multiple-dwelling developments. Staff has defined "multiple-dwelling development" in terms of the originally approved project. Future subdivision of the project would, therefore, not allow additional signs. Two signs would be the maximum number permitted for any multiple-dwelling development.

Language has also been added to limit the allowable number of signs for institutions to one for each street frontage. This was not previously done.

The maximum six-foot width requirement has also been deleted. The width limitation would not have any effect on the aesthetic quality of the sign. A sign can be attractive or unattractive with any shape, provided the overall area is limited. Woodmark's proposed sign, on page 7 for example, would be quite attractive and would measure ten feet in width. Council could still control the dimensions of larger signs through the conditional use permit process.

Staff's final concern is that it is not necessary for a sign to have subsequent reviews by the Council as a typical conditional use would. This requirement should, therefore, be waived for signs which are approved as conditional uses.

Recommendation

Approval of the proposed Sign Code amendments, which would permit signs for multiple-dwelling developments based upon the size of the development, deleting the six-foot width limitation, limiting institutional signs to one for each frontage and waiving the one-year review for signs approved as conditional uses.

## REFERENCE INFORMATION

### Existing Code

Refer to the enclosed amendment.

### Past Action

6-27-83: Council amended the sign ordinance with respect to institutional signs in residential districts. Prior to this amendment, code did not address such signs, apparently by an oversight.

10-24-83: Council tabled action on the proposed multiple-dwelling district sign code amendment to allow staff time to devise wording defining apartment "complex" or "development".

### Procedure

1. Recommendation by the Community Design Review Board
2. Public hearing by the City Council
3. Second reading by the City Council (at least four votes required for approval).

jc

### Attachments:

1. Ordinance amendment--residential signs
2. Ordinance amendment--conditional use permits
3. Applicant's letter dated 9-27-83
4. Sign sketch

ORDINANCE NO.

AN ORDINANCE AMENDING CHAPTER 36 OF THE MAPLEWOOD  
CODE RELATING TO SIGNS IN R-1, R-2 AND R-3 DISTRICTS

The Maplewood City Council hereby ordains as follows:

Section 1. Sections 36-316, of the Maplewood Code is hereby amended to read as follows (additions are underlined and deletions are crossed out):

- Section 36-316. Permitted

The only signs which are permitted in an R-1 Residence District (Single Dwelling), R-2 Residence District (Double Dwelling) or R-3 Residence District (Multiple Dwelling) in the city are as follows:

- (1) Signs permitted in Schedule I, subdivision I of this division, as regulated therein.
- (2) One fascia sign of not more than two (2) square feet in area giving the name and occupation of the occupant of a building carrying on a home occupation as defined in the city zoning ordinance.
- (3) ~~One fascia or freestanding identification sign of not more than eight (8) square feet in area for each street frontage for an apartment or town-house complex.~~

One fascia or freestanding sign for each street frontage for multiple-dwelling developments shall be permitted, up to a maximum of two signs. A multiple-dwelling development refers to all of the buildings which were originally approved by the city as part of a particular apartment or town house project.

The following sign size schedule shall be followed for all multiple dwelling or planned unit developments:

<u>Number of Dwelling Units</u>	<u>Maximum Sign Area</u>
<u>3 to 8</u>	<u>8 square feet</u>
<u>9 to 20</u>	<u>16 square feet</u>
<u>21 and over</u>	<u>24 square feet</u>

For developments having nine or more dwelling units, signs up to 32 square feet in area may be considered through the conditional use permit process.

If a sign is constructed as approved within one year, the one-year conditional use permit requirement shall be waived and the conditional use permit shall be considered indefinitely approved.

(4) Signs up to 24 square feet may be allowed by sign permit for churches, schools, libraries, community centers or any other institution. Signs from 25 to 32 square feet shall only be allowed by conditional use permit. Such signs shall not exceed six feet in width. One fascia or free-standing sign shall be permitted for each street frontage.

Section 2. This ordinance shall take effect after its passage and publication.

Passed by the City Council of the  
City of Maplewood, Minnesota this  
- day of , 1983.

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

Ayes--  
Nays--

ORDINANCE NO.

AN ORDINANCE AMENDING ARTICLE V OF  
CHAPTER 36 RELATING TO CONDITIONAL USE PERMITS

The Maplewood City Council hereby ordains as follows:

Section 1. Section 36-437 of the Maplewood Code is hereby amended to read as follows (additions are underlined):

(8) Signs larger than 24 square feet, but not exceeding 32 square feet in area for institutions and multiple dwellings in any residential district.

(9) Planned unit developments (PUD).

Section 2. Section 36-442 (e) of the Maplewood Code is hereby amended to read as follows:

(e) All conditional use permits shall be reviewed by the council within one year of the date of initial approval, unless such review is waived by Council decision or ordinance. ~~At that~~ the one year review, the council may specify an indefinite term or specific term, not to exceed five (5) years, for subsequent reviews. The council may impose new or additional conditions upon the permit at the time of the initial or subsequent reviews. A conditional use permit shall remain in effect as long as the conditions agreed upon are observed, but nothing in this section shall prevent the city from enacting or amending official controls to change the status of conditional uses. Any conditional use that meets the agreed upon conditions and is later disallowed because of the city enacting or amending official controls shall be considered a legal nonconforming use.

Section 3. This ordinance shall take effect after its passage and publication.

Passed by the City Council of the  
City of Maplewood, Minnesota this  
day of \_\_\_\_\_, 1983.

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
Clerk

Ayes--  
Nays--



WOODMARK, INC.  
1707 Cope Avenue  
St. Paul, MN 55109  
612-770-9100

September 27, 1983

The Honorable John Greavu  
Mayor of the City of Maplewood  
Members of the City Council  
City of Maplewood  
1380 Frost Avenue  
Maplewood, MN 55109

RE: Bennington Woods Condominiums

Dear Mayor Greavu and Members of the City Council:

I hereby request a change in the zoning ordinance Section 36-316 paragraph (3). The desired change is in the form of additional wording as follows:

"Signs larger than eight (8) square feet shall only be allowed by conditional use permit."

The code now allows for the conditional use permit for churches, schools, libraries, and other institutions. I feel that consideration should be available to for sale housing communities too.

Attractive, permanent site identification signs are an important part of a quality condominium or townhouse community. The sign sets the mood and image as well as making a statement. Properly executed, the sign will be an asset to the community.

Maplewood would be able to review all signs to insure a minimum quality through the conditional use permit process. As the ordinance now reads, there is no control other than size limitations.

At this time, I also request the necessary conditional use permit for a sign as shown on the enclosed drawing. This requested conditional use permit is to run in tandem with my request for a zoning change.

Sincerely,

*Ted E. DeZurik*

Ted E. DeZurik  
President

bh

Enclosures - 12 copies L-3



- \* The sign is to be 2" thick milled redwood w/ a natural sealer on a brick base to match that of the buildings themselves
- \* The sign itself is approx 30.84 ft.

SEP 28 1969

Attachment 4

TE  
B. Code Amendment--Multiple Dwelling Signs

The Board indicated they would like to have the ordinance worded so when a conditional use permit is issued for a sign, it would not have to be reviewed annually by the Council.

The Board reviewed with staff the procedure for obtaining a conditional use permit.

Board Member Deans moved the Board recommend approval of the ordinance amendment, amending Chapter 36 relating to signs in R-1, R-2 and R-3 zoning districts as outlined in the proposed ordinance with the following changes to the second paragraph of (3):

"If a sign is constructed as approved within one year, the one-year conditional use permit requirement can be waived, upon approval of the Community Design Review Board and City Council, and then the conditional use permit shall be considered indefinitely approved.

Board Member Rovie seconded                      Ayes--all.

Board Member Hedlund moved the Board recommend approval of the ordinance amendment, amending Article V of Chapter 36 relating to conditional use permits as outlined in the proposed ordinance with the following change to Section 36-442 (e) after the first sentence: "for signs in residential districts."

Board Member Deans seconded                      Ayes--all.

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E 7  
=

MEMORANDUM

Action by Council:

TO: City Manager  
 FROM: Associate Planner--Ekstrand  
 SUBJECT: Conditional Use Permit  
 LOCATION: Larpenteur Avenue, West of Parkway Drive  
 APPLICANT/OWNER: Woodmark, Inc.  
 PROJECT: Bennington Woods  
 DATE: October 6, 1983

Endorsed \_\_\_\_\_  
 Modified \_\_\_\_\_  
 Rejected \_\_\_\_\_  
 Date \_\_\_\_\_

SUMMARY

Request

Approval of a conditional use permit for a 30.86 square foot ground sign for Bennington Woods.

Proposal

Refer to the sign sketch on page 7 and the enclosed site plan.

Comments

Staff has no problem with the proposed ground sign provided that Council approves the code amendment along with this request. The proposed sign would be attractive and would be modest in size compared to the size of the development.

Since the proposed "use" in this case is only a sign, staff feels that the usual subsequent reviews of a conditional use permit should be waived.

Recommendation

Adoption of the resolution on page 8, approving a conditional use permit for the 30.86 square foot ground sign for Bennington Woods, based on the findings listed in the resolution. Approval is conditional upon the Council approving the sign code amendment permitting signs over 24 square feet in a multiple dwelling development by conditional use permit.

14

## BACKGROUND

### Site Description

1. Site size: 5.76 acres
2. Existing land use: The second building of the development is under construction

### Surrounding Land Uses

- Northerly: Maple Hills Golf Course--the proposed site of the applicant's Somerset Ridge development.
- Southerly: Larpenteur Avenue. South of Larpenteur Avenue and single and double dwellings in St. Paul
- Easterly: Maple Hills Golf Course and single dwelling
- Westerly: Mount Zion Cemetery

### Past Action

- 9-7-82: The Community Design Review Board approved the site and building plans for this development.
- 9-27-82: Council approved a special exception permit (multiple dwellings in a business commercial zone) and a parking variance for the development.
- 1-13-83: An administrative lot division was approved to add 27.9 feet to the northeast boundary of site.
- 4-11-83: Council approved a rezoning from BC, business commercial to R-3, Residence District (multiple dwellings) for this site and the adjoining Maple Hills Golf Course.
- 4-23-83: Council approved the Bennington Woods preliminary plat subject to four conditions.

### PLANNING CONSIDERATIONS

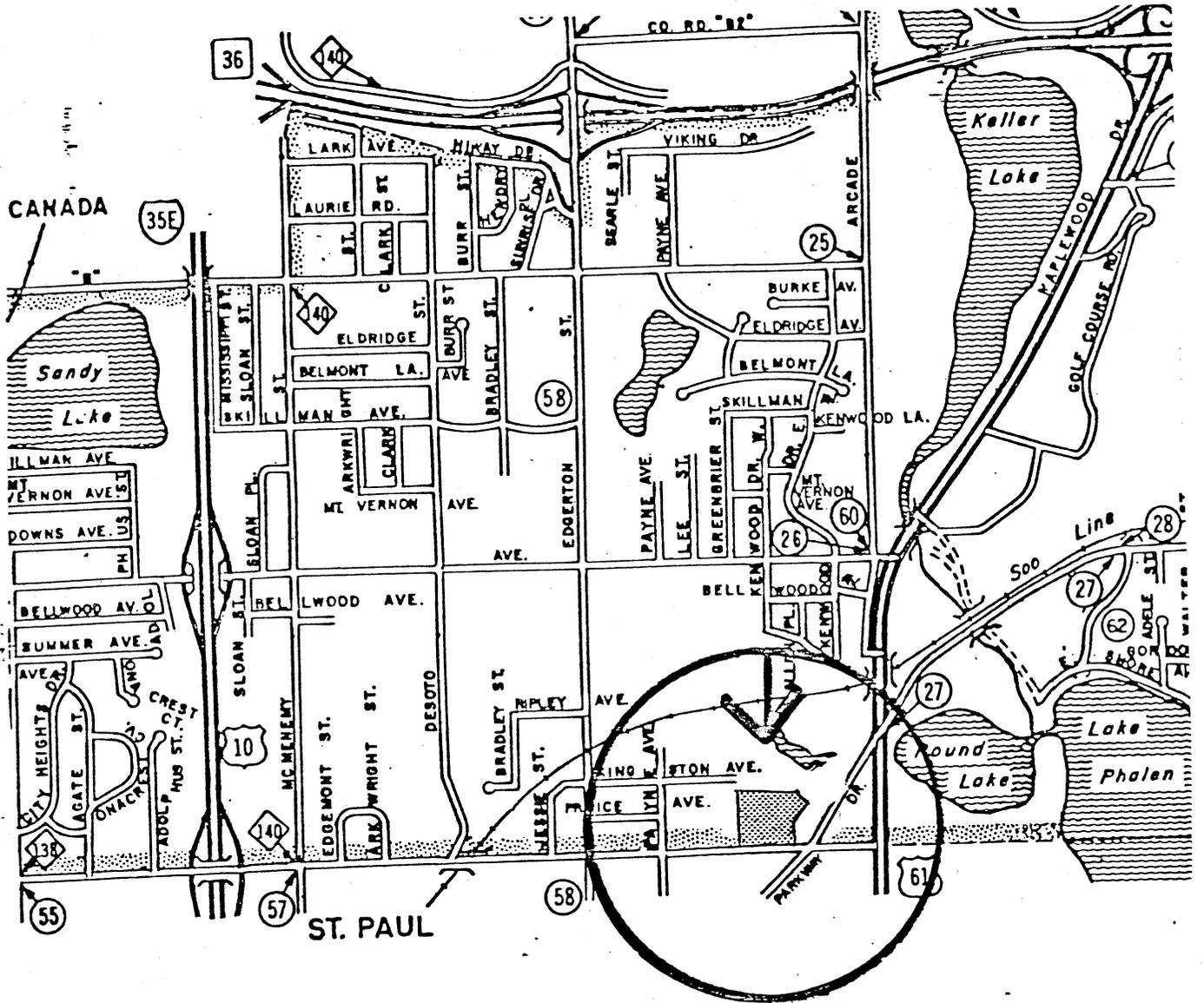
1. Land Use Plan Designation: Rh, High Density Residential
2. Zoning: R-3, Residence District (multiple dwelling)
3. Section 36-316 of the Sign Ordinance presently allows up to an eight square foot sign per frontage for multiple dwellings. The applicant is concurrently proposing that the sign ordinance be amended to allow larger signs by conditional use permit.
4. If the Sign Ordinance is amended to require the conditional use permit for the applicant's sign, review by the Council would be required after one year.

5. To approve a conditional use permit, ten findings must be made according to ordinance. Refer to the resolution on page 8 for findings that are pertinent to this proposal. The findings which the ordinance addresses, that do not pertain to this case, are:
  - a. The establishment and maintenance of the use would not be detrimental to the public health, safety or general welfare.
  - b. The use would generate only minimal vehicular traffic on local streets and would not create traffic congestion, unsafe access or parking needs that would cause undue burden to the area properties.
  - c. The use would be served by essential public services, such as streets, police, fire protection, utilities, schools and parks.
  - d. The use would not create excessive additional requirements at public cost for public facilities and services; and would not be detrimental to the welfare of the city.
  - e. The use would preserve and incorporate the site's natural and scenic features into the development design.
  - f. The use would cause minimal adverse environmental effects.

mb

Attachments:

1. Location Map
2. Property Line/Zoning Map
3. Applicant's Letter dated 9-27-83
4. Sign Sketch
5. Resolution



LOCATION MAP







WOODMARK, INC.  
1707 Cope Avenue  
St. Paul, MN 55109  
612-770-9100

September 27, 1983

The Honorable John Greavu  
Mayor of the City of Maplewood  
Members of the City Council  
City of Maplewood  
1380 Frost Avenue  
Maplewood, MN 55109

RE: Bennington Woods Condominiums

Dear Mayor Greavu and Members of the City Council:

I hereby request a change in the zoning ordinance Section 36-316 paragraph (3). The desired change is in the form of additional wording as follows:

"Signs larger than eight (8) square feet shall only be allowed by conditional use permit."

The code now allows for the conditional use permit for churches, schools, libraries, and other institutions. I feel that consideration should be available to for sale housing communities too.

Attractive, permanent site identification signs are an important part of a quality condominium or townhouse community. The sign sets the mood and image as well as making a statement. Properly executed, the sign will be an asset to the community.

Maplewood would be able to review all signs to insure a minimum quality through the conditional use permit process. As the ordinance now reads, there is no control other than size limitations.

At this time, I also request the necessary conditional use permit for a sign as shown on the enclosed drawing. This requested conditional use permit is to run in tandem with my request for a zoning change.

Sincerely,

Ted E. DeZurik  
President

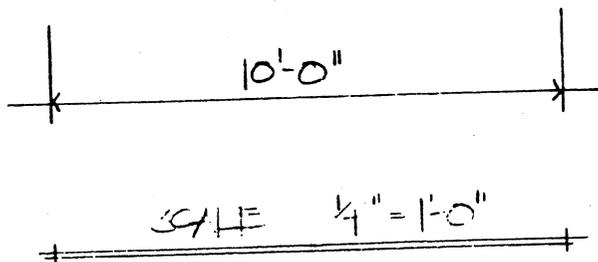
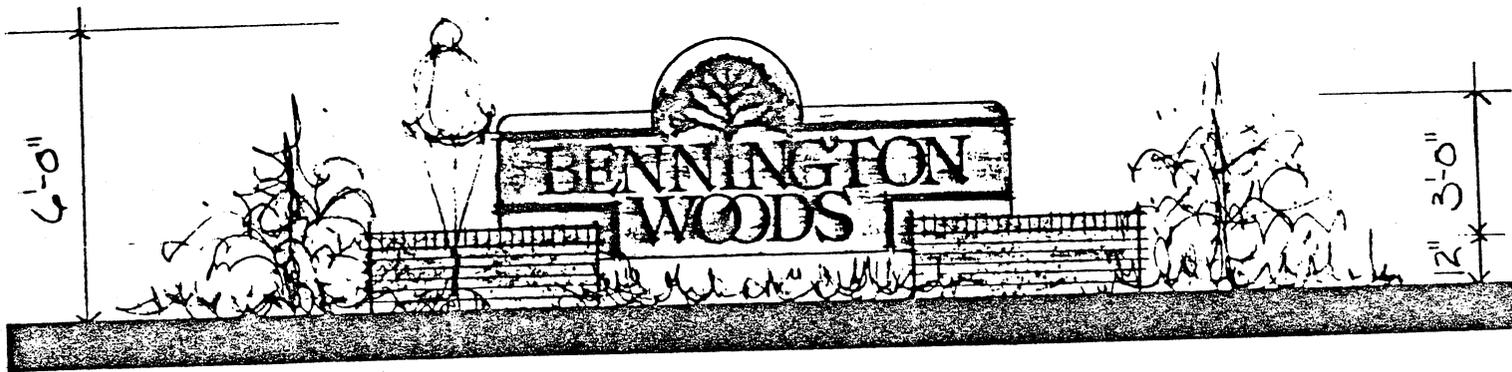
bh

Enclosures - 12 copies L-3

- 6 -

Attachment 3

SEP 28 1983



- \* The sign is to be 2" thick railroad redwood w/ a natural sealer on a brick base to match that of the buildings themselves
- \* The sign itself is  $30,86 \frac{1}{4}$

Conditional Use Permit Resolution

RESOLUTION NO. \_\_\_\_\_

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Maplewood, Minnesota was duly called and held in the Council Chambers in said City on the \_\_\_\_\_ day of \_\_\_\_\_, 198\_\_\_\_ at 7:00 p.m.

The following members were present:

The following members were absent:

WHEREAS, Woodmark, Inc. initiated a conditional use permit to erect a 30.86 square foot sign at the following-described property:

That part of Lot 2, Moore's Garden Lots, according to the plat thereof on file and of record in the office of the Register of Deeds (County Recorder) in and for Ramsey County, Minnesota, described as beginning at the Southwest corner thereof; thence on an assumed bearing of East along the South line of said Lot 2 a distance of 417.61 feet; thence North  $0^{\circ} 00'$  a distance of 224.55 feet; thence North  $61^{\circ} 18'$  East, 210.22 feet; thence North  $17^{\circ} 45' 50''$  West, 197.52 feet; thence North  $84^{\circ} 39'$  west, 541.37 feet more or less to a point on the West line of said Lot 2 distant 564.09 feet North from the Southwest corner of said Lot 2; thence Southerly along said West line to the point of beginning; Subject to the rights of the public in that part thereof conveyed to the County of Ramsey for highway purposes by that Highway Easement Deed recorded as Document No. 1812625 in the office of the County Recorder, Ramsey County, Minnesota and

That part of Lot 2, Moore's Garden Lots, according to the plat thereof on file and of record in the office of the County Recorder, Ramsey County, Minnesota, described as follows: Commencing at the Southwest corner of said Lot 2; thence on an assumed bearing of East along the South line of said Lot 2 a distance of 417.61 feet; thence North  $0^{\circ} 00'$  a distance of 224.55 feet; thence North  $61^{\circ} 18'$  East, 210.22 to the point of beginning of the land to be described; thence North  $17^{\circ} 45' 50''$  West, 197.52 feet; thence South  $84^{\circ} 39'$  East, 30.34 feet; thence South  $17^{\circ} 45' 50''$  East 203.77 feet to an intersection with a line which bears South  $74^{\circ} 42'$  East from the point of beginning; thence North  $74^{\circ} 42'$  West 33.29 feet to the point of beginning.

This property is also known as 701 E. Larpenteur Avenue, Maplewood;

WHEREAS, the procedural history of this conditional use permit is as follows:

1. This conditional use permit was initiated by Woodmark, Inc., pursuant to the Maplewood Code of Ordinances.

2. This conditional use permit was reviewed by the Maplewood Community Design Review Board on October 11, 1983. The Board recommended to the City Council that said permit be
3. The Maplewood City Council held a public hearing on \_\_\_\_\_ 198 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described conditional use permit be approved on the basis of the following findings of fact:

1. The use is in conformity with the city's comprehensive plan and with the purpose and standards of the zoning code.
2. The use would be located, designed, maintained and operated to be compatible with the character of the R-3 zoning district.
3. The use would not depreciate property values.
4. The use would not be hazardous, detrimental or disturbing to present and potential surrounding land uses, due to noises, glare, smoke, dust, odor, fumes, water pollution, water runoff, vibration, general unsightliness, electrical interference or other nuisances.
5. The sign would be attractively designed and modest in size compared to the size of the development.

Approval is conditioned upon the council approving the sign code amendment permitting signs over 24 square feet in a multiple dwelling development by conditional use permit.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 198 .

Seconded by

STATE OF MINNESOTA )  
 COUNTY OF RAMSEY ) SS.  
 CITY OF MAPLEWOOD )

I, the undersigned, being the duly qualified and appointed Clerk of the City of the City of Maplewood, Minnesota, do hereby certify that I have carefully compared the attached and foregoing extract of minutes of a regular meeting of the City of Maplewood, held on the \_\_\_\_\_ day of \_\_\_\_\_, 198 , with the original on file in my office, and the same is a full, true and complete transcript therefrom insofar as the same relates to conditional use permits.

Witness my hand as such Clerk and the corporate seal of the City this day of \_\_\_\_\_, 198 .

\_\_\_\_\_  
 City Clerk  
 City of Maplewood, Minnesota

MINUTES OF THE MAPLEWOOD COMMUNITY DESIGN REVIEW BOARD  
1380 FROST AVENUE, MAPLEWOOD, MINNESOTA  
TUESDAY, OCTOBER 11, 1983, 7:30 P.M.

1. CALL TO ORDER

Chairman Moe called the meeting to order at 7:30 p.m.

2. ROLL CALL

Donald Moe	Present (Chairman)
Tom Deans	Present
Dean Hedlund	Present
Tod Rovie	Present
George Rossbach	Absent

3. APPROVAL OF MINUTES

A. September 27, 1983

Board Member Deans moved approval of the minutes of September 27, 1983 as submitted.

Board Member Rovie seconded                      Ayes--all.

4. APPROVAL OF AGENDA

Board Member Deans moved approval of the agenda as submitted.

Board Member Hedlund seconded                      Ayes--all.

5. UNFINISHED BUSINESS

6. DESIGN REVIEW

A. Conditional Use Permit--Bennington Woods (Sign)

David Briggs, Wood Mark, said the staff report is quite clear on their request. This would be a permanent sign for the development.

The Board reviewed with staff what affect the ordinance change would have on this proposed sign.

Board Member Hedlund moved the Board recommend adoption of the resolution approving a conditional use permit for the 30.86 square foot ground sign for Bennington Woods, based on the findings listed in the resolution. Approval is conditioned upon the Council approving the sign code amendment permitting signs over 24 square feet in a multiple-dwelling development by conditional use permit.

Board Member Deans seconded                      Ayes--all

F-4

MEMORANDUM

TO: City Manager  
FROM: Associate Planner--Johnson  
SUBJECT: Conditional Use Permit  
LOCATION: 1942 Ide Street  
APPLICANT/OWNER: Sheldon Knutson  
DATE: October 6, 1983

Action by Council:  
Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

SUMMARY

Request

A conditional use permit to expand a nonconforming use.

Proposal

1. The applicant is proposing to replace the existing 12 x 18 garage with a 24 x 24 foot garage.
2. The property is planned and zoned for commercial use.

Comments

The presence of the proposed garage would not discourage the planned commercial use of this property. Council approval is, however, needed because the applicant's home is a nonconforming use--a single dwelling located in a LBC, limited business commercial zoning district. As a nonconforming use, routine maintenance can be performed but any structural expansion requires Council approval.

Replacement of the existing garage with the proposed garage would not add enough value to the property to discourage a developer from buying it and replacing the house with a commercial use. In such a case, the newer garage would probably have some salvage value to offset the cost of removing the dwelling.

The presence of the newer garage would likewise have little effect on a developer who wished to convert to a commercial use, such as an office.

In 1982 Council approved a similar request for the property owner two houses to the north. (See past actions.)

Recommendation

Approval of the enclosed resolution (page 6) to permit the expansion of the nonconforming use at 1942 Ide Street. The expansion would consist of the replacement of the existing 12 x 18 foot garage with a 24 x 24-foot garage.

## BACKGROUND

### Site Description

Site: 80 x 124

Existing land use: single dwelling and detached 18 x 20 foot garage

### Surrounding Land Uses

North: an undeveloped 80 x 124 foot parcel zoned for LBC, limited business commercial use

East: Gladstone Community Education Center

South: a single dwelling, zoned for LBC use

West: Ide Street. Across the street, the Gladstone House and undeveloped property zoned for LBC use

### Past Action

7-3-80: Council approved a special use permit (now conditional use permit) for Elwood Lyng, 1960 Clarence Street to allow a dormer addition to the non-conforming single dwelling use of the property.

8-23-82: Council approved a special use permit to allow the nonconforming single dwelling use at 1960 Ide Street to be expanded to include a 20 x 22 foot garage on the basis that the expansion would not be significant enough to discourage development of the parcel as zoned and planned.

### Planning

1. Land Use Plan designation: LSC, limited service commercial
2. Zoning: LBC, limited business commercial
3. Compliance with the Land Use laws:
  - A. Section 36-17e states "No existing building or premises devoted to a use not permitted in the district in which such building or premises is located shall be enlarged, reconstructed or structurally altered, unless:
    1. Required by law or government order; or
    2. There would not be a significant effect, as determined by the city through a special use permit (conditional use permit) on the development of the property as zoned."
  - B. Section 36-442 requires ten findings for the approval of a conditional use permit. Refer to the resolution on page 6 for the findings pertinent to this request.

Of these ten findings, the following are not pertinent to this request:

1. The use is in conformity with the city's comprehensive plan and with the purpose and standards of this chapter.

2. The use would be located, designed, maintained and operated to be compatible with the character of that zoning district.

(Finding number one in the resolution addresses the above requirements.)

3. The use would generate only minimal vehicular traffic on local streets and shall not create traffic congestion, unsafe access or parking needs that will cause undue burden to the area properties. (The dwelling is already established, the garage would not generate additional traffic.)
4. The use would preserve and incorporate the site's natural and scenic features into the development design. (There are no significant natural features on this site.)

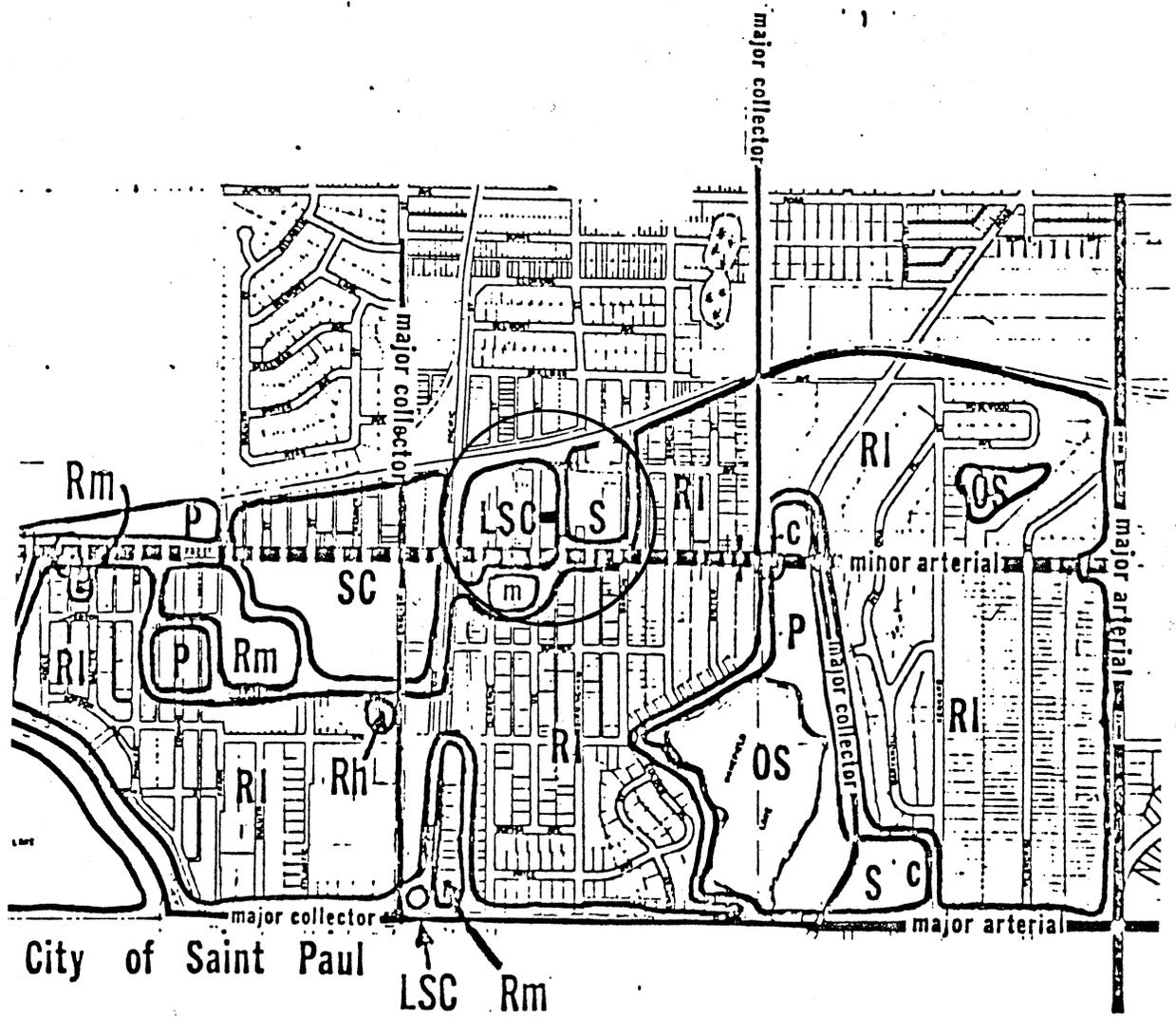
#### Procedure

1. Planning Commission recommendation
2. City Council decision following a public hearing

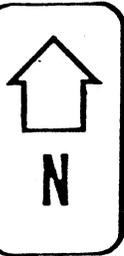
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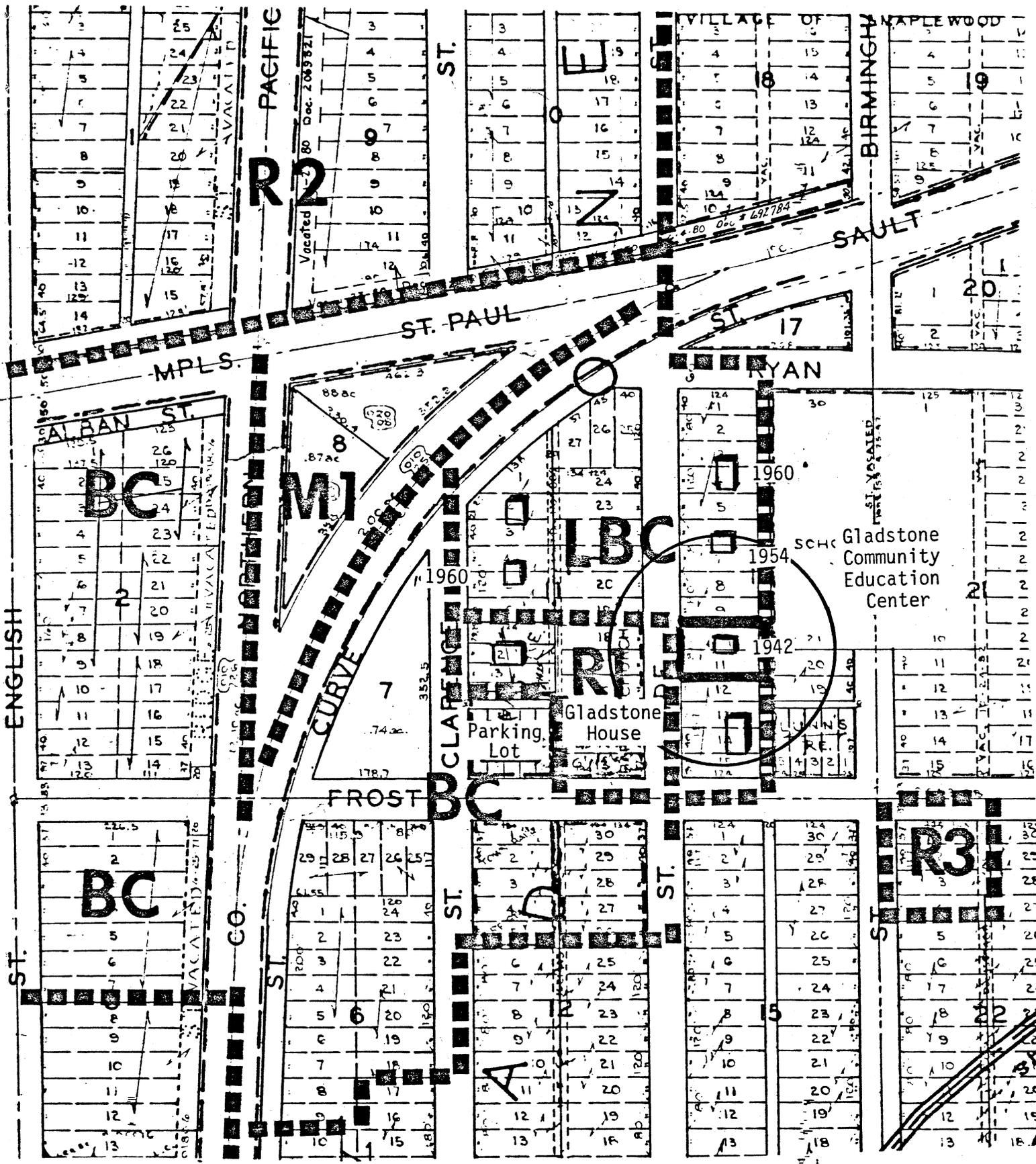
#### Attachments

1. Gladstone Neighborhood Land Use Plan
2. Property Line Map
3. Resolution



Gladstone  
NEIGHBORHOOD LAND USE PLAN





PROPERTY LINE MAP



RESOLUTION NO.

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Maplewood, Minnesota was duly called and held in the Council Chambers in said City on the \_\_\_\_\_ day of \_\_\_\_\_ 1983 at 7:00 p.m.

The following members were present:

The following members were absent:

WHEREAS, Sheldon Knutson initiated a conditional use permit to expand a non-conforming use at the following described property:

Lots 10 and 11, Block 16, Gladstone Addition

This property is also known as 1942 Ide Street, Maplewood;

WHEREAS, the procedural history of this conditional use permit is as follows:

1. This conditional use permit was initiated by Sheldon Knutson, pursuant to the Maplewood Code of Ordinances.
2. This conditional use permit was reviewed by the Maplewood Planning Commission on October 17, 1983. The Planning Commission recommended to the City Council that said permit be
3. The Maplewood City Council held a public hearing on 1983 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described conditional use permit be approved on the basis of the following findings of fact:

1. The replacement of a garage on this site would not discourage the planned commercial use of this property.
2. The establishment and maintenance of the use would not be detrimental to the public health, safety or general welfare.
3. The use would not depreciate property values.
4. The use would not be hazardous, detrimental or disturbing to present and potential surrounding land uses, due to noises, glare, smoke, dust, odor, fumes, water pollution, water runoff, vibration, general unsightliness, electrical interference or other nuisances.
5. The use would be served by essential public services, such as streets, police, fire protection, utilities, schools and parks.
6. The use would not create excessive additional requirements at public



F-5

MEMORANDUM

Action by Council:

TO: City Manager  
 FROM: Associate Planner--Johnson  
 SUBJECT: Zone Change (F to R-2)  
 LOCATION: Beam Avenue, east of White Bear Avenue  
 APPLICANT: Barrier Free Homes  
 OWNER: Jim Frischmon and Dave Scherbel  
 DATE: October 7, 1983

Endorsed \_\_\_\_\_  
 Modified \_\_\_\_\_  
 Rejected \_\_\_\_\_  
 Date \_\_\_\_\_

SUMMARY

Request

A zone change from F, farm to R-2, double dwelling to construct a double dwelling designed for occupancy by handicapped adults.

Comments

Construction of a double dwelling at this location would be consistent with the planned land use of Rm, medium density residential. A double dwelling would be compatible with the planned use of adjacent properties. The design must be approved by the Community Design Review Board.

Recommendations (four votes in favor are required for approval)

Approve the enclosed resolution (page 7) rezoning a property located south of Beam Avenue and east of White Bear Avenue from F, farm residence to R-2, double dwelling.

## BACKGROUND

### Site Description

Size: 100 x 300

Existing Land Use: Undeveloped

### Surrounding Land Uses

North: Beam Avenue. Across Beam Avenue is a City park and undeveloped property zoned for LBC, limited business commercial use.

East: Undeveloped property planned for Rm, residential medium density use.

South: A single dwelling on a 100 x 300 foot property fronting on Radatz Avenue

West: City property containing a water main running between Beam and Radatz Avenues. This property is planned for Rm use and is available for purchase subject to a water main easement.

### Planning

1. Land Use Plan designation: Rm, residential medium density
2. Zoning: Present F, farm residence  
Proposed R-2, residence district (double dwelling)
3. Compliance with Land Use laws:
  - a. Refer to the attached resolution (page 6) three findings necessary to approve a zone change.
  - b. This site meets the area and frontage requirements for a double dwelling.
4. Housing:

Approval of this request would qualify Maplewood for at least four points (100 points available) toward the 1984 "Policy 39" housing performance ranking. The Metropolitan Council annually ranks the housing performance of each of the 118 local units of government. In 1983, Maplewood ranked 22nd. Policy 39 performance represents 1/3 of the points available for ranking parks and transportation grant applications. Maplewood did not request any of these funds for the 1984 cycles.

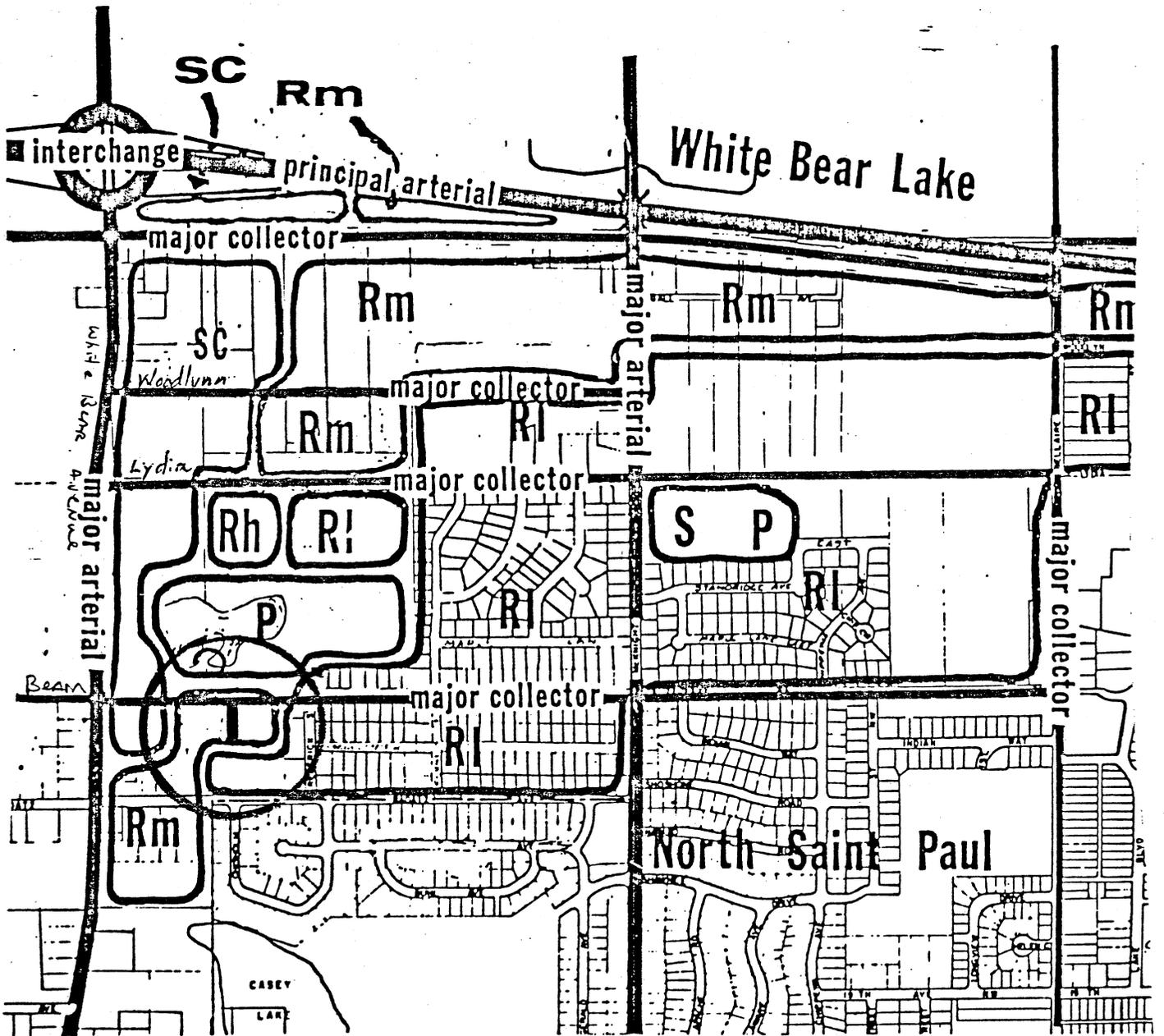
### Procedure

1. Planning Commission recommendation
2. City Council decision, following a public hearing

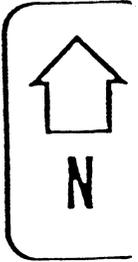
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### Attachments

1. Maplewood Heights Neighborhood Land Use Plan
2. Property Line/Zoning Map
3. Petition
4. Proposed Building Elevations
5. Resolution

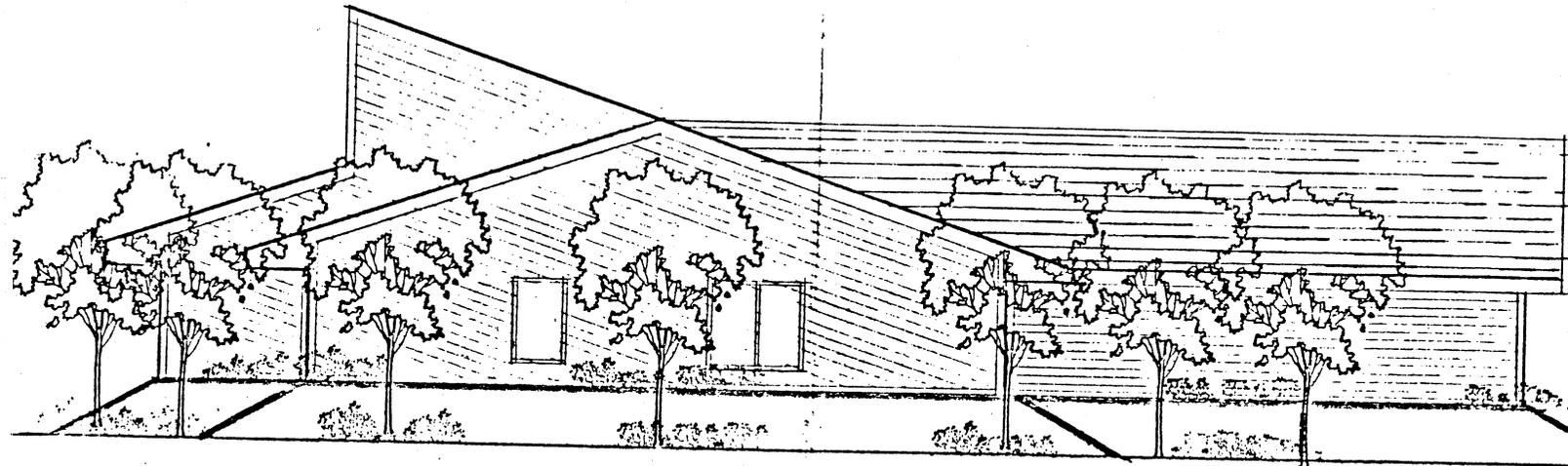


# Maplewood Heights NEIGHBORHOOD LAND USE PLAN

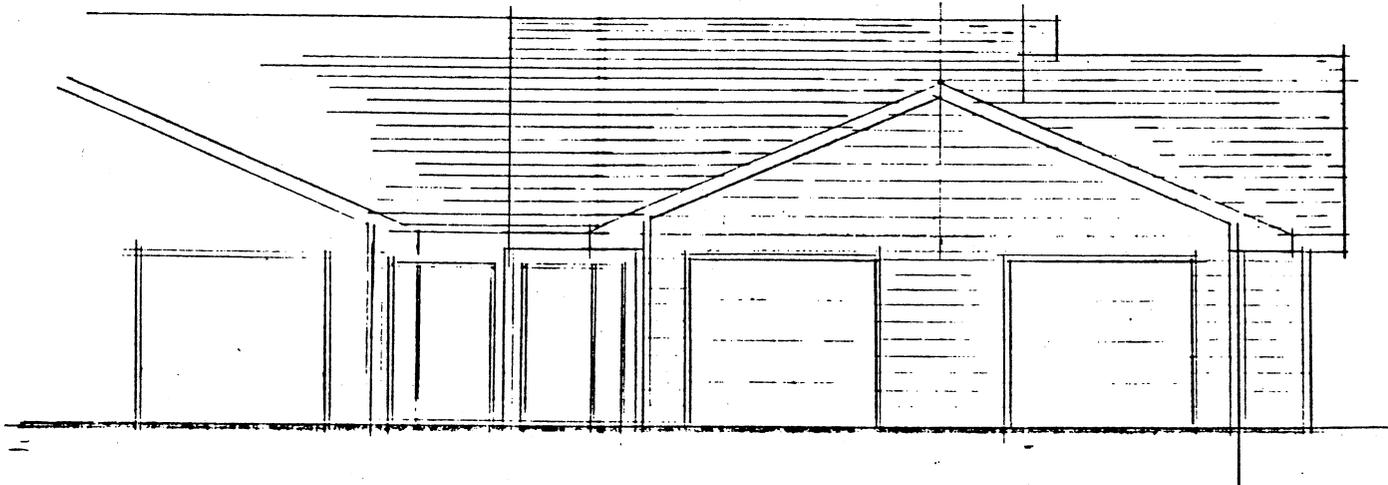








EAST ELEVATION ALT 4 FRIEDMAN  
4-1-0



NORTH ELEVATION (BASE MIN.) FRIEDMAN  
4-1-0  
BEAM AVENUE





MEMORANDUM

F-6

Action by Council:

TO: City Manager  
 FROM: Thomas Ekstrand--Associate Planner  
 SUBJECT: Variances for Lot Area and Lot Frontage  
 LOCATION: Southwest Corner of Hudson Place and Ferndale Street  
 APPLICANT/OWNER: Michael Mehralian  
 PROJECT: Single Dwelling (Earth Home)  
 DATE: October 7, 1983

Endorsed \_\_\_\_\_  
 Modified \_\_\_\_\_  
 Rejected \_\_\_\_\_  
 Date \_\_\_\_\_

SUMMARY

Request

The applicant is requesting approval of the following variances:

1. Lot area variance--code requires 10,000 square feet. The subject lot has 6,375 square feet. A lot area variance of 3,625 square feet is, therefore, required.
2. Lot frontage variance--code requires that a corner lot have at least 100 feet of frontage on each street. The subject lot has only 25 feet of frontage along Ferndale Street, requiring a variance of 75 feet.
3. Lot width variance--code requires that a corner lot be at least 100 feet wide at the building setback line. The subject lot would be 43 feet wide at the proposed setback from Ferndale Street, requiring a variance of 57 feet.

Proposed Land Use

1. The applicant is proposing to build an earth-sheltered home which would be almost entirely below ground. The only portion of the structure which would be above ground would be the south facing elevation of the roof.
2. The proposed site would be open on the south side of the structure which would be a "sunken courtyard" as the plan indicates on pages 8 and 9.
3. Stairs would lead down to the sunken courtyard from the easterly side of the structure.
4. The structure, though it would be underground, would come within about one foot of the northerly and westerly lot lines.

CONCLUSION

Comments

To permit a variance, State law requires that the following findings be made:

1. Strict enforcement would cause undue hardship because of circumstances unique to the property under consideration .
2. The variance would be in keeping with the spirit and intent of the ordinance.

The applicant's hardship is not due to circumstances unique to the property. The applicant purchased this lot recently through a Ramsey County land auction of tax-forfeit property. The requirements from which a variance is requested, have been in effect since the 1960's, so any hardship incurred is self-imposed.

The intent of the code in its area, width and frontage requirements for a corner lot, is to assure that minimum building setbacks can be maintained for uniformity along both streets. This also assures an adequate sight triangle at the intersection for aesthetics and driver visibility at the intersection. Since the applicant's proposed dwelling would be below grade, these setback considerations would not be affected.

Staff feels that the construction of any style home on this small lot would be out-of-character with existing development in the neighborhood. Granted, the proposed dwelling would not create any setback problems as a typical frame house would. It would, however, look like it was squeezed into the side yard of the house to the south.

The neighboring dwelling to the south is only 39 feet from the Hudson Place right-of-way as measured from the applicant's site plan, which is only nine feet more than the usual thirty foot setback for a house on a corner lot. The subject lot is also presently being maintained as part of the neighbor's property.

Recommendation

Denial of the lot area, lot frontage and lot width variances for construction of a single dwelling on lot seventeen, block three Brower Park, on the basis that:

1. Development of this lot would be inconsistent with the intent of the zoning code, resulting in a dwelling out-of-character with existing neighborhood development.
2. Approval would be inconsistent with the previous denial of similar requests.
3. Strict enforcement would not cause any undue hardship unique to the individual lot in question.
4. The best use of the property, in the public interest, would be combination with the parcel to the south, since the subject parcel is little more than a side yard for the adjacent landowner.
5. The present owner purchased this property in 1983. The requirements from which a variance is requested, have been in effect since the 1960's, therefore, any hardship incurred would be self-imposed.
6. The property is maintained by an adjacent property owner and is not an eyesore.

If Council approves this variance it should be subject to the payment of cash connection charges.

## BACKGROUND

### Site Description

1. Lot size: 6,428 square feet
2. Existing use: undeveloped

### Surrounding Land Uses

Single dwellings on the east, west and south. Hudson Place is north of this site. North of Hudson Place is the I-94 noise barrier.

### Past Action

8-16-73: Council denied lot area and width variances for a forty-foot wide lot, owned by Marcella Tracy, located on Gurney Street, north of Larpenteur Avenue, on the basis that:

1. "The variances are so extreme as to not to practically allow the construction of a home on the site in accordance with Village Code and in conformance with the housing in the neighborhood,
2. "The property was acquired after the 75-foot frontage requirement for building was established and also because of the drainage problem as it relates to the alley."

Refer to the City Attorney's letter on page 11 .

10-1-81: Council denied a lot width variance request for George Lepsche, 1821 Howard Street for a 65-foot wide lot on the basis that:

1. The request is not based on circumstances unique to the property, therefore, strict enforcement of the code would not constitute an undue hardship.
2. A 65-foot wide lot is uncharacteristic of this block. Approval would be inconsistent with the intent of the zoning code to preserve the character of existing neighborhoods.
3. Approval would set a precedent for additional lots with substandard widths on this block.

5-6-82: Council denied lot width, area and frontage variances for a forty-foot wide lot on Barclay Street, on the basis that:

1. Development of this lot would be inconsistent with the intent of the zoning code, resulting in a dwelling out-of-character with existing neighborhood development.
2. Approval would be inconsistent with the previous denial of a similar request.
3. Neighborhood density would further exceed the allowable maximum.
4. Strict enforcement would not cause any undue hardship unique to the individual lot in question.

5. The best use of the property, in the public interest, would be combination with the parcel to the south to create a proper sized corner lot and to sustain adequate separation between dwellings.
6. The present owners purchased this property in 1982. The requirements from which a variance is requested, have been in effect since the 1960's. Any hardship incurred would be self-imposed.

7. The property is maintained by an adjacent property owner and is not an eyesore.

8-22-83: Council denied a variance for 1895 Howard Street, to create two substandard lots having 60 and 71 feet of frontage, on the basis that:

1. The request is not based upon circumstances unique to the property, therefore, strict enforcement of the code would not constitute an undue hardship.
2. Sixty and 71-foot wide lots are uncharacteristic of this block. Approval would be inconsistent with the intent of the zoning code to preserve the character of established neighborhoods.
3. Approval would set a precedent for additional lots with substandard widths on this block.
4. Approval would be inconsistent with Council's recent denial of a similar request in this neighborhood.

#### DEPARTMENT CONSIDERATIONS

1. Land Use Plan designation: RL, low density residential.
2. Zoning: R-1, single-dwelling residential
3. Statutory requirements: State law requires that the following findings be made before a variance can be granted:
  - a. Strict enforcement would cause undue hardship because of circumstances unique to the individual property under considerations
  - b. The variance would be in keeping with the spirit and intent of the ordinance.

"Undue hardship" as used in connection with the granting of a variance means the property in question cannot be put to a reasonable use if used under conditions allowed by the official controls. The plight of the landowner is due to circumstances unique to his property, not created by the landowner, and the variance, if granted, will not alter the essential character of the locality.

#### Public Works

1. Sanitary sewer and water is available but there are no services to the site.
2. The maximum driveway width permitted by code is 22 feet. The proposed driveway would be in excess of 27 feet.

## Financial

Cash connection charges have not been paid for sewer and water. If Council approves the variances, a condition of approval should be payment of these charges.

## Building Code

The Building Official has some concerns as to whether the proposed dwelling would meet code. The applicant chose not to discuss the structural aspects of the dwelling, but wanted to restrict the review to variance issues only.

## Ramsey County Land Commissioner

This property went tax forfeit on August 8, 1972. The applicant purchased it on April 22, 1983 for \$500.00. The Land Commissioner's office routinely suggests that perspective buyers check with individual cities for zoning and building limitations before purchase.

## Citizen Comments

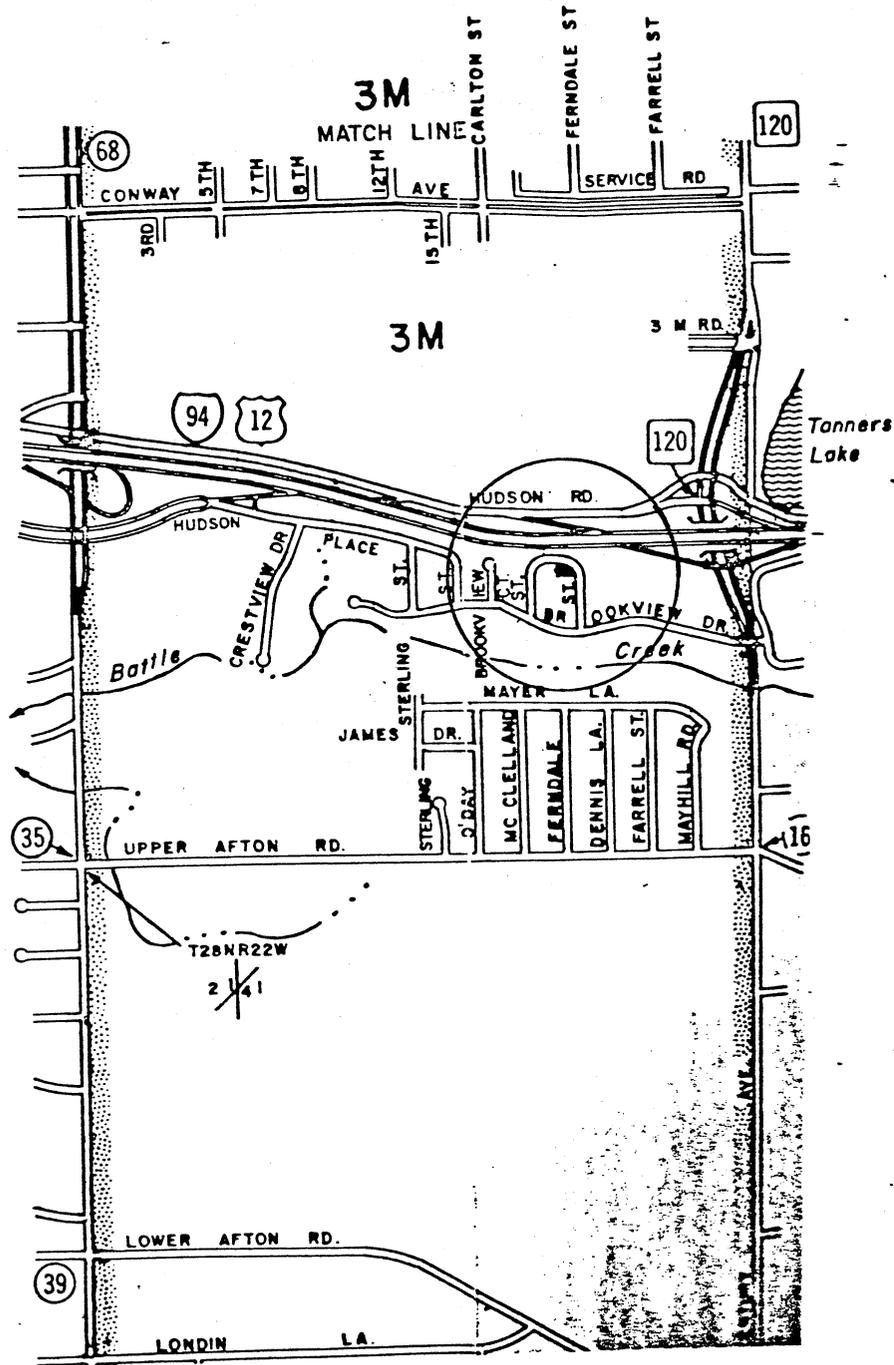
Staff sent a copy of the proposed plans to the three adjacent neighbors for their comment. The neighbors all responded with the following concerns:

1. The lot is too small for any dwelling. The house would appear to be crowded onto the lot.
2. There would be an adverse impact on the neighborhood because of the difference in architectural design between the proposed earth-sheltered home and the frame houses in the neighborhood.

jc

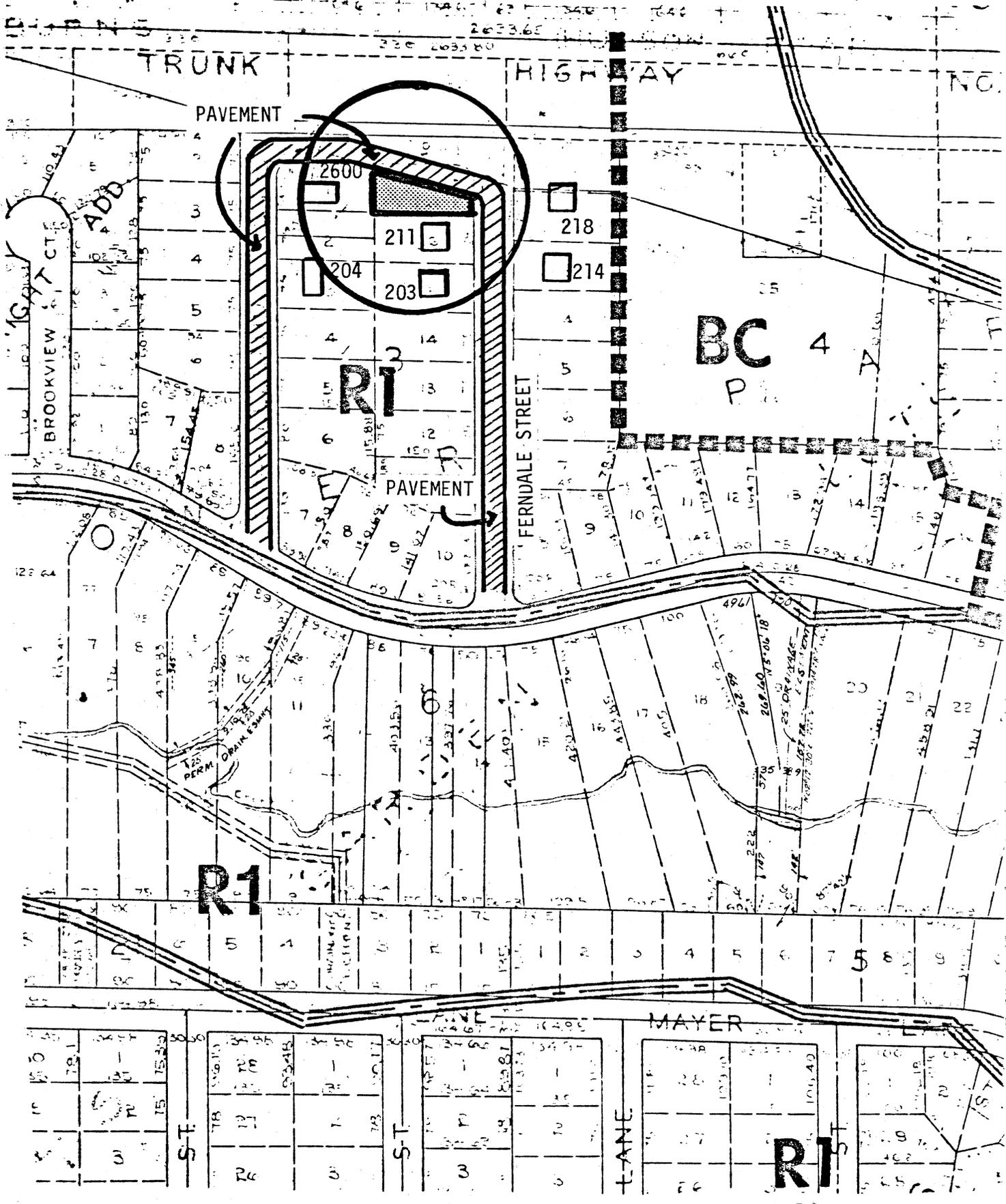
### Attachments:

1. Location map
2. Property line/zoning map
3. Site plan
4. South elevation and section plan
5. Applicant's letter dated 5-9-83
6. City attorney's letter dated 3-19-74

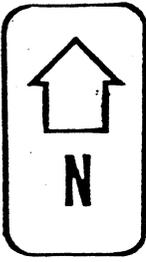


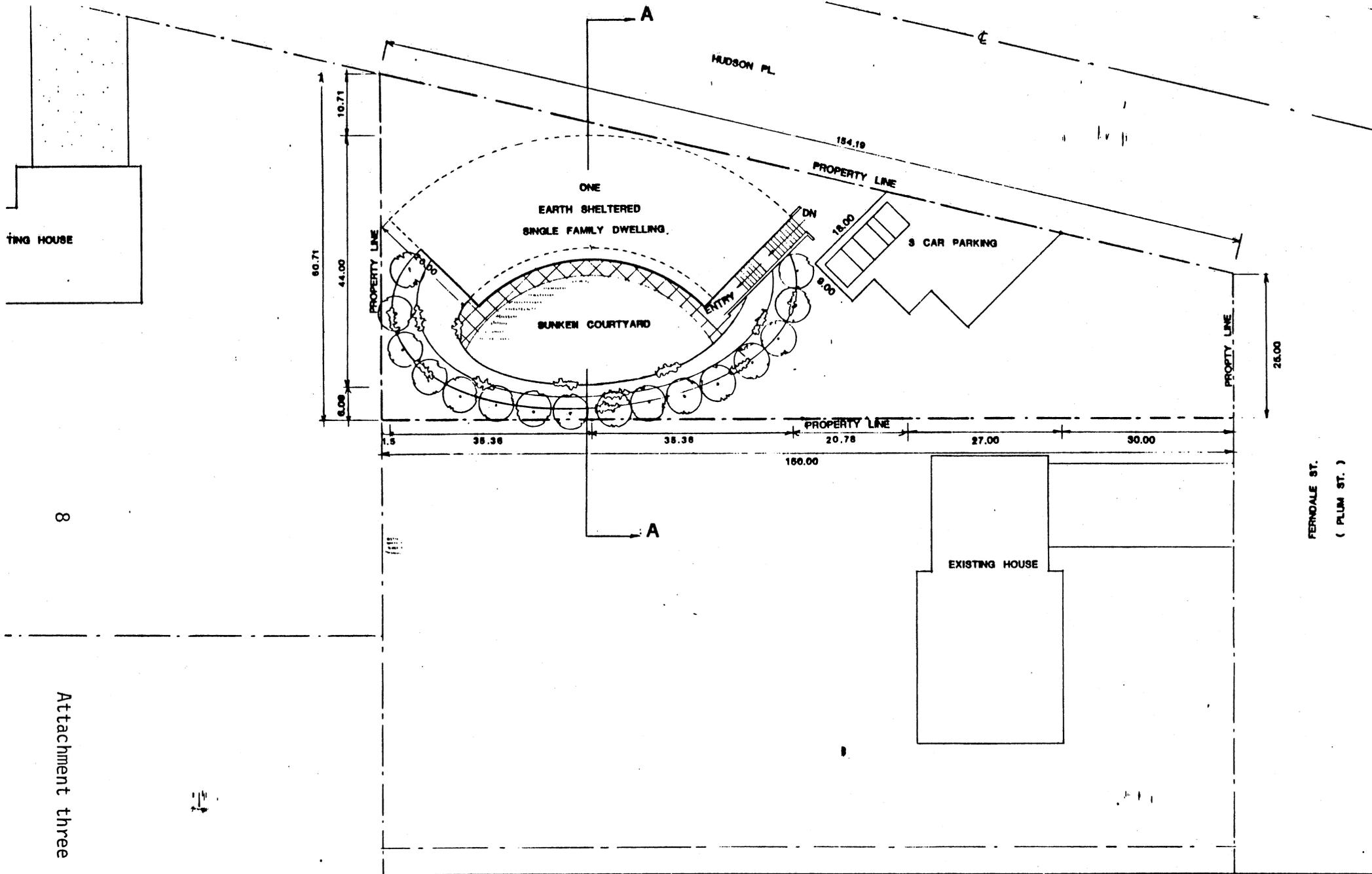
LOCATION MAP





PROPERTY LINE / ZONING MAP





8

Attachment three



**PLOT PLAN**

DATE : MAY 6, 1983    MAY 23, 83

SCALE : 0    10    25

LEGAL DESCRIPTION : BROWER PARK  
 SUBJECT TO HWY  
 LOT 17 BLOCK 3  
 OWNER : M . MEHRALIAN  
 2710 OAKLAND AVE. S. NO. 8  
 M P L S , MINN 86407

LOT AREA : 6428.26 S.F.  
 OPEN AREA : 6428.26 S.F.  
 BUILDING AREA : 1256 S.F.

NOISE WALL

EXISTING HOUSE

FENCE  
HUDSON PL

SUNKEN COURTYARD  
EARTH

EARTH  
SHELTERED HOME

ENTRY

SECTION A A

SCALE : 1/8" = 1'-0"

PROPERTY LINE

20'-0"

20'-0"

PROPERTY LINE

NOISE WALL

EARTH  
PROPERTY LINE

Attachment four

PARKING

SOUTH ELEVATION

SCALE : 1/4" = 1'-0"

SUNKEN COURTYARD

DATE : AUG 1, 1983

SCALE : AS NOTED

LEGAL DESCRIPTION : BROWER PARK  
SUBJECT TO HWY  
LOT 17 BLOCK 3

OWNER : M. MEHRALIAN  
2710 OAKLAND AVE. S. NO. 3  
M P L B , MRN 55407

LOT AREA : 6428.25 S.F.  
OPEN AREA : 6428.25 S.F.  
BUILDING AREA : 1266 S.F.

may 9, 83

The following paragraphs are submitted in response to section 5.b.(1 & 2) of the application form for variance on lot size to the Honorable Board of Appeals:

The proposed project provides, on the land, an <sup>OPEN</sup> area equal to the lot area and any additional land is unnecessary.

The proposed project enhances the character of the neighbourhood by an integrated landscaping of its inherent efficient land use, brings the community's awareness to an energy conscious level and allows a new family to maintain an otherwise neglected land while enjoying its close proximity with the existing lakes, parks and recreations as well as the high employment opportunity in the area.

sincerely,

Michael Mehralian



May 9, 1983

The following paragraphs are submitted in response to section 5, b, (1 & 2) of the application form for variance on lot size to the Honorable Board of Appeals:

The proposed project provides, on the land, an open area equal to the lot area and any additional land is unnecessary

The proposed project enhances the character of the neighborhood by an integrated landscaping of its inherent efficient land use, brings the community's awareness to an energy conscious level and allows a new family to maintain an otherwise neglected land while enjoying its close proximity with the existing lakes, parks and recreations as well as the high employment opportunity in the area.

Sincerely,

Michael Mehralian

LAIS, BANNIGAN & CIRESI, P. A.

ATTORNEYS AT LAW

409 FIRST FEDERAL BUILDING

8TH AND CEDAR

SAINT PAUL, MINNESOTA 55101

DONALD L. LAIS  
JOHN F. BANNIGAN, JR.  
JEROME D. CIRESI

From: City Mgr.

Referred To:

AREA CODE 612

224-3781

Mayor

Council

Clerk

Fin. Director \_\_\_\_\_

Com. Develop.

Parks & Rec. \_\_\_\_\_

Pub. Safety \_\_\_\_\_

Pub. Works \_\_\_\_\_

Attorney \_\_\_\_\_

Press \_\_\_\_\_

Other \_\_\_\_\_

Date 3-29-74

March 19, 1974

Mayor and City Council  
City of Maplewood  
1380 Frost Avenue  
Maplewood, Minnesota 55109

ATTENTION: Michael G. Miller

RE: Marcella Tracy vs. Village of Maplewood

Honorable Mayor and Councilmembers:

On August 16, 1973, Marcella Tracy appeared before the Village Council sitting as its Board of Adjustments and Appeals to consider her Petition for a variance from the minimum lot area and lot width requirements of the Village code. Mrs. Tracy owned a 40 foot wide lot which was platted as such prior to the effective date of the City zoning code.

The City Council, sitting as the Board of Adjustments and Appeals denied the application for minimum width and area requirements.

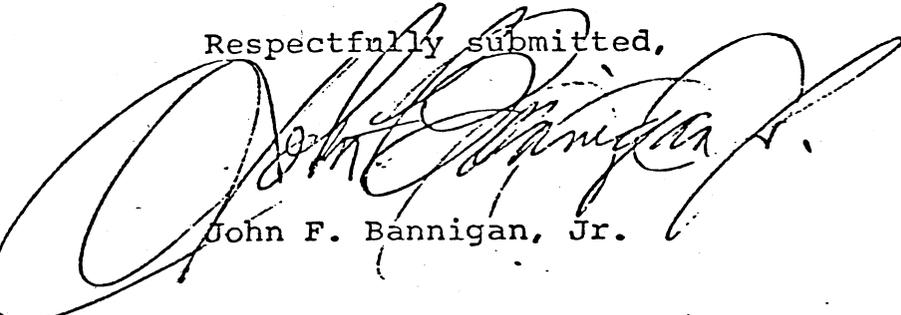
Mrs. Tracy initiated legal action seeking a declaratory judgment in Ramsey County District Court. At the trial of the matter, the Ramsey County District Court intimated that if the matter could not be disposed of, he would most likely find that Mrs. Tracy's husband had purchased an unbuildable lot but, inasmuch as it was an unbuildable lot, that two assessments for sewer and water were therefore improperly assessed. Rather than go to trial, the judge asked that we attempt to negotiate a settlement whereby the court would find that the Council action was not unreasonable, arbitrary or capricious but that the lot was, in fact, unbuildable and therefore not benefited by the two aforementioned assessments. Rather than go through lengthy judicial proceedings to arrive at this end, the undersigned indicated that he would recommend such a disposition to the City Council.

Mayor and City Council  
of Maplewood  
March 19, 1974  
Page 2

Consider this letter as my recommendation that the City Council find that Lot 28, Block 12, St. Aubin & Dion's Rice Street Addition to the City of St. Paul, Minnesota, was improperly assessed and that the principal plus interest be remitted.

As an additional aside, an abutting owner, James Commander, will purchase the lot and incorporate it in his homestead.

Respectfully submitted,



John F. Bannigan, Jr.

JFB:jmw

MEMORANDUM

Action by Council:

TO: City Manager  
FROM: Finance Director *A. O'Leary*  
RE: Audit Contract  
DATE: November 2, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

PROPOSAL

It is proposed that a three-year contract with Peat, Marwick, Mitchell & Co. for auditing services be approved.

BACKGROUND

At the September 12th Council Meeting, staff was directed to solicit proposals for auditing services. A Request for Proposals on Auditing Services was drafted and mailed to several auditing firms. In response, six proposals were received and copies of these were forwarded to the Council on October 24th. The following is a comparison of the fees quoted in the proposals:

	<u>1983</u>	<u>1984</u>	<u>1985</u>	<u>Total</u>
DeLaHunt Voto & Co.	\$20,000	\$21,000	\$22,000	\$63,000
Deloitte, Haskins & Sells	18,500	19,425	20,395	58,320
Cummings, Keegan & Co.	17,000	18,300	19,800	55,100
Peat, Marwick, Mitchell & Co. (a)	16,500	16,500	16,500	49,500
George M. Hansen Co. (b)	14,300	15,200	16,100	45,600
Moen & Penttila, Ltd.	13,929	13,383	13,383	40,695

- (a) Fees reduced due to audit scope modifications--See attached letter.
- (b) Fees for 1984 and 1985 will be increased by the lower of 10% or the actual increase in the Consumer Price Index. Amounts listed assume a 6% increase.

All of the proposals have been carefully reviewed. In addition, meetings were held with representatives of each firm to discuss their proposals and qualifications. Also, references were checked for each firm. Based upon this analysis, the firm of Peat, Marwick, Mitchell & Co. should be selected for the following reasons:

1. The firm has a significant amount of audit and consulting experience with government entities.
2. Excellent references were given by the other cities audited by this firm.
3. The firm's personnel that would conduct Maplewood's audit are well qualified.
4. The firm has agreed to meet the performance specifications outlined in the Request for Proposals.
5. The firm's audit plans were communicated in an organized, clear and convincing manner.

6. The fees quoted by the firm were reasonable.
7. The firm is one of the "Big 8" (eight largest C.P.A. firms in the country). According to a study by Professor Earl R. Wilson of the University of Missouri, use by a city of a "Big 8" firm for auditing was strongly associated with higher bond ratings and lower bond interest costs.

In summary, Peat, Marwick, Mitchell & Co. is the best firm based upon a combination of their qualifications and fees.

#### RECOMMENDATION

It is recommended that staff be authorized to execute an agreement with Peat, Marwick, Mitchell & Co. for auditing services covering 1983-1985.

DFF:lnb



Peat, Marwick, Mitchell & Co.  
Certified Public Accountants  
1700 IDS Center  
Minneapolis, Minnesota 55402  
612-341-2222

October 31, 1983

Mr. Daniel F. Faust  
Finance Director  
City of Maplewood  
1380 Frost Avenue  
Maplewood, Minnesota 55109

Dear Mr. Faust:

As a result of our meeting to discuss the proposed scope of audit services for the City of Maplewood, we decided that:

- The City does not desire a seminar on fiscal management topics to be included in the scope of service; and
- There is not a need for a technical review of the financial statements by a consultant from our Chicago office.

In light of these scope modifications, our proposed fee is:

Base fee	\$ 17,500
Less:	
Seminar	(500)
Technical review	<u>(500)</u>
	\$ <u>16,500</u>

Our proposed fee including all expenses will not exceed \$16,500 for each of the three years 1983, 1984 and 1985.

In addition, it is recognized that the City has the right to terminate the agreement at any time for unsatisfactory service.

Very truly yours,

PEAT, MARWICK, MITCHELL & CO.

Steven W. Laible, Partner

SWL:NEN

H-1

MEMORANDUM

TO: City Manager  
FROM: Associate Planner--Johnson  
SUBJECT: Conditional Use Permit and Plan Review Appeal  
LOCATION: Van Dyke Street and County Road B  
APPLICANT: Sauro Realty  
OWNER: Edven Evenson, Annie Evenson, Stanley Zimmerman  
DATE: September 29, 1983

Action by Council:

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

SUMMARY

Request

Approval of a conditional use permit to construct multiple-dwelling units in a BC, business commercial zoning district and appeal of the Community Design Review Board's denial of the site plan.

Proposal

1. Fifty-six rental units (eight quads and three eight-unit structures) would be constructed.
2. See page 10 for the proposed site plan.
3. Each structure would be apartment style (stacking of units) and each unit would contain two bedrooms.
4. A small tot lot area would be set aside on the site (page 10).
5. See the applicant's letter on page 11 for further information.

Comments

This request is consistent with the planned use and density for this site. Council, however, tabled consideration of the request on September 12 until the Design Review Board had considered the proposal's compatibility with adjacent development.

On September 27, the Design Review Board agreed that the site, building elevation and landscaping (including the new screening requirements) plans would be acceptable, subject to the requirements suggested by staff. The Board, however, felt it was obligated to deny approval of the site plan due to the language of item 4b of the Planning Commission minutes.

The Planning Commission's recommendation for approval of the conditional use permit included the routine conditional use permit requirement that "the use would preserve and incorporate the site's natural and scenic features." The Board, however, interpreted this requirement to mean that all of the mature trees on this site should be saved. Since they would not be, the site plan was denied. Staff does not feel these trees (poplar and aspen) are significant enough to be saved. The landscaping to be provided by the applicant would be significantly more attractive and provide more screening than the trees that would be removed during construction.

Staff's only concern with the building design is that the proposed textured cedar plywood (T-1-11) siding should not be permitted. This is a high maintenance product and, as such, is undesirable for use on rental structures.

The building elevation plans should be redesigned to eliminate the use of T-1-11 siding and to show extensive use of low maintenance materials such as brick, stucco, aluminum or hardboard siding.

#### Recommendation

- I. Approval of the enclosed resolution (page 16) approving a conditional use permit to construct multiple dwellings in the business commercial zoning district at County Road B and Van Dyke Street, subject to:
  1. Construction beginning within one year. Code allows a one-time, six month extension if just cause is shown. The applicant must apply for such extension, in writing, at least thirty days prior to expiration.
  2. Prior to the issuance of a building permit for any of the structures which do not front on County Road B, Council must order the extension of a water main north along Van Dyke Street from County Road B.
  3. Final grading, drainage and utility plans must be approved by the City Engineer.
  4. Any connection to utilities in County Road B or temporary curb cuts to County Road B must be approved in writing by the Ramsey County Department of Public Works.
  5. Submission of an erosion control plan prior to issuance of any building permits, which incorporates the recommendations of the Watershed and Soil and Water Conservation Districts.
  6. Granting of twenty-foot wide sanitary sewer easements, centered on the existing lines located in the vacated Sandhurst Avenue and Laurie Road.
- II. Approval of the site plan (stamp-dated 9-20-83), building elevation (stamp-dated 9-20-83) and landscaping (stamp-dated 9-13-83) plans, subject to the following conditions:
  1. Resubmission of detailed building elevation plans for the dwellings and garages for staff approval. Exclusive use of low maintenance siding materials shall be illustrated.
  2. Submission of a revised site plan prior to building permit issuance to relocate the structures presently located within the required sewer easements and to reduce possible headlight glare on the homes across the street.
  3. Trash dumpsters shall be stored in masonry enclosures with a 100% opaque wooden gate (solid wood boards, not the proposed T-1-11 plywood siding material), and shall be a color and material compatible with the building. Location and design shall be subject to staff approval.

4. Any exterior building equipment shall be decoratively screened and hidden from view. The screening material is subject to staff approval.
5. An erosion control plan for construction shall be submitted prior to the issuance of a building permit.
6. Parking areas shall be striped and all bituminous areas shall have continuous concrete curbing.
7. Site security lighting shall be provided and shall be directed or shielded so not to cause any undue glare onto adjacent properties or roadways.
8. If any adjacent property is disturbed or property irons removed due to construction of the site, that property shall be restored and irons replaced by the applicant.
9. Other than the driveway to County Road B, all driveways shall be at least 24 feet wide. Turning radii at the Van Dyke Street curb cuts shall be provided subject to approval by the city engineer.
10. The screening fence shall be kept in good repair and stained or painted a color compatible with the dwelling units.
11. The floor plans for the eight-plex buildings shall be revised to show at least 740 square feet of habitable space for each two-bedroom unit. Storage areas number two and seven shall be revised to contain at least 120 cubic feet. The revised plans shall be submitted for staff approval prior to issuance of a building permit.
12. If construction has not begun within one year of approval, this design review approval shall be void, requiring resubmission to proceed.

## BACKGROUND

### Site Description

Size: 6.9 acres  
Existing land use: undeveloped

### Surrounding Land Uses

- North: Schwin Bicycle and two small undeveloped parcels zoned for R-3, multiple dwelling and BC, business commercial use
- East: Van Dyke Street. Across the street, single-dwelling homes
- South: County Road B. Across the street, Kinney's Shoes and three single dwellings
- West: Commercial land uses fronting on White Bear Avenue and a nonconforming single dwelling, also fronting on White Bear Avenue

### Past Actions

8-2-79: 1) Council denied a plan amendment request from SC, service commercial to RH, residential high density for the portion of this site located between vacated Laurie and Sandhurst Avenues (page 9), based on the findings that there have been no physical changes to warrant a change in the land use description as stated in the Planning Commission recommendation; and 2) Council denied a zone change request from BC, business commercial to R-3, multiple dwelling for the same site as the denied plan amendment request, based upon nonconformance with the Comprehensive Plan.

6-28-82: Council adopted the Comprehensive Plan Update which amended the designation of this site from SC, service commercial to RM, residential medium density.

9-12-83: Council tabled consideration of this request until it has been reviewed by the Community Design Review Board. Access to County Road B, excessive density and compatibility with adjoining residential uses were concerns voiced by Council and neighboring property owners.

### Planning

1. Land Use Plan designation: RM, residential medium density
2. Zoning: BC, business commercial and R-3, multiple dwelling (page 9).
3. Permitted density: 22 people/net acre
4. Proposed density: 20.3 people/net acre
5. Compliance with land use laws:
  - a. Section 36-153 of City Code permits R-3, multiple dwellings in BC, business commercial districts by conditional use permit.

- b. Section 36-442 of City Code requires ten findings for approval of a conditional use permit. Refer to the resolution on page 16 for the nine findings that apply to this request. The tenth finding, "the use would preserve and incorporate the site's natural and scenic features into the development design," does not apply to this site. There are no steep slopes, wetlands or tree stands of significance.

6. Housing:

- a. The proposal is consistent with the Housing Plan goal of promoting 620 new housing opportunities for moderate income families (ceiling--\$525/month rental or \$62,250 to purchase) between 1980 and 1990. To meet this goal, approximately 118 new units must be constructed during the remainder of the decade. This proposal would account for 56 of the 118 units. Other than Pearson's mobile home park, no other significant new construction has been proposed since 1980 which would assist in achieving the low to moderate income housing goal.

These units would rent for an average of \$415/month, which includes a garage. The most expensive unit would rent for \$440/month. The renter would be responsible for the major utility costs. Each unit would have an individual furnace and air conditioning.

- b. There are no other multiple-dwelling complexes in the immediate area.
- c. The City of Coon Rapids has conducted an ongoing study since 1978 which documents that multiple dwellings do not depreciate the value of nearby single dwellings. The study also documents that when these homes are listed for sale, they sell just as quickly as homes in other areas of the city.

Public Works

1. Water is not available in Van Dyke Street. Construction of the proposed four-plex units (page 10) will require the extension of water from County Road B, north along Van Dyke Street. The proposed eight-plex units could hook up to sewer and water in County Road B, if approved by the County.
2. Van Dyke Street is located on the periphery of a single-dwelling neighborhood and should not be viewed as a typical residential street. The traffic volume generated by this development would not be excessive for this street's planned function as an access to SC and RM property, as well as single-dwelling homes.
3. There are existing sanitary sewer lines in the vacated Laurie Road and Sandhurst Avenue rights-of-way. No easements currently exist.

Ramsey County

A grading plan must be approved by the County to receive the proposed curb cut to County Road B.

## Design Review Comments

### Site Plan:

1. No dimensions are shown for the driveways, other than the one to County Road B, which is required to be 26 feet wide. All other driveways should be at least 24 feet in width.
2. Proper turning radii must be provided at the Van Dyke Street curb cuts.
3. Sewer lines exist within the vacated Sandhurst Avenue and Laurie Road rights-of-way. At least three of the four-plex buildings and one garage will have to be slightly shifted to avoid these sewer lines. A twenty-foot wide easement area, centered on each line, should be shown on the final utility plans. The curves in the driveways to Van Dyke Street should also be straightened as much as possible to avoid headlight glare onto homes along Van Dyke Street.

### Four-plex Units:

1. The gable roof and bi-level design would be compatible with this location.
2. The exterior materials would consist of decorator block, textured cedar plywood siding (T-1-11) and cedar board trim.
3. The units meet minimum floor area and storage area requirements.
4. Refer to the enclosed building elevation plans.

### Eight-plex Units:

1. The applicant has not submitted detailed elevation sketches. He has indicated he will comply with City requirements.
2. The structures would have gabled roofs with staggered roof lines and building elevations to enhance the architectural character of the structures.
3. The units have about 690 square feet of habitable area. Code requires a minimum of 740 square feet of habitable area for two-bedroom units. Habitable area excludes closets.
4. Storage areas number two and seven appear to have slightly less than the required 120 cubic feet.

### Garages:

1. The garages would have gabled roofs.
2. The exterior materials would be textured plywood siding with cedar trim boards.

### Landscaping:

1. Refer to the enclosed plan.

2. The proposed plan meets the requirements of the screening ordinance.
3. The existing trees are primarily aspen and poplar. No significant stand of trees exists.

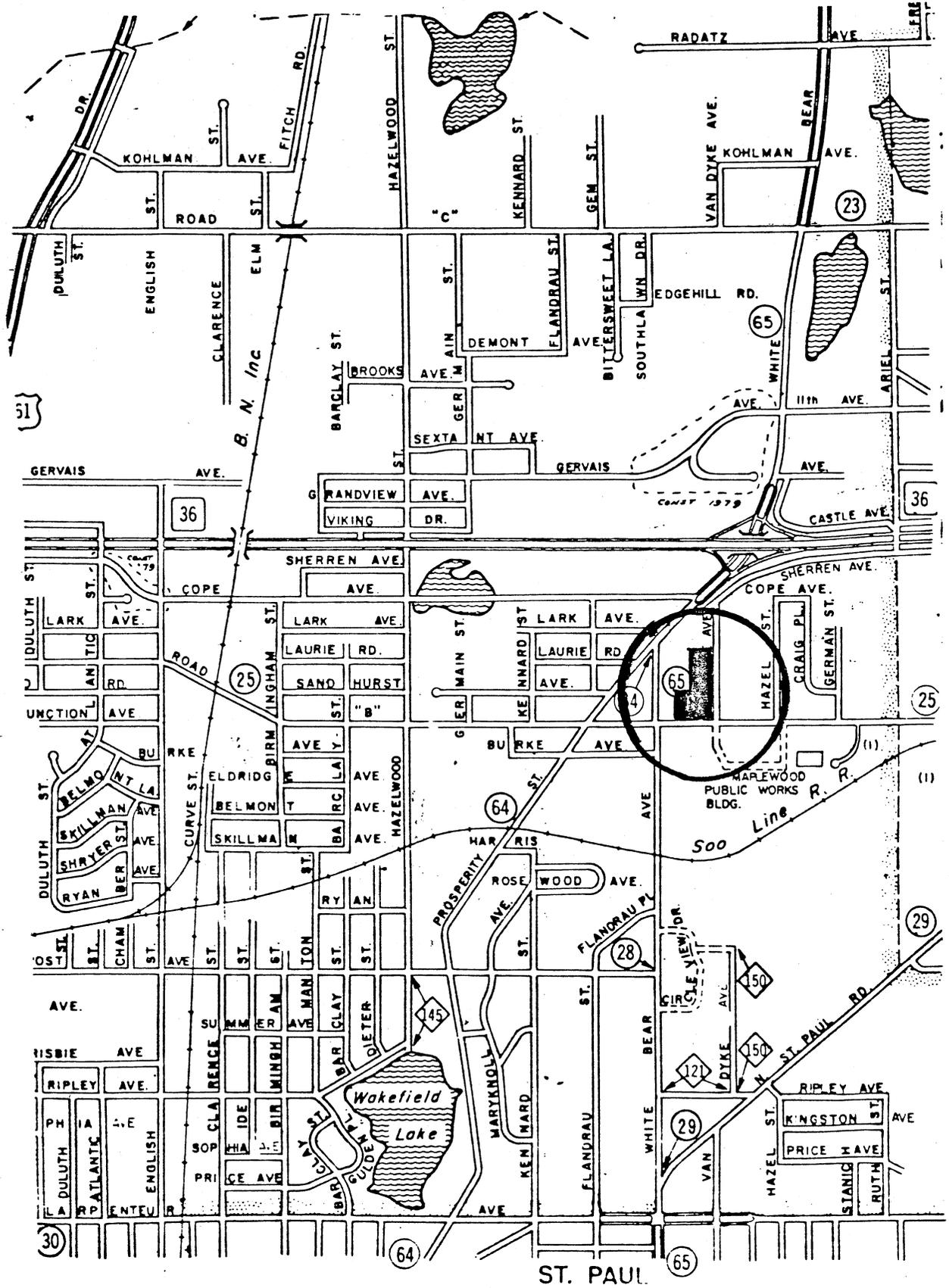
Procedure

-City Council decision following a public hearing.

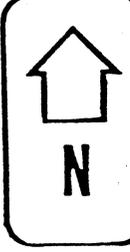
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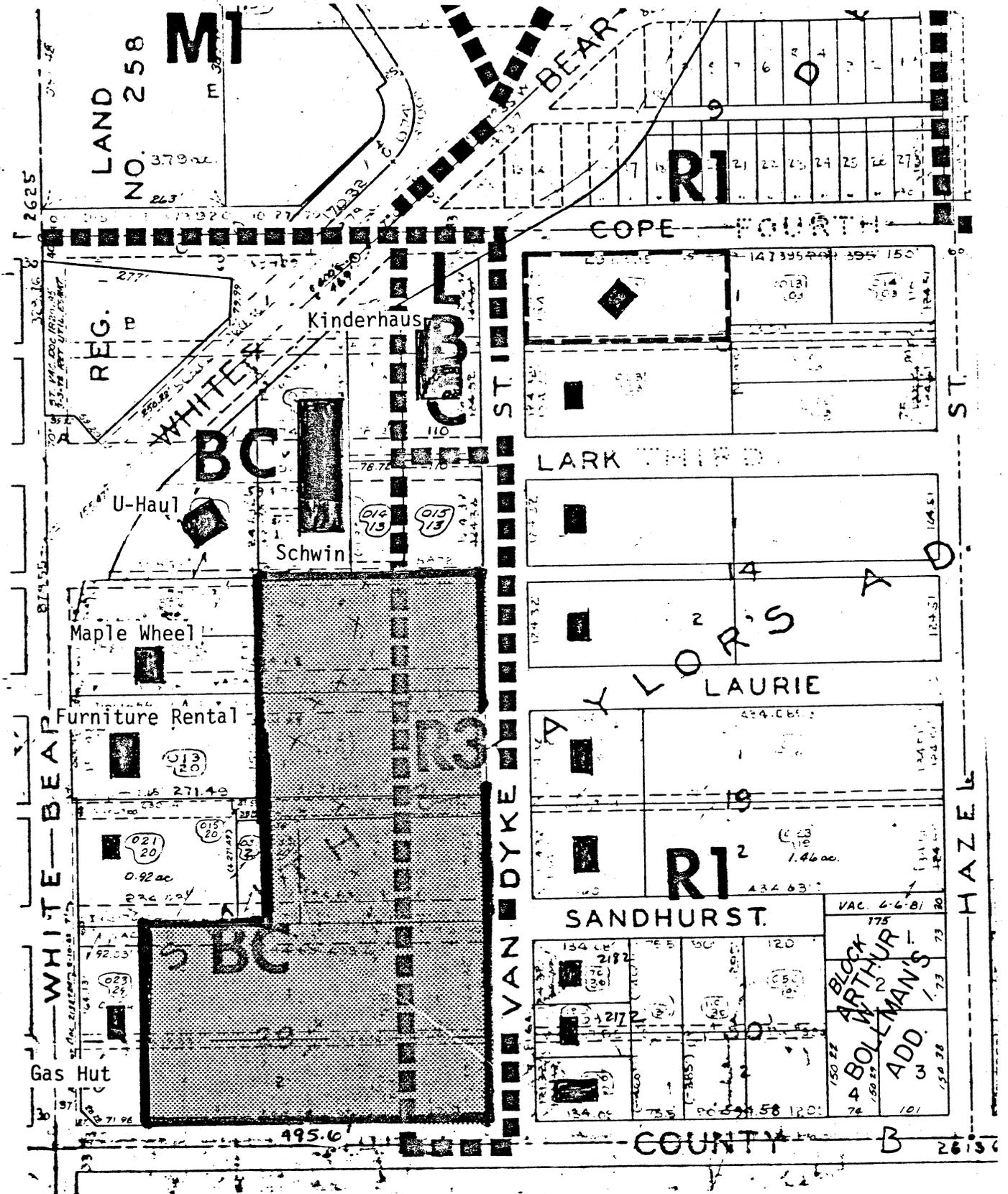
Attachments

1. Location Map
2. Property Line/Zoning Map
3. Site Plan
4. Applicant's Letter of Request
5. Building Elevations (stamp-dated 9-20-83)
6. Garage Elevations (stamp-dated 9-22-83)
7. Landscape Plan (stamp-dated 9-13-83)
8. Planning Commission Minutes (8-15-83)
9. Resolution



LOCATION MAP





PROPERTY LINE / ZONING MAP



**DESCRIPTION**

PART OF LOT 2, BLOCK 19, LOTS 1 AND 2, BLOCK 20, LOTS 1 AND 2, BLOCK 21 AND ADJOINING VACATED ALLEYS AND STREETS, SMITH AND TAYLOR'S ADDITION TO NORTH ST. PAUL, SUBJECT TO EASEMENTS OF RECORD, RAMSEY COUNTY, MINNESOTA

**NOTE**

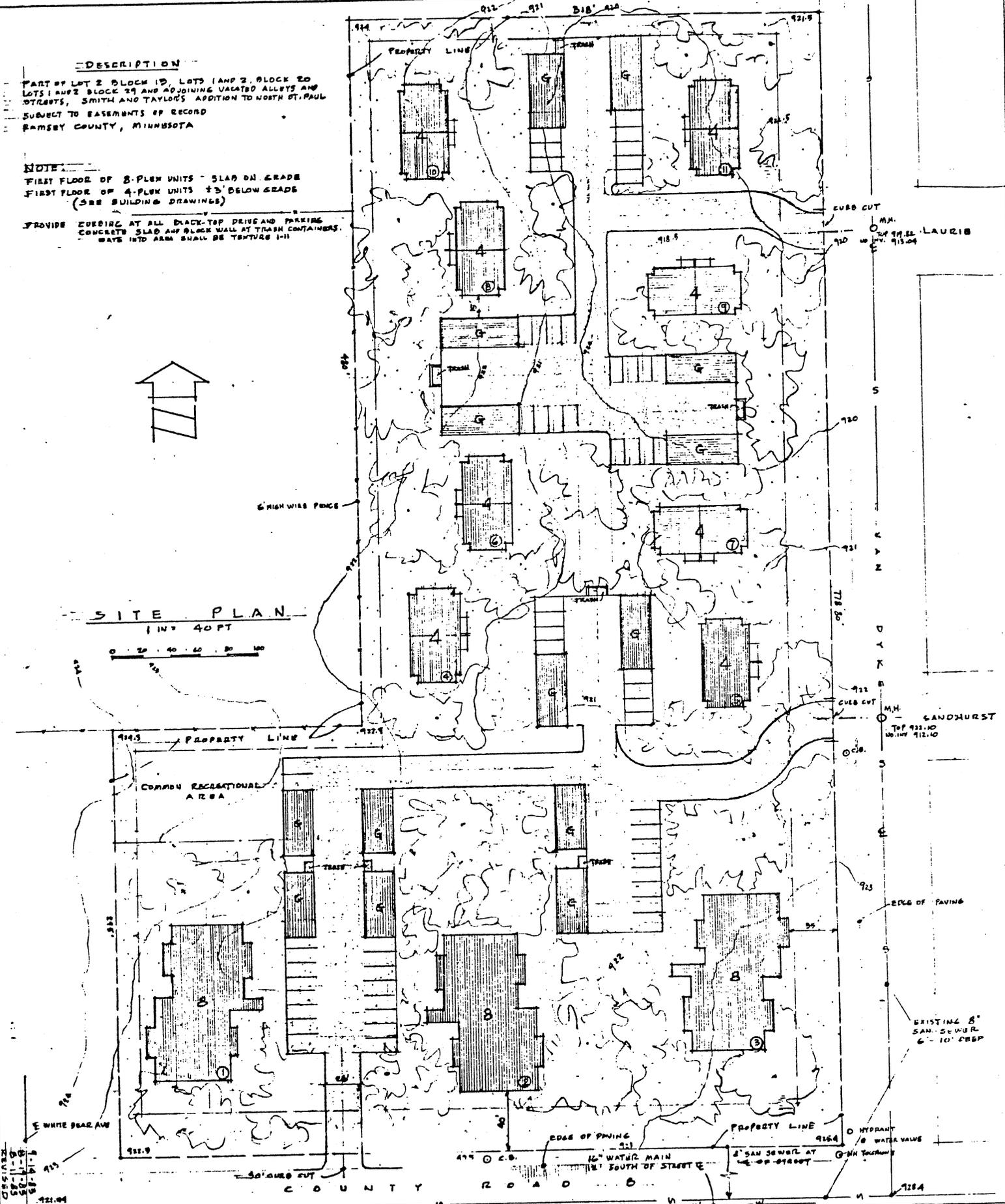
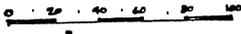
FIRST FLOOR OF 8-FLUX UNITS - SLAB ON GRADE  
 FIRST FLOOR OF 4-FLUX UNITS 1'3" BELOW GRADE  
 (SEE BUILDING DRAWINGS)

PROVIDE CURBING AT ALL BLACK-TOP DRIVE AND PARKING AREAS. CONCRETE SLAB AND BLOCK WALL AT TRASH CONTAINERS. GATE INTO AREA SHALL BE TEXTURE #111



**SITE PLAN**

1 IN. = 40 FT



E. T. HUGHES CONSTRUCTION  
 MAPLEWOOD PROPERTY

ARCHITECT  
*Richard Handford*  
 MINN. 26853  
 9-14-89

**RH**  
 LTD

RICHARD HANDFORD & ASSOCIATES LTD  
 325 LIBERTY BANK BUILDING  
 ST. PAUL, MINNESOTA

Office — 644-5216  
100 Englewood Office Park

# Sauro Realty



1585 Englewood Avenue  
St. Paul, Minnesota 55104

*John F. Sauro*

July 1, 1983

To: City of Maplewood

Subject: Development of vacant land , North West intersection  
of County Road B and Van Dyke, Maplewood, Minnesota.

4 The intended use of said property is multi-family. Three 8  
unit buildings fronting along county Road B, with under ground  
parking and 6 four unit buildings along Van Dyke. The four  
unit buildings will have detached garages. All buildings will  
have additional garages, refering to Maplewood guidelines.

We have the pleasure to meet with some of the neighbors on  
June 30, 1983. They asked questions and I answered them to the  
best of my ability.. The neighbors are naturally concerned.  
They would prefer to see the land remain in its present state.  
However they realize this in an impossibility. I left the meet-  
ing feeling very comfortable and also that they are satisfied  
with our development. In fact, one of the neighbors expressed  
an interest in purchasing one of the four plexes, as an in-  
vestment.

These units are to be rented in the area of \$400.00 to \$445.00  
per month all of the units will be completely self contained.  
There own furnace(gas), hot water heater, and electric. Also  
central air. These rent figures do include garage stalls for  
all units.

Water will be petetioned to go North along Van Dyke. This will  
most likely be necessary in the future in any event. This water  
will also increase the value of the neighbors property.

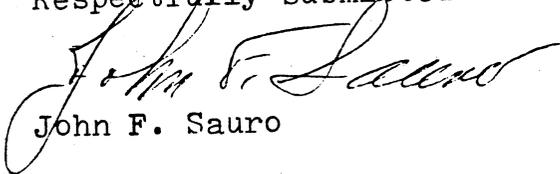
Mr. Hughes does not ponder or waste time. If the development  
is approved he will begin imediately. Most likely along County  
Road B, as water is now in. Then continue with the four plexes  
as soon as water is provided. The option is still available to  
bring water into the development from B, but this would mean  
a burden to the neighbors when water does go in to Van Dyke.

The staff has shown agreement to our project, as they stated  
Government agencies have shown an interest in more rental units  
in Maplewood.

Subject: Land development County Road B and Van Dyke, Page 2

We sincerely feel that this development will be an asset to the neighborhood and of course add additional revenue to Maplewood through increases or additional Real Estate Taxes in place of vacant land.

Respectfully submitted

A handwritten signature in cursive script, appearing to read "John F. Sauro".

John F. Sauro

D. Conditional Use Permit: County Road B and VanDyke 8-15-83

Secretary Olson said this is a request for approval of a conditional use permit to construct multiple-dwelling units in a BC zoning district. Staff is recommending approval of the request.

The Commission discussed with Secretary Olson the previous request for a Plan amendment and zone change. Council denied the zone change at that time. The Planning Commission also recommended denial of the request.

Chairman Axdahl asked if there was anyone present who wished to speak regarding this proposal.

Mr. Sauro said he is working with Mr. Hughes on this multiple development. They met with the neighbors about 6 weeks ago. Letters were sent to all of the neighbors involved with this situation. He said the neighbors were quite satisfied with the proposal.

Gene Hughes said they intend to follow the site plan as presented. He indicated they have no problem with the conditions outlined by the staff.

Commissioner Fischer moved the Planning Commission approve the following resolution and forward it to the City Council:

WHEREAS, Sauro Realty initiated a conditional use permit to construct multiple dwellings in a business commercial zoning district at the following-described property:

Except the easterly 120 feet, the following parcels:

South 1/2 of vacated alley adjoining and north 1/2 of vacated Laurie Avenue adjoining and following part of Lot 2 lying east of a line running from a point in center line of said avenue 272 19/100 feet east from west line of lot 2 to a point on north line of and 272 91/100 feet east from northwest corner of said lot 2, block 13, Smith and Taylors Addition to North St. Paul.

Except south 2 65/100 feet and except following: Beginning on west line of and 2 65/100 feet north of southwest corner of lot 1, thence east 271 49/100 feet thence north to point in center line of vacated Laurie Road 272 19/100 feet east from west line of said lot, thence west to west line of said lot 1, thence south to beginning, part of vacated adjacent Laurie Road in Lot 1, block 20, Smith and Taylors Addition to North St. Paul

Vacated avenue south of and accruing following except north 2 65/100 feet the east 270 feet of Lot 2, block 20, Smith and Taylors Addition to North St. Paul

Vacated alley accruing and following except west 271 49/100 feet the south 2 65/100 feet of lot 1 and except west 271 49/100 feet the north 2 65/100 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul

Vacated avenue south of and accruing and following except north 2.65 feet the west 49 feet of east 319 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul

North 1/2 of vacated alley and vacated avenue north of and accruing and following east 495 6/10 feet of lot 1, block 29, Smith and Taylors Addition to North St. Paul

South 1/2 of vacated alley adjoining and east 495 6/10 feet of lot 2, block 29, Smith and Taylors Addition to North St. Paul

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD PLANNING COMMISSION that the above-described conditional use permit be approved on the basis of the following findings of fact:

1. The use would conform with the City's Comprehensive Plan and with the purpose and standards of the Zoning Code.
2. The establishment or maintenance of the use would not be detrimental to the public health, safety or general welfare.
3. The use would be located, designed, maintained and operated to be compatible with the character of the zoning district.
4. The use would not depreciate property values.
5. The use would not be hazardous, detrimental or disturbing to present and potential surrounding land uses, due to noises, glare, smoke, dust, odor, fumes, water pollution, water run-off, vibration, general unsightliness, electrical interference or other nuisances.
6. The use would generate only minimal vehicular traffic on local streets and would not create traffic congestion, unsafe access or parking needs that will cause undue burden to the area properties.
7. The use would be served by essential public services, such as streets, police, fire protection, utilities, schools and parks.
8. The use would not create excessive additional requirements at public cost for public facilities and services; and would not be detrimental to the welfare of the City.
9. The use would preserve and incorporate the site's natural and scenic features into the development design.
10. The use would cause minimal adverse environmental effects.

Approval is subject to the following conditions:

1. Construction beginning within one year. Code allows a one time six month extension if just cause is shown. The applicant must apply for such extension, in writing, at least thirty days prior to expiration.
2. Prior to the issuance of a building permit for any of the structures which do not front on County Road B, Council must order the extension of a water main north along VanDyke Street from County Road B.
3. The curb cuts on VanDyke Street shall be centered on the Sandhurst and Laurie Avenue rights-of-way, located to the east.
4. Community Design Review Board approval of the site and building plans. Approval shall include, but not be limited to, the following findings:
  - a. The use shall be designed to be compatible with the character of the zoning district.
  - b. The use would preserve and incorporate the site's natural and scenic features into the development design.
5. A landscaped area of at least twenty feet in width shall be provided along the south and east boundaries of the site. This landscaping shall include permanent screening of at least six feet in height and eighty-percent opaqueness. The screening materials shall be as required in Section 36-27 of City Code.
6. Final grading, drainage and utility plans must be approved by the City Engineer.
7. Any connection to utilities in County Road B or temporary curb cuts to County Road B must be approved in writing by the Ramsey County Department of Public Works.
8. Submission of an erosion control plan prior to issuance of any building permits, which incorporates the recommendations of the Watershed and Soil and Water Conservation Districts.

Commissioner Whitcomb seconded

Ayes--Commissioners Axdahl, Barrett, Ellefson, Fischer, Hejny, Pellish, Prew, Robens, Sigmundik, Sletten, Whitcomb

Pursuant to due call and notice thereof a regular meeting of the City Council of the City of Maplewood, Minnesota was duly called and held in the Council Chambers in said City on the            day of            , 1983 at 7:00 p.m.

The following members were present:

The following members were absent:

WHEREAS, Sauro Realty initiated a conditional use permit to construct multiple dwellings in a business commercial zoning district at the following-described property:

Except the easterly 120 feet, the following parcels:

South 1/2 of vacated alley adjoining and north 1/2 of vacated Laurie Avenue adjoining and following part of Lot 2 lying east of a line running from a point in center line of said avenue 272 19/100 feet east from west line of lot 2 to a point on north line of and 272 91/100 feet east from northwest corner of said lot 2, block 13, Smith and Taylors Addition to North St. Paul.

Except south 2 65/100 feet and except following: Beginning on west line of and 2 65/100 feet north of southwest corner of lot 1, thence east 271 49/100 feet thence north to point in center line of vacated Laurie Road 272 19/100 feet east from west line of said lot, thence west to west line of said lot 1, thence south to beginning, part of vacated adjacent Laurie Road in Lot 1, block 20, Smith and Taylors Addition to North St. Paul

Vacated avenue south of and accruing following except north 2 65/100 feet the east 270 feet of Lot 2, block 20, Smith and Taylors Addition to North St. Paul

Vacated alley accruing and following except west 271 49/100 feet the south 2 65/100 feet of lot 1 and except west 271 49/100 feet the north 2 65/100 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul

Vacated avenue south of and accruing and following except north 2.65 feet the west 49 feet of east 319 feet of lot 2, block 20, Smith and Taylors Addition to North St. Paul

North 1/2 of vacated alley and vacated avenue north of and accruing and following east 495 6/10 feet of lot 1, block 29, Smith and Taylors Addition to North St. Paul

South 1/2 of vacated alley adjoining and east 495 6/10 feet of lot 2, block 29, Smith and Taylors Addition to North St. Paul

WHEREAS, the procedural history of this conditional use permit is as follows:

1. This conditional use permit was initiated by Sauro Realty, pursuant to the Maplewood Code of Ordinances.
2. This conditional use permit was reviewed by the Maplewood Planning Commission on August 15, 1983. The Planning Commission recommended to the City Council that said permit be approved.
3. The Maplewood City Council held a public hearing on 1983 to consider this rezoning. Notice thereof was published and mailed pursuant to law. All persons present at said hearing were given an opportunity to be heard and present written statements. The Council also considered reports and recommendations of the city staff and Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE MAPLEWOOD CITY COUNCIL that the above-described conditional use permit be approved on the basis of the following findings of fact:

1. The use would conform with the City's Comprehensive Plan and with the purpose and standards of the Zoning Code.
2. The establishment or maintenance of the use would not be detrimental to the public health, safety or general welfare.
3. The use would be located, designed, maintained and operated to be compatible with the character of the zoning district.
4. The use would not depreciate property values.
5. The use would not be hazardous, detrimental or disturbing to present and potential surrounding land uses, due to noises, glare, smoke, dust, odor, fumes, water pollution, water run-off, vibration, general unsightliness, electrical interference or other nuisances.
6. The use would generate only minimal vehicular traffic on local streets and would not create traffic congestion, unsafe access or parking needs that will cause undue burden to the area properties.
7. The use would be served by essential public services, such as streets, police, fire protection, utilities, schools and parks.
8. The use would not create excessive additional requirements at public cost for public facilities and services; and would not be detrimental to the welfare of the City.
9. There are no significant natural features on the site.
10. The use would cause minimal adverse environmental effects.

Approval is subject to the following conditions:

1. Construction beginning within one year. Code allows a one time six month extension if just cause is shown. The applicant must apply for such extension, in writing, at least thirty days prior to expiration.



C. E. T. Hughes--Multi-family Development

9-27-83

Gene Hughes, president of Hughes Construction, indicated he had read the staff report. He would have no problems with the suggested treatment of the building. They have revised the plans to meet the minimum square footage of the Maplewood Code.

The Board reviewed with the applicant the exterior finishes used on existing complexes that were constructed by the applicant within the twin city area.

The applicant indicated that approval has been given by the County to give access onto County Road B. He also said the reason they use the T-1-11 exterior finish on the larger buildings is because if used vertical it does cut down on the appearance of the length of the building. He would accept the Board's recommendations for the exterior of the buildings.

Fred Reichert, 2172 VanDyke Street, said he is not happy that the eight-plex is being constructed across from him. He asked how close it would be constructed to the street.

The Board indicated approximately 35 feet to the lot line.

Mr. Reichert asked what type of shrubbery is going around the building.

The Board indicated a landscape plan shows a 2 foot berm and then plantings on top of that. Spruce are proposed.

Mr. Reichert said he hoped that the berm would be maintained and not let grow up with weeds.

Mr. Hughes explained the maintenance package used for the development. This is done on a yearly contract. They have been following this policy for eight years and all contracts are renewed yearly.

Mr. Reichert said he thought a variety of siding on the buildings would add to the appearance of the development. He also questioned the extension of city water on VanDyke and if VanDyke would be upgraded. He wished to have a nice quality job done on the development.

Connie Launderville, 2194 VanDyke, indicated concern with the density of the project. She also discussed the extension of water and the charge to the single-family residents for that water. She questioned if a playground would be provided for the children from the development. This would keep the children out of the streets.

Mr. Hughes said they have never been asked to provide this before. He has no objections to providing it though. The land shown on the plan is the left over land after determining what land could be used for each building.

The Board suggested if the area is to be a play area, it should be fenced on at least two sides. They suggested the applicant submit what type of facilities could be provided when the Council reviews the conditional use permit.

The Board also questioned what portion of the existing trees would be saved. They suggested saving as many as possible.

Mr. Hughes said he had Seifert's Nursery do the landscape plan for him.

The Board indicated they did not feel the use preserved and incorporated the sites natural and scenic features.

Board Member Hedlund moved the Board deny approval of the site plan based on the use would not preserve and incorporate the sites natural and scenic features into the development design.

Board Member Rovie seconded

Ayes--Members Hedlund, Moe, Deans, Rovie  
Nays--Member Rossbach

H-2

MEMORANDUM

TO: City Manager  
FROM: Director of Community Development  
SUBJECT: Code Amendment--Mobile Homes  
DATE: September 12, 1983

Action by Council:

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

Request

Amend the zoning ordinance to:

1. Require HUD certification for mobile homes in residential districts.
2. Require a moving permit for previously lived in mobile homes that are to be located in residential districts.
3. Adopt the State's definition for mobile homes.

Reason for the Request

The 1982 legislature passed a law requiring that mobile homes be treated like single dwellings in zoning ordinances. The city may require HUD certification. This would prohibit mobile homes built before 1976. The ordinance also requires a moving permit for mobile homes previously lived in. This would involve a public hearing and council approval. The definition of mobile homes should be amended to conform to State law. A letter of support from the Minnesota Manufactured Housing Association is enclosed.

Recommendation

Approval of the enclosed ordinances.

Enclosures

Ordinance  
Letter: MMHA

ORDINANCE NO.

AN ORDINANCE AMENDING THE MAPLEWOOD ZONING CODE  
RELATING TO MOBILE HOMES IN SINGLE-DWELLING  
ZONES

BE IT ORDAINED BY THE CITY OF MAPLEWOOD AS FOLLOWS:

Section 1. Section 36-6 is hereby amended to replace the definition of mobile home or house trailer as follows (deletions crossed out and additions underlined):

~~Mobile home or house-trailer:--A-mobile-home-or-house trailer-is-a-portable-living-unit-having-thereon-its own-wheels-or-running-gear-which-allow-it-to-be-moved upon-highways-of-the-state-and-must-at-all-times-have said-wheels-and-running-gear-attached-thereto.~~

Manufactured home: A structure, transportable in one or more sections, which in the traveling mode, is eight body feet or more in width or 40 body feet or more in length, or, when erected on site, is 320 or more square feet, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes the plumbing, heating, air conditioning, and electrical systems contained therein; except that the term includes any structure which meets all the requirements and with respect to which the manufacturer voluntarily files a certification required by the secretary and complies with the standards established under chapter 365 of the 1981 Minnesota State session laws. "Secretary" means the secretary of the United States Department of Housing and Urban Development or the head of any successor agency with responsibility for enforcement of federal laws relating to manufactured homes.

Section 2. Section 36-73 is hereby amended as follows (deletions crossed out and additions underlined):

Section 36-73. Mobile Homes. ~~Tie-downs.~~

(a) All new installations of mobile homes shall be tied to ground anchoring systems. Such installations shall be in compliance with the current state rules and regulations concerning such installations. (Ord. No. 387, § 1,7-10-75)

(b) Mobile homes must meet the most recent HUD certification requirements. Mobile homes that have been previously lived in require a moving permit under sections 9-61 to 9-64.

Section 3. This ordinance shall take effect upon its passage and publication.

Passed by the Maplewood City Council,  
this        day of        , 1983.

---

Mayor

ATTEST:

---

City Clerk



# MMHA MINNESOTA MANUFACTURED HOUSING ASSOCIATION

222 EAST LITTLE CANADA ROAD, SUITE 222 / LITTLE CANADA, MINNESOTA 55117 / (612) 482-8875

**President**

Chuck Mossefin

**Senior Vice President**

Reed Beckler

**Past President**

Jim Jaeger

**Secretary/Treasurer**

Paul Howard

**Divisional**

**Vice Presidents**

Maureen Wagner  
*Retailers & Brokers*

Shannon Rickert  
*Manufacturers*

Jim Dalton  
*Out State Parks*

Stephen Taylor  
*Twin City Parks*

Franz Burris  
*Suppliers & Service*

Al Schrader  
*National Federation*

Don Bundy  
*Finance & Insurance*

**Regional  
Directors**

Dick Hughes  
*Twin City*

Dave Paquette  
*Southern*

Joe Booth  
*Northern*

Gregg Van Slyke  
*Central*

**Staff**

Joan Archer  
*Executive Vice President*

Deborah Witt  
*Administrative Director*

September 15, 1983

Mr. Geoff Olson, AICP  
Director of Community Development  
City of Maplewood  
1902 East County Road B  
Maplewood, MN 55109

RE: Zoning Ordinance Amendments - Manufactured Homes

Dear Mr. Olson:

Thank you for allowing me the opportunity to review your proposed zoning ordinance amendments. Whereas on paper the proposed amendments appear to be quite simple, they are very important amendments for the City of Maplewood.

The inclusion of the definition of manufactured homes (Section 36-6) is not only important because it makes your zoning code consistent with statutory definitions of mobile/manufactured homes, which I assume is located in other sections of the ordinance, clearly means HUD certified homes. Having been a professional municipal planner, I understand the importance of a city's use of its basic police powers to ensure the public health, safety and welfare of all its residents. When permitting types of housing in residential districts it is the city's responsibility that the safety of the residents has been provided for by zoning regulations. The State of Minnesota recognizes two national construction codes for single family dwellings: Uniform Building Code and the "HUD Code." Therefore, the inclusion of this definition of manufactured homes requiring that the homes are constructed to the HUD Code, assures the City that only "safe" homes are allowed in its residential districts.

The second amendment requiring a moving permit is also an excellent protection for the City. Building relocation in most cities requires that the homes are brought up to code (UBC Code). The same should be true for previously occupied manufactured/mobile homes. The manufacturer has a seal affixed to the home upon completion. If the home has been lived in and is to be relocated, the city should require a moving permit and that the home

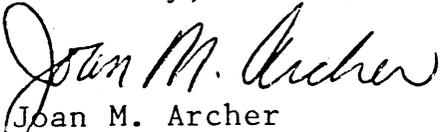
Mr. Geoff Olson  
September 15, 1983  
Page 2

meets present HUD Code standards. This will assure the City that the home has not been altered by the homeowners so that the home is in noncompliance with the HUD Code. This proposed amendment provides for the safety of the residents and should be in the zoning ordinance.

The Minnesota Manufactured Housing Association supports these types of ordinances which protect public safety. My industry under the HUD Code in effect since 1976 constructs HUD certified homes. Only these HUD certified homes which meet zoning code design criteria should be recognized as equivalent to UBC site built homes.

Thank you again for the opportunity to comment. If I can be of any further assistance, please contact me.

Sincerely,



Joan M. Archer  
Executive Vice President

JMA/sek

11-3-83

A. Code Amendment: Mobile Homes

Secretary Olson said the proposal is to amend the zoning ordinance to require HUD certification of mobile homes, require a moving permit for previously lived in mobile homes that are to be located in residential districts and to adopt the State's definition for mobile homes.

Commissioner Sletten moved the Planning Commission recommend to the City Council approval of the ordinances amending the zoning ordinance regarding mobile homes.

Commissioner Pellish seconded                      Ayes--Commissioner Barrett, Fischer, Hejny, Pellish, Prew, Sigmundik, Sletten, Whitcomb

H-3

Action by Council:

MEMORANDUM

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date \_\_\_\_\_

TO: City Manager  
FROM: Director of Public Works  
SUBJECT: Water Main Petition; VanDyke Street; Co. Road B; Cope Avenue  
DATE: September 19, 1983

The attached petition requests the extension of water main along VanDkye Street from County Road "B" to Cope Avenue. The petition is signed by 34% of the affected frontage, just short of the 35% required by law. If this project is to be considered further, the City Council must initiate the investigation.

If the E.T. Hughes Development proposal is to proceed water main must be extended on the VanDyke Street. In order for this project to proceed the Council should authorize staff to prepare a feasibility study. According to Council resolution the petition sponsor should be required to pay the cost of feasibility study.

mb



We, the undersigned, do hereby petition the Council of the City of Maplewood to: install water service in Van Dyke Street between County Road "B" and Cope Avenue

To be conditional upon closing of sale of: To E.T. Hughes Construction Co. Inc.  
 Part of Lot 1 bl 20  
 Part of Lot 2 bl 20 -- Smith & Taylors Addition to North St. Paul  
 Part of Lot 2 bl 13  
 and that the said improvement be undertaken by the Village Council in accordance with the provisions of Minnesota Statutes, Chapter 429; and that the cost thereof be assessed against benefitted property as provided by said Chapter 429.

OWNER	STREET ADDRESS	LEGAL DESCRIPTION	FRONT-AGE	DATE
		The East 495.6 ft. of Lots 1 & 2, Bl. 29, Smith & Taylor's Add. to North St. Paul	79.56'	
X Mrs Annie C. Evenson	201 Rackard Dr. Lake Placid Fla 33852	Part of Lot 1, Block 20; See attached legal description	151.67'	
X Mrs Annie C. Evenson	201 Rackard Dr. Lake Placid Fla 33852	Part of Lot 2, Block 20; See attached legal description	157.67'	
X Mrs Annie C. Evenson	201 Rackard Dr. Lake Placid Fla 33852	Part of Lot 2, Block 20; See attached legal description	164.22'	

I certify that I could <sup>not</sup> witness the above signatures, but the proposed improvements were discussed with the signers at great length.  
Aug 26, 1983 (DATE)  
 Carl A. Selman  
 for E.T. HUGHES CONST Co.  
 (PETITION SPONSOR)

I-1

MEMORANDUM

Action by Council:

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

Date \_\_\_\_\_

TO: City Manager  
 FROM: Director of Public Works  
 SUBJECT: Ponding Area East Shore Drive  
 DATE: November 8, 1983

Attached is a letter from a property owner on East Shore Drive. The Maplewood Drainage Plan shows a pond at their location.

In 1980 the City Council considered a project for the area including a pond on the subject property. The project was denied. The owners apparently understood this to mean no pond would ever be built on the property. Even though the project was denied, the City has traditionally supported the Drainage Plan. In other words, a pond is still required sometime in the future to be consistent with the Drainage Plan.

It is recommended the City Council reaffirm the City's historical position of supporting the Drainage Plan.

jw  
 attachment

100 Imperial Dr.  
W. St. Paul, Mn. 55118  
Oct. 7, 1983

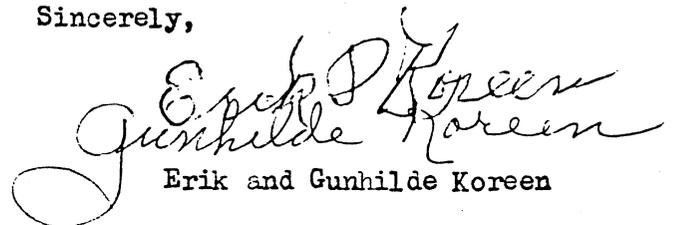
- Ken Haider  
- 1902 E Cty Rd. B  
- Maplewood, Mn.

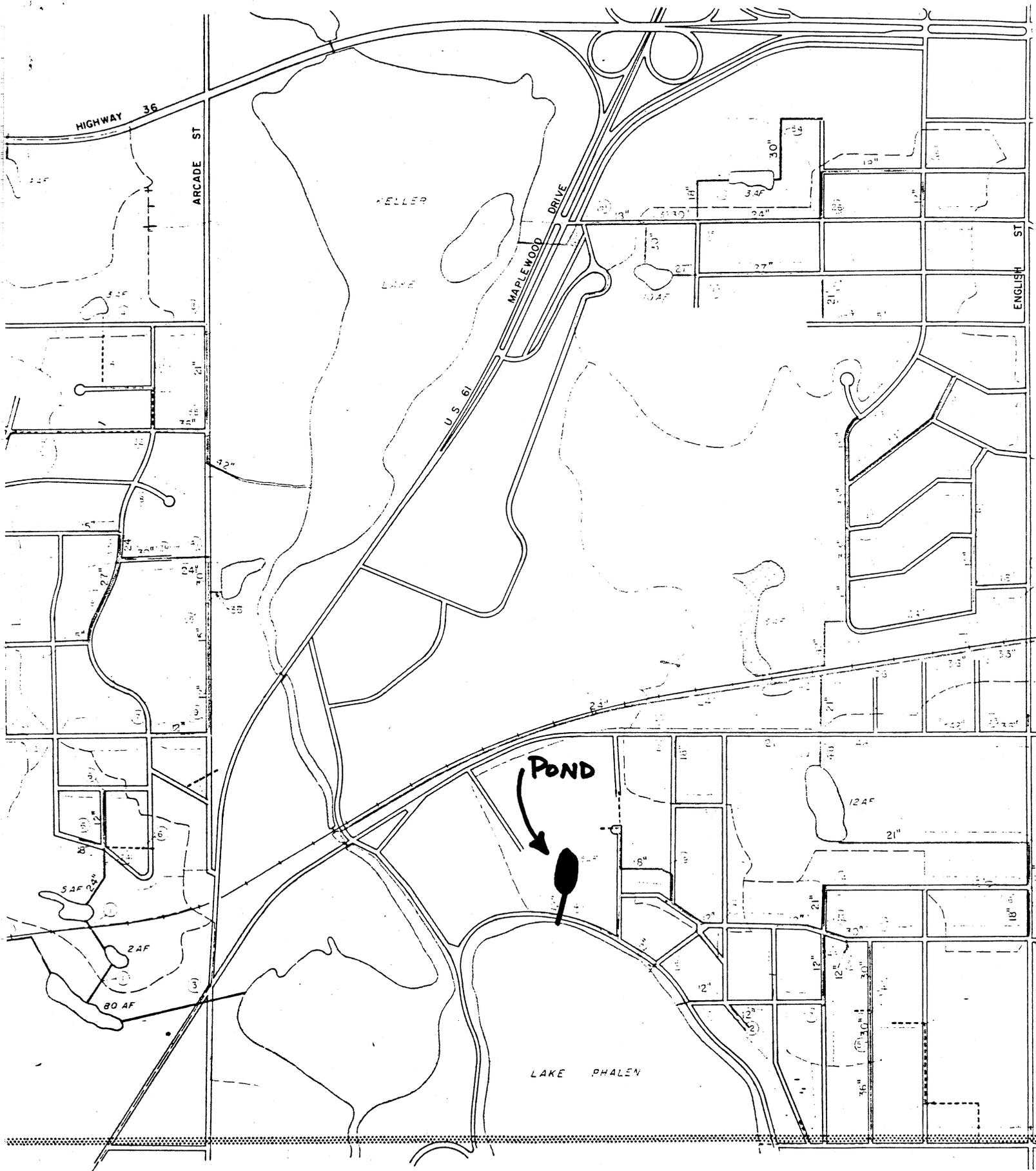
Re: Unplatted lands S of the N  
16 2922

Dear sir,

We were told that this property was no longer considered by Maplewood for a holding pond, so we have put it up for sale. Now we learn that that option is still open, and we have a prospective buyer. We ask that you will come to a decision on this and let us know as soon as possible, so we know where we stand.

Sincerely,

  
Erik and Gunhilde Koreen



HIGHWAY 36

ARCADE ST

WELLES  
LAKE

MAPLEWOOD DRIVE

U.S. 61

ENGLISH ST

**POND**

LAKE PHALEN

5AF  
2AF  
80AF

124F

21'

12'  
12'  
30'  
36'

18'

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MEMORANDUM

Action by Council:

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

Date \_\_\_\_\_

TO: City Manager  
FROM: Director of Public Works  
SUBJECT: T.H. 36 at Ariel Street--Median Closure  
DATE: November 7, 1983

Attached is a letter from MnDOT requesting closure of the T.H. 36 median at Ariel Street. At recent hearings for other matters, a number of residents did express concern for the safety at this intersection. With this in mind, it is an appropriate time for the Council to address the issue.

If the median is closed, westbound access to T.H. 36 and access to the north would be at either White Bear Avenue or McKnight Road. The south frontage road connection with White Bear Avenue was recently signalized. This should facilitate easy access at that point.

jw  
attachment



Minnesota  
Department of Transportation  
District 9  
3485 Hadley Avenue North, Box 2050  
North St. Paul, Minnesota 55109

(612) 770-2311

November 3, 1983

Mr. Ken Haider  
Director of Public Works  
1902 East County Road B  
Maplewood, Minnesota 55109

Dear Mr. Haider:

SUBJECT: S.P. 6211 (T.H. 36) at Ariel Street  
Median Closure Request

I am writing in response to our recent conversation about closing the median crossover at T.H. 36 and Ariel Street.

On July 18, 1983, I sent you a copy of a letter we received from the City of North St. Paul asking Mn/DOT to consider closing the median. At that time, Maplewood was holding hearings concerning future land use zoning in the area which could impact the need and/or problems associated with the crossover. I understand now that Maplewood has opted for low density development which would reduce the relative importance of the crossover.

An additional factor that has now entered the picture is that Mn/DOT needs to make a decision about the median barrier through the White Bear Avenue interchange. The existing barrier is made of aluminum and we can no longer purchase repair parts. Our options are to either replace the barrier with portable concrete median barrier and glare screen similar to what we did at Lexington Avenue and Dale Street or to replace it with a steel box beam. We would rather stay away from using the steel box beam because of problems maintaining it after hits, lengthy lane closures resulting in delays and potential additional accidents, minimum replacement parts inventory, less desirable end treatments, etc.

In order to install the portable concrete barrier, we need to extend the length of the barrier to a point where the median is wider and we must use sand barrels at the ends of the barrier. The crossover at Ariel Street would have to be closed due to sight distance restrictions caused by the barrier.

Mr. Ken Haider  
November 3, 1983  
Page Two

We would appreciate it if Maplewood would concur in the positions taken by North St. Paul and Mn/DOT to remove this crossover. Thank you for your early consideration of this matter.

Sincerely,

A handwritten signature in cursive script, reading "Michael L. Robinson". The signature is written in dark ink and is positioned above the typed name and title.

Michael L. Robinson  
District Traffic Engineer

cc: David Kotilineck - North St. Paul City Engineer

MEMORANDUM

I-3

TO: City Manager  
FROM: Thomas Ekstrand--Associate Planner  
SUBJECT: Code Amendment--Parking in Multiple Dwelling Districts  
APPLICANT: City of Maplewood  
DATE: October 28, 1983

Action by Council:

Endorsed \_\_\_\_\_

Modified \_\_\_\_\_

Rejected \_\_\_\_\_

Date \_\_\_\_\_

Request

On October 24, 1983, Council initiated the proposed ordinance amendment on page two. The proposed ordinance amendment would permit parking stalls in owner-occupied developments to be nine by eighteen feet in size. All other multiple dwelling developments would still have to provide ten by twenty foot stalls.

Past Action

10-10-83: Council denied the parking ordinance amendment which would have permitted nine by eighteen foot spaces, for residential or commercial uses, when abutting a curb, sidewalk or landscaped area. Council felt that this would not safeguard automobiles in parking lots having a high traffic turnover. Owner-occupied multiple dwellings, on the other hand, would not have that high turnover rate of vehicles so the door nick potential would be minimal.

Recommendations

Adoption of the proposed parking ordinance allowing parking spaces to be nine by eighteen feet in size for owner-occupied multiple dwelling units.

jc  
Attachments:  
Proposed Parking Ordinance

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE REGULATING THE SIZE OF PARKING  
STALLS IN R-3 DISTRICTS

THE MAPLEWOOD CITY COUNCIL HERE BY ORDAINS AS FOLLOWS (additions are underlined and deletions are crossed out):

Section 1. Section 36-6 (Definitions) is hereby amended to read as follows:

Parking Space: An open space or a garage on a lot, used for parking motor vehicles, ~~the area of which is not less than two hundred forty (240) square feet~~ and to which there is access from a street or alley.

Section 2. Section 36-109 (off-street parking/residence district--multiple dwelling) is hereby amended to read as follows:

(2) Minimum parking stall size shall be ten (10) feet by twenty (20) feet, except that parking stalls for owner-occupied units may be reduced to nine (9) by eighteen (18) feet, with a minimum total of six hundred fifty (650) square feet per dwelling unit, including maneuvering area.

Section 3. This ordinance shall take effect upon its passage and publication.

Passed by the City Council of the  
City of Maplewood, Minnesota this  
day of \_\_\_\_\_, 1983.

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

Ayes--  
Nays--

I-4

MEMORANDUM

Action by Council:

TO: City Manager  
FROM: Thomas Ekstrand--Associate Planner  
SUBJECT: Community Design Review Board Vacancy  
DATE: November 2, 1983

Endorsed \_\_\_\_\_  
Modified \_\_\_\_\_  
Rejected \_\_\_\_\_  
Date - \_\_\_\_\_

It is requested that the City Council appoint a sixth person to fill the vacancy on the Community Design Review Board. The Board is presently one member short and should be operating under full membership.

mb