

**MINUTES
OF THE REGULAR MEETING OF THE
EDINA CITY COUNCIL
HELD AT CITY HALL
AUGUST 6, 2025
7:00 P.M.**

1.0 CALL TO ORDER

Mayor Hovland called the meeting to order at 7:03 p.m.

2.0 ROLL CALL

Answering rollcall were Members Jackson, Pierce, Risser, and Hovland. Absent at rollcall was Councilmember Agnew.

3.0 PLEDGE OF ALLEGIANCE

4.0 MEETING AGENDA – APPROVED

Member Jackson made a motion, seconded by Member Pierce, approving the meeting agenda.

Ayes: Jackson, Pierce, Risser, Hovland

Motion carried.

5.0 COMMUNITY COMMENT

Ralph Zickert, 4311 Cornelia Circle, discussed the Council's and City Manager Neal's actions regarding the general tax levy. Mr. Zickert stated that the decision to outsource the property tax assessing department to Hennepin County will reduce Edina's general levy by \$1 million but pass on that cost to residents via Hennepin County property taxes. Mr. Zickert also discussed the cost being added to residents from the CenterPoint and Xcel Energy fees.

5.1. CITY MANAGER'S RESPONSE TO COMMUNITY COMMENTS

City Manager Neal responded to Community Comments from current and past meetings.

6.0 CONSENT AGENDA – ADOPTED

Member Pierce made a motion, seconded by Member Jackson, approving the consent agenda as follows:

6.1. Approve regular and work session meeting minutes of July 15, 2025

6.2. Approve Claims for Payment for Check Register Pre-List Dated July 11, 2025, totaling \$3,018,569.52, Check Register Claims Pre-List Dated July 18, 2025, totaling \$4,005,781.84, and Check Register Claims Pre-List Dated July 25, 2025, totaling \$1,665,808.69

6.3. Request for Purchase, ENG24-8 Brook Dr Culvert Replacement, awarding the bid to the recommended low bidder, Bituminous Roadways at \$174,683.00

6.4. Request for Purchase, Arlington Streetlight Fixture Heads and Poles, awarding the bid to the recommended low bidder, Border States Electric at \$23,492.06

6.5. Request for Purchase, Biodiesel B100 Fuel Supply Tank, awarding the bid to the recommended low bidder, Pump and Meter Service at \$259,373.36

6.6. Request for Purchase, 2025 Sanitary Sewer Rehabilitation, awarding the bid to the recommended low bidder, Visu-Sewer Inc. at \$392,715.50

6.7. Request for Purchase, ENG 25-10NB Wilson Road Naturalization, awarding the bid to the recommended low bidder, Prairie Restorations at \$26,428.59

6.8. Request for Purchase, Change Order: Edinborough Park Fire Alarm Panel Replacement, awarding the bid to the recommended low bidder, LVC Companies at \$44,345.00

6.9. Allocate Remaining Municipal State Aid Bond Proceeds & Investment Income to the Vernon Avenue & Highway 100 Interchange Project

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- 6.10. **Adopt Resolution No. 2025-63, authorizing MN Department of Commerce Competitiveness Fund Grant Agreement**
- 6.11. **Adopt Resolution No. 2025-42, authorizing MPCA Community Resilience Implementation Grant Agreement**
- 6.12. **Traffic Safety Report of June 27, 2025**
- 6.13. **Request for Purchase, Fire Department Advanced Life Support Ambulances, awarding the bid to the recommended low bidder, Everest Emergency Vehicles at \$1,554,041.80**
- 6.14. **Request for Purchase, Replacement Night Vision Units, awarding the bid to the recommended low bidder, Steele Industries at \$90,389.78**
- 6.15. **Request for Purchase, 2025 T66 Bobcat Skid Steer Loader, awarding the bid to the recommended low bidder, Lano Equipment at \$79,597.52**
- 6.16. **Request for Purchase, Ash Tree Removal Grant Additional Services, awarding the bid to the recommended low bidder, Hoffman & McNamara Co at \$133,922.00**
- 6.17. **Request for Purchase, Printing Services for Activities Directory, awarding the bid to the recommended low bidder, Johnson Litho Graphics at \$30,000**
- 6.18. **Request for Purchase, 2025 Neptune 360 Maintenance Contract, awarding the bid to the recommended low bidder, Ferguson at \$27,111.60**
- 6.19. **Appoint Jerome Gilligan and Jeff Huggett to the Edina Housing Foundation**
- 6.20. **Petition for Eden Avenue Crosswalk at Grandview Square**
- 6.21. **Arts & Culture Commission Appointment**
- 6.22. **Approve Temporary On-Sale Liquor License for Our Lady of Grace Catholic Church**
- 6.23. **Adopt Resolution No. 2025-67, nominating Richard Miller to the Minnehaha Creek Watershed District Board of Managers**

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

The Council highlighted the residents who were appointed to the Edina Housing Foundation, Arts & Culture Commission, and the Minnehaha Creek Watershed District Board of Managers and thanked them for being willing to serve. The Council also pointed out grants that have been secured for the City.

7.0 SPECIAL RECOGNITIONS AND PRESENTATIONS

7.1. SAFE AND EQUITABLE MOBILITY ACTION PLAN UPDATE – PRESENTED

Transportation Planner Scipioni presented information regarding the Infrastructure Investment and Jobs Act (IIJA), Safe Streets and Roads for All (SS4A) grant program, plan objectives, leadership commitment, goal setting, planning structure, safety analysis on fatality and injuries from crashes, engagement and collaboration, equity considerations, policy and process changes, and next steps.

The Council gave feedback regarding spruce trees in the Boulevard on Valley View, which has affected safety, and asked if staff is referencing the City Code regarding traffic safety. Transportation Planner Scipioni stated that staff will be considering the City Code and doing their research.

The Council asked questions regarding the plans, looking at crosswalk accessibility being incorporated into this plan, the reliability of funds in the infrastructure act, and where traffic fatalities occurred.

7.2. 2025 QUALITY OF LIFE SURVEY – PRESENTED

Communications Director Bennerotte discussed the statistically valid surveys and their work with Polco to complete mailed-in written surveys.

Jason Neumeyer with Polco presented a summary of the 2025 Quality of Life Survey. Mr. Neumeyer discussed Polco's history, how the survey was administered, Polco's benchmarking database, comparisons to national benchmarks, comparisons to Minnesota benchmarks, and comparisons to the previous survey year.

Mr. Neumeyer presented the key findings of the survey, including quality of life in Edina, overall community characteristics, specific community characteristics, opportunity to be involved in how Edina is run, feeling of

safety, crime problems, City services, drinking water, housing and development, housing choice priorities, Edina public finances, and taxes and inflation.

The Council asked questions regarding how residents can access the survey and how staff will ensure the results will be statistically sound. City Manager Neal stated that the survey will be posted in its entirety online soon.

8.0 PUBLIC HEARINGS HELD – Affidavits of Notice presented and ordered placed on file.

8.1. RESOLUTION NO. 2025-64: CONDITIONAL USE PERMIT FOR RIVIAN AT 3510 GALLERIA – CONTINUED TO AUGUST 19, 2025

Assistant City Planner Dalrymple stated that Rivian is an electric vehicle company proposing to occupy tenant space at Galleria Mall located at 3510 Galleria. Mr. Dalrymple presented the zoning map, future land use map, proposed tenant space, visual examples of their similar showrooms, conditional use permit criteria, staff findings, and Planning Commission recommendation.

City Fire Marshal Ehmler stated that he has some initial concerns regarding the Rivian showroom located at an indoor mall, as it would be the first of its kind in Minnesota. Fire Marshal Ehmler stated that the current data shows that the frequency of EV fires is relatively low, but it is a hazard that would be introduced. Fire Marshal Ehmler stated that his recommendations would include an updated sprinkler system in the tenant space, placement of the vehicles, and a 30% maximum charge of batteries that will be in the showroom.

The Council asked questions regarding pulling EV chargers away from the building, a suppression system under the vehicle, enforcement of the number of vehicles, and enforcement of battery charges.

Samuel Moon, Rivian, gave a presentation on Rivian's background and the vehicles being sold. Hannah Woo, Rivian, presented information regarding Rivian's sales program overview, space hubs around the USA, community spaces, and demonstration drives. Matt McAdoo, Rivian, presented information regarding their fire safety plan, battery management system, thermal runaway, low state of charge, fire suppression, and Rivian resources. Madison Grothaus, Reztark Design Studio, presented information regarding their design intent, site layout, and Edina hub floor plan.

The Council asked questions regarding thermal runaway, how to get cars in and out of the space, the impact of vehicles on the flooring, and the fire risk of vehicles for nearby fires. Mr. Moon presented their path of travel for getting their vehicles in and out of the storefront for ease of access. Mr. Moon stated that adding a rear entry would constrain their space.

The Council gave feedback regarding reconfiguring their floor plan to add a garage door at the back of the store to aid in safety.

Fire Marshal Ehmler stated that nearby fires would not pose a significant risk because there is a sprinkler system in the space.

The Council suggested that Rivian should bring back more ideas to further reduce the risk of fires.

Mayor Hovland opened the public hearing at 8:52 p.m.

Public Testimony

No one appeared to comment.

Member Jackson made a motion, seconded by Member Pierce, to close the in-person public hearing, keep public comment open until Sunday, August 10, and continue action to consider approval of a conditional use permit for Rivian at 3510 Galleria, to the August 19, 2025, City Council meeting.

Ayes: Jackson, Pierce, Risser, Hovland

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Motion carried.

9.0 REPORTS / RECOMMENDATIONS

9.1. RESOLUTION NO. 2025-58 ACCEPTING TREE DONATIONS AT PAMELA PARK ADJACENT TO 5805 BROOKVIEW AVENUE – ADOPTED

Mayor Hovland explained that to comply with State Statutes; all donations to the City must be adopted by Resolution and approved by four favorable votes of the Council accepting the donations.

Parks and Recreation Director Vetter stated that the property owners of 5805 Brookview Avenue donated 15 trees in 2018, 9 on the north end of Pamela Park. Mr. Vetter stated that 96 trees will be replanted after the Ash tree removals, and staff does not plant Colorado Blue Spruce trees. Mr. Vetter noted that if the donation is accepted tonight, then the homeowner should be responsible for removal if the trees become diseased.

The Council asked questions regarding the City's cost for removing and exposing the City to risk by removing the trees. Mr. Vetter stated that if the donation is not accepted, the trees would technically be trespassing without the City's permission, requiring removal. Mr. Vetter noted that transplanting the trees would cost around \$1,000 per tree, and much less for removal.

The Council expressed concerns regarding the process in which this has been handled and the precedent set if the City accepts this donation. Parks and Recreation Director Vetter apologized for the lack of clarity and consistency on this item and stated that staff will review their tree donation policy process.

The Council gave feedback regarding residents planting trees on public property that should not have been done; that is what should be rectified, and the trees should be removed. City Attorney Brooksbank stated that if Edina accepts the donation, then the City does not have a legal process to keep the property owners on the hook for the tree removal. City Manager Neal stated that the Council can give the residents at 5805 Brookview approximately 30 days to remove the trees. If the trees are not removed, then the trees would be considered abandoned and must be removed by the City. City Manager Neal stated that he would propose getting a landscaper or tree removal professional to take the trees somewhere more appropriate.

Member Jackson introduced and moved adoption of Resolution No. 2025-58, accepting tree donations at Pamela Park adjacent to 5805 Brookview Avenue. Member Pierce seconded the motion.

Nays: Jackson, Pierce, Risser, Hovland
Motion fails.

Member Jackson made a motion, seconded by Member Pierce, directing staff to inform the homeowner at 5805 Brookview that they have until September 12, 2025, to remove the Colorado Blue Spruce trees and repair any damage to the landscaping caused by the removal of the trees and, if the resident do not remove the trees by the deadline, the City will consider them abandoned and publicly offer the trees at no costs to anyone in Edina, who will remove them with the City's supervision, and replant them, including repair to any damages created to landscape by the removal, and if no one comes forward to claim and remove the trees by Sept 26, the City will remove and dispose of any trees that remains on City property at that location.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

9.2. RESOLUTION NO. 2025-66 ACCEPTING DONATIONS – ADOPTED

Mayor Hovland explained that to comply with State Statutes; all donations to the City must be adopted by Resolution and approved by four favorable votes of the Council accepting the donations.

Member Jackson introduced and moved adoption of Resolution No. 2025-66 accepting various grants and donations. Member Pierce seconded the motion.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

9.3. RESOLUTION NO. 2025-62 AWARDING THE SALE OF \$22,345,000 GENERAL OBLIGATION BONDS, SERIES 2025A – ADOPTED

Nick Anhut, Ehlers & Associates, presented information regarding the bond authorization for the 2025A purposes, including the Fire Station #2 project, Presidents A and B street reconstruction projects, and various water, sanitary sewer, and storm sewer capital improvement projects. Mr. Anhut discussed the bond issuance process, the City's AAA/Aaa credit rating, bidding results, and reduced principal amount due to final Fire Station #2 construction costs.

Member Jackson introduced and moved adoption of Resolution No. 2025-62, awarding the sale of \$22,345,000 General Obligation Bonds, Series 2025A. Member Pierce seconded the motion.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

9.4. RESOLUTION NO. 2025-38, SUBDIVISION AND VARIANCES AT 316 MADISON AVENUE – ADOPTED

Assistant City Planner Dalrymple stated that Homes Within Reach is proposing to subdivide the property at 316 Madison Avenue into two lots and presented the requests being made for a preliminary and final plat to re-plot the property into two lots and variances from Sec. 36-437 of the Edina City Code to allow for lot area, width, and depth that do not meet the City Code requirements.

Member Risser introduced and moved adoption of Resolution No. 2025-38, approving a subdivision and variances to lot width, lot depth, and lot area for 316 Madison Avenue. Member Jackson seconded the motion.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

9.5. ORDINANCE NO. 2025-06, GAS ENERGY FRANCHISE FEE ON CENTERPOINT ENERGY AND ORDINANCE NO. 2025-07, ELECTRIC SERVICE FRANCHISE FEE ON XCEL ENERGY – WAIVED SECOND READING AND ADOPTED

Engineering Director Millner presented information on franchise fees for CenterPoint Energy and Xcel Energy. Mr. Millner discussed the 2025 decision point, City Council work session discussions, adopting a new percent fee model for all customers, Edina franchise fee history, current franchise fees, peer city comparisons, and residential and commercial customer classes.

The Council asked questions regarding the rate reduction to 3% and gave feedback on the percentage fee. Mr. Millner stated that Edina has a Home Energy Squad, and people can sign up on the website to help residents reduce their energy costs.

Member Jackson made a motion to grant First and waive Second Reading adopting Ordinance No. 2025-06, Gas Energy Franchise Fee on CenterPoint Energy. Member Pierce seconded the motion.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

Member Jackson made a motion to grant First and waive Second Reading adopting Ordinance No. 2025-07, Electric Service Franchise Fee on Xcel Energy. Member Pierce seconded the motion.

Ayes: Jackson, Pierce, Risser, Hovland
Motion carried.

9.6. REQUEST FOR PURCHASE: EDINA AQUATIC CENTER TREATMENT ROOM – CONSTRUCTION CONTRACT – APPROVED

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Parks and Recreation Director Vetter presented a timeline of the progression of how they got to this point, pump and filter room addition, operational challenges for the Aquatic Center, resident information, horizon project, alternates for the Aquatic Center, season pass holder feedback, potential concepts, and revenue that could be generated. Facility Manager Otten presented the overall price progression, updated alternates A and B costs, decision timeline, and staff recommendation.

The Council asked how the numbers for alternates A and B came in much lower than projected. Mr. Otten stated that it was a favorable bid environment at the time. The Council asked questions regarding the rentable areas, the payoff period for the solar panels, and solar panels on Alternate A. The Council expressed concerns regarding the solar panels and their payback. Mr. Otten stated that Alternates A & B can be voted on at a later date.

City Manager Neal stated that staff suggest that if Council wants to do alternates A and B, now is the time to do it.

Member Jackson made a motion, seconded by Member Pierce, approving Construction Contract Amendment with H+U Construction in the amount of \$5,030,827 and consider alternates A and B.

Ayes: Jackson, Pierce, Hovland
Nay: Risser
Motion carried.

9.7. RESOLUTION NO. 2025-65, PROVIDING FOR THE SALE OF UP TO \$11,235,000 GENERAL OBLIGATION BONDS, SERIES 2025B – ADOPTED

Nick Anhut, Ehlers & Associates, discussed the 2025B bond issue for the Vernon Avenue and TH 100 Interchange Project and the Aquatic Center facility project. Mr. Anhut presented the Council's consideration to authorize the issuance and sale of General Obligation Bonds for the two projects.

The Council asked questions regarding surplus money being dedicated to these bonds and transferring the land near the bridge to Edina land. Finance Director Thao stated that she does not think there are any repercussions for paying off the bonds early. Mr. Anhut stated that they could consider appropriating the bonds to pay a portion of the project expense or setting the bonds aside to offset the levy temporarily. Engineering Director Millner stated that staff has discussed the item with MnDOT, and MnDOT said they are working on the property transfer.

Member Jackson introduced and moved adoption of Resolution No. 2025-65, providing for the sale of up to \$11,235,000 General Obligation Bonds, Series 2025B. Member Pierce seconded the motion.

Ayes: Jackson, Pierce, Hovland
Nay: Risser
Motion carried.

10.0 COMMISSION CORRESPONDENCE (MINUTES AND ADVISORY COMMUNICATION) – Received

10.1. MINUTES: ENERGY AND ENVIRONMENT COMMISSION, JUNE 12, 2025

10.2. MINUTES: TRANSPORTATION COMMISSION, JUNE 26, 2025

11.0 MANAGER'S COMMENTS – Received

12.0 MAYOR AND COUNCIL COMMENTS – Received

13.0 ADJOURNMENT

Member Jackson made a motion, seconded by Member Pierce, to adjourn the meeting at 11:03 p.m.

Ayes: Jackson, Pierce, Risser, Hovland

Motion carried.

Respectfully submitted,

Minutes approved by Edina City Council, August 19, 2025.

Video Copy of the August 6, 2025, meeting available.



[Sharon Allison \(Aug 21, 2025 06:48:28 CDT\)](#)

Sharon Allison, City Clerk



James B. Hovland, Mayor