



CITY COUNCIL MEETING
MONDAY, DECEMBER 8, 2025
COUNCIL CHAMBERS
BLOOMINGTON CIVIC PLAZA
1800 W. OLD SHAKOPEE RD.
BLOOMINGTON, MN 55431
6:30 PM

Councilmembers: Victor Rivas Lona Dallessandro

Chao Moua Jenna Carter
Dwayne Lowman Shawn Nelson

ANNOUNCEMENT

Mayor:

Tim Busse

This meeting will be held in person and electronically via Webex. Some members of the City Council, testifiers, and presenters may participate electronically as permitted by Minnesota Statutes. Members of the public may participate in person or electronically. Directions are provided below.

To watch the meeting:

- Attend in person
- Watch online at blm.mn/btv-live or the City's YouTube channel blm.mn/youtube
- Watch BTV (Comcast channels 859 or 14)

To provide testimony on a public hearing item:

- Attend in person and speak at the podium; or
- Speak by phone during a public hearing by dialing 1-415-655-0001. Enter access code 2862 631 1721#
 and password 120825 #. Press *3 to "raise your hand" to indicate a desire to speak; your line will remain
 muted until it is your turn. When it is your turn to speak, the Council Secretary will call on you by the first
 six digits of your phone number and will unmute your line. Listen for notification that your line has been
 unmuted and state your name before speaking.

CALL TO ORDER

The City Council requests that attendees silence cell phones during the meeting. A paper copy of the full City Council packet is available to the public in the ring binder at the entrance of Council Chambers.

PLEDGE OF ALLEGIANCE

- 1. APPROVAL OF AGENDA
- 2. INTRODUCTORY
 - 2.1 2025 Omar Bonderud Award

2.2 Proclamation: Human Rights Day

3. CONSENT BUSINESS

The following items are considered to be routine by the City Council and will be acted on by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which event the item will be removed from the consent agenda and considered at the end of Consent Business or at another stated time on the agenda as determined by the City Council. If you desire to have an item removed from the consent agenda, then please alert the Council Secretary prior to the start of the City Council meeting. The Council Secretary will notify the City Council of a request to remove an item from the consent agenda.

- 3.1 Resolution Approving 2026 Internal Service Fund Budgets
- 3.2 2026 Contract for Staff Services between the City and the HRA
- 3.3 Approve Third Amendment Complete Health, Environmental & Safety Services, Inc. (CHESS)
- 3.4 2026 Contract for Staff Services between the City and the Port Authority
- 3.5 Resolution Acknowledging Receipt of Budget and Approving a Final Levy for Year 2026 for Port Authority of the City of Bloomington
- 3.6 Approve First Amendment to SEH Agreement for Nine Mile Creek Corridor Renewal Project Design and Engineering Services
- 3.7 Authorization to Execute Contract for 84th Street Pedestrian Bridge Rehabilitation and 106th Street Bridge Preservation Project Design and Engineering Services
- 3.8 Approve Contract Civic Plaza Generator Replacement Project
- 3.9 Resolution of Support for 2025 Local Road Improvement Program Funding Application
- 3.10 Resolution Accepting Met Council Local Housing Incentives Account Grant Fund Southview Estates Substantial Rehabilitation Project
- 3.11 Approve Hennepin County Cyclomedia Agreement
- 3.12 Renewal of Off-Sale 3.2 Percent Malt Liquor Licenses
- 3.13 Renewal of On-Sale 3.2 Percent Malt Liquor Licenses
- 3.14 Approval of City Council Meeting Minutes
- 3.15 Restorative Court Social Workers JPA Amendment 2
- 3.16 Approval of Bryant-Tretbaugh Park Construction Contract Amendment
- 3.17 Resolution Regarding Support for Minnesota Forward Fund Application in Connection with Seagate Technology LLC.

- 3.18 Authorize the Second Amendment to Public Health Response Sustainability Services Agreement with the City of Edina
- 3.19 Authorize the Second Amendment to Public Health Response Sustainability Services Agreement with the City of Richfield
- 3.20 Authorize Sixth Amendment to Local Public Health Services Agreement with the City of Edina
- 3.21 Minneapolis Joint Terrorism Task Force (JTTF) Standard MOU
- 3.22 Authorize Sixth Amendment to Local Public Health Services Agreement with the City of Richfield
- 3.23 Resolution Approving the 2026 Final HRA Levy
- 3.24 Award Bid & Execute Contract for #340 Precast Concrete for New Fleet Garage Project

4. HEARINGS, RESOLUTIONS, AND ORDINANCES

To address the Council on a public hearing item, please approach the podium, clearly state your name, and after you have spoken, please sign the roster so the City can accurately include your comments in the official meeting minutes.

- 4.1 Public Hearing: Truth in Taxation: 2026 Property Tax Levy
- 4.2 Public Hearing: 2026-2035 Capital Improvement Plan (CIP) Approval
- 4.3 Resolution Authorizing the Issuance and Sale of GO Sales Tax Revenue Bonds, Series 2026A
- 4.4 Public Hearing: Substantial Amendment to 2019 CDBG Annual Action Plan
- 4.5 Public Hearing: Small Business Codes and Processes Phase II Ordinance

5. ORGANIZATIONAL BUSINESS

5.1
Resolution to Revise Compensation Plan for Full-Time, Part-Time, Seasonal and Temporary Non-Union Employees for the City of Bloomington

COUNCIL POLICY AND ISSUE UPDATES

Council will discuss policy updates

6. ADJOURNMENT

ATTACHMENTS

Additional Meetings Attachments

View regular meetings live or via archive at blm.mn/meetings. Catch the replay on Comcast cable by tuning to Bloomington TV channels 14(SD) and 859(HD) the Wednesday after a meeting at 6:00 p.m. and Thursday at 12:00 a.m., 6:00 a.m. and 12:00 p.m.

BloomingtonMN.gov: A yearly meeting schedule, agendas, and the official minutes once approved are available. If you require a reasonable accommodation, please call 952-563-8733 (MN Relay 711) as soon as possible, but no later than 9:00 a.m. one business day before the meeting day.

| Our mission is to cultivate an enduring and remarkable community where people want to be | • |
|--|---|
| | |



Request for Council Action

| Originator Human Rights Commission | 2.1 2025 Omar Bonderud Award |
|------------------------------------|------------------------------|
| Agenda Section INTRODUCTORY | Date December 8, 2025 |

Requested Action:

Mayor presents the Omar Bonderud Award to Normandale Community College Equity and Inclusion and to Unidos MN. HRC Chair, Anita Smithson, will speak followed by the videos. Staff from both organizations will speak.

Item created by: Kayla Dvorak Feld, Human Rights Commission

Item presented by: Mayor Tim Busse

Anita Smithson, Human Rights Commission Chair

Description:

The Omar Bonderud Human Rights Award is presented annually by the Human Rights Commission to an individuals or organizations that have made a significant contribution to ensuring the rights of people in Bloomington. Omar Bonderud was the first chairperson of the Human Rights Commission, formed in 1968.

This year's honorees are Normandale Community College Equity and Inclusion and Unidos MN. Normandale Community College Equity and Inclusion office works to reduce disparities in student outcomes and advance student success and higher graduation rates across the campus community. Unidos MN is a grassroots organization that builds power with Minnesota's working families to advance social, racial, and economic justice for all.



Request for Council Action

| Originator Human Rights Commission | 1tem 2.2 Proclamation: Human Rights Day |
|------------------------------------|---|
| Agenda Section INTRODUCTORY | Date December 8, 2025 |

Requested Action:

The Mayor reads the proclamation. Oasis for Youth's Outreach Program Manager Blaine Kelley will be accepting, along with additional staff from the organization.

Item created by: Kayla Dvorak Feld, Human Rights Commission

Item presented by: Mayor Tim Busse

Blaine Kelley & Oasis for Youth staff

Description:

Human Rights Day is observed every year on December 10, the day in 1948 that the United Nations General Assembly adopted the Universal Declaration of Human Rights. This milestone document declared the inalienable rights that everyone is entitled to as a human being – regardless of race, color, religion, sex, language, political or other opinion, national or social origin, property, birth or other status. The Bloomington Human Rights Commission has been aiding and advising the City Council in ensuring that all residents have equal opportunities since 1968. The commission has advanced this proclamation to recommit the City to protecting and advancing the human rights of all Bloomington residents.

Attachments:

Human Rights Day 2025







Human Rights Day

December 10, 2025

WHEREAS, The City of Bloomington joins nations of the world in recognizing December 10, 2025, as Human Rights Day; and

WHEREAS, through this year's theme of "Human Rights, Our Everyday Essentials," we're reminded that Human Rights are the fundamentals that unite us all. They begin with the small, everyday choice to treat others with respect, and they depend on collective action to build a culture of dignity and fairness across our community; and

WHEREAS, Bloomington recognizes the importance of celebrating and acknowledging the diversity that exists in our community as we strive for autonomous participation in our community affairs; and

WHEREAS, the Bloomington Human Rights Commission has demonstrated its commitment to human rights through initiatives and advocacy for causes including disability employment, fair housing, and period poverty awareness; and

WHEREAS, the Universal Declaration of Human Rights asserts all human beings are born free and equal in human dignity and individual liberty; and

WHEREAS, the designation of a special Human Rights Day serves to remind us that basic human rights must be made available to all people; and

WHEREAS, through the efforts and commitment of our city in promoting human rights awareness, our goal is to advance the inalienable rights of all residents by eliminating human rights abuses and injustices; and

WHEREAS, the City of Bloomington Human Rights Commission is celebrating 57 years of aiding and advising the City Council in ensuring all citizens have equal opportunities; and

WHEREAS, the City of Bloomington recommits its goal of protecting and advancing the human rights of all.

THEREFORE, I, Mayor Tim Busse, do hereby proclaim December 10, 2025, as Human Rights Day and ask all residents to continue their efforts in making Bloomington a model for fair and equal rights for ALL people.

Tim Busse, Mayor

City of Bloomington, Minnesota

Dated this 8th day of December, 2025









Request for Council Action

| Originator Finance | 3.1 Resolution Approving 2026 Internal Service Fund Budgets |
|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Maintenance Fund, Public Safety Te | to adopt Resolution No. 2025 adopting the 2026 Fleet ch & Equip. Fund, Insurance Fund, Employee Benefits Fund, Accrued Benefits vices Fund, Information Technology Fund, and Facilities Maintenance Fund |
| Item created by: Briana Eicheldinger Item presented by: Kari Carlson, | |
| Description: | |

The Council is asked to adopt a resolution approving the following 2026 Internal Service Fund budgets. Internal Service funds are used to account for activities that provide goods and services to other funds, departments, or component units on a cost reimbursement basis. They "charge out" to each benefiting department and then use the funds received to pay for the item or service they provide. They allow departmental budgets to more accurately reflect the true cost of providing a particular public service. Internal Service Funds also allow for major expenses – such as employee benefits, vehicles, and equipment to be managed over time, so that large purchases or significant cost increases are less likely to cause a spike in a department budget for a particular year. These budgets are posted on the City's budget website www.blm.mn/budget

- 7100 Fleet Maintenance Fund
- 7200 Public Safety Tech & Equipment Fund
- 7300 Insurance Fund
- 7400 Employee Benefits Fund
- 7450 Accrued Benefits Fund
- 7500 Communications Support Services Fund
- 7600 Information Technology Fund
- 7700 Facilities Maintenance Fund

Attachments:

Resolution 2026 Internal Service Fund Budgets

RESOLUTION NO. 2025-

RESOLUTION ADOPTING 2026 FLEET MAINTENANCE, PUBLIC SAFETY TECHNOLOGY & EQUIPMENT, SELF-INSURANCE, EMPLOYEE BENEFITS, ACCRUED BENEFITS, COMMUNICATION SUPPORT SERVICES, INFORMATION TECHNOLOGY, AND FACILITIES MAINTENANCE INTERNAL SERVICE FUND BUDGETS

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota; and

WHEREAS, it is the policy of the Bloomington City Council to formally adopt budgets of the general, special revenue, internal service and enterprise funds; and

WHEREAS, the City Council desires to adopt budgets on a basis consistent with generally accepted accounting principles; and

WHEREAS, these budgets are constructed to meet their working capital goals; and

WHEREAS, the Finance Department representatives have presented the City Manager's proposed Fleet Maintenance, Public Safety Technology & Equipment, Self-Insurance, Employee Benefits, Accrued Benefits, Communication Support Services, Information Technology, and Facilities Maintenance Internal Service Fund Budgets for the fiscal year commencing January 1, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA, that a 2026 budget for the Fund 7100 – Fleet Maintenance Internal Service Fund is hereby approved as follows:

TOTAL REVENUES \$ 10,577,098

TOTAL EXPENSES \$ 10.496,129

BE IT FURTHER RESOLVED, that a 2026 budget for the Fund 7200 – Public Safety Technology & Equipment Internal Service Fund is hereby approved as follows:

TOTAL REVENUES \$ 2,644,617

TOTAL EXPENSES \$ 4,575,222

BE IT FURTHER RESOLVED, that a 2026 budget for the Fund 7300 – Self-Insurance Internal Service Fund is hereby approved as follows:

TOTAL REVENUES \$ 2,552,873

TOTAL EXPENSES \$ 2,643,916

| BE IT FURTHER RESOLVED, that a 2026 budget | get for the Fund 7400 – Employee Benefits | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|
| Internal Service Fund is hereby approved as follows | S: | | | | | | | | | | |
| TOTAL REVENUES | \$ 13,697,700 | | | | | | | | | | |
| TOTAL EXPENSES | \$ 14,623,778 | | | | | | | | | | |
| BE IT FURTHER RESOLVED, that a 2026 budget for the Fund 7450 – Accrued Benefits Internal | | | | | | | | | | | |
| Service Fund is hereby approved as follows: | | | | | | | | | | | |
| TOTAL REVENUES | \$ 2,877,710 | | | | | | | | | | |
| TOTAL EXPENSES | \$ 3,359,069 | | | | | | | | | | |
| BE IT FURTHER RESOLVED, that a 2026 budget | for the Fund 7500 – Communication Support | | | | | | | | | | |
| Services Internal Service Fund is hereby approved a | as follows: | | | | | | | | | | |
| TOTAL REVENUES | \$ 616,546 | | | | | | | | | | |
| TOTAL EXPENSES | \$ 593,957 | | | | | | | | | | |
| BE IT FURTHER RESOLVED, that a 2026 budget | for the Fund 7600 – Information Technology | | | | | | | | | | |
| Internal Service Fund is hereby approved as follows | s: | | | | | | | | | | |
| TOTAL REVENUES | \$ 9,744,919 | | | | | | | | | | |
| TOTAL EXPENSES | \$10,041,063 | | | | | | | | | | |
| BE IT FINALLY RESOLVED, that a 2026 budge | t for the Fund 7700 - Facilities Maintenance | | | | | | | | | | |
| Internal Service Fund is hereby approved as follows | s: | | | | | | | | | | |
| TOTAL REVENUES | \$ 7,676,110 | | | | | | | | | | |
| TOTAL EXPENSES | \$10,457,500 | | | | | | | | | | |
| | | | | | | | | | | | |
| Passed and adopted this 8 th day of December, 2025. | | | | | | | | | | | |
| | Marian | | | | | | | | | | |
| | Mayor | | | | | | | | | | |
| Attest: | | | | | | | | | | | |

Secretary to the Council



2026 PROPOSED BUDGETS INTERNAL SERVICE FUNDS

The following Internal Service Fund budget requests will be included on the consent agenda at the December 8, 2025 City Council meeting for approval. These documents will also be posted on the City's budget web page. www.blm.mn/budget:

Internal Service Funds

Internal Service funds are used to account for activities that provide goods and services to other funds, departments, or component units on a cost reimbursement basis. They "charge out" to each benefiting department and then use the funds received to pay for the item or service they provide. They allow departmental budgets to more accurately reflect the true cost of providing a particular public service. Internal Service Funds also allow for major expenses – such as employee benefits, vehicles, and equipment to be managed over time, so that large purchases or significant cost increases are less likely to cause a spike in a department budget for a particular year.

- Fund 7100 Fleet Fund
- Fund 7200 Public Safety Technology & Equipment Fund
- Fund 7300 Insurance Fund
- Fund 7400 Employee Benefits Fund
- Fund 7450 Accrued Benefits Fund
- Fund 7500 Communications Support Services Fund
- Fund 7600 Information Technology Fund
- Fund 7700 Facilities Fund

Fund 7100 - Fleet Fund

The Fleet Division, part of the Public Works Department, maintains the City's vehicles and equipment to ensure they remain in reliable working condition for all departmental operations. The division is responsible for purchasing City equipment and vehicles, except for Fire Department apparatus, which are managed separately through the Public Safety Technology and Equipment Fund.

Fleet also oversees the full lifecycle of vehicles and equipment, including preventive maintenance, repairs, and replacements. The division works closely with departments to ensure fleet resources meet operational needs and support the City's sustainability goals, such as incorporating hybrid or electric vehicles when feasible. It also manages fueling operations, monitors usage to improve efficiency, and tracks costs to ensure accountability and effective budget management.

Public Works Fleet Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|------------------|-----------------|------------------|-----------------|----------------|
| Revenues | | _ | | | |
| Internal Revenue from other Departments | \$ 8,364,435 | \$ 8,942,783 | \$ 10,307,205 | \$ 1,364,422 | 15.26% |
| Permits and Licenses | | | | - | 0.00% |
| Intergovernmental | - | - | - | - | 0.00% |
| Interest Income | 183,128 | 50,000 | 50,000 | - | 0.00% |
| Other Revenues | 714,025 | 220,000 | 220,000 | - | 0.00% |
| Transfers from Other Funds | 350,000 | - | - | - | 0.00% |
| Total Revenues | 9,611,587 | 9,212,783 | 10,577,205 | 1,364,422 | 14.81% |
| Expenditures | | | | | |
| Salaries and Benefits | 1,387,632 | 1,538,057 | 1,581,172 | 43,115 | 2.80% |
| Materials, Supplies, & Services | 2,510,633 | 2,746,700 | 2,890,600 | 143,900 | 5.24% |
| Internal Charges | 1,577,219 | 1,521,128 | 1,604,646 | 83,518 | 5.49% |
| Capital Outlay | 4,712,273 | 4,017,919 | 4,419,711 | 401,792 | 10.00% |
| Transfer to Other Funds | | | | - | 0.00% |
| Total Expenditures | \$ 10,187,757 | \$ 9,823,804 | \$ 10,496,129 | \$ 672,325 | 6.84% |
| Revenues less Expenditures | \$ (576,170) | \$ (611,021) | \$ 81,076 | \$ 692,097 | 113.27% |

| FLEET FUND - FUND 7100 | | | | | | | | |
|------------------------------------|-------------|------------|------------------|------------|------------|------------|------------|------------|
| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
| | | | | | | | | |
| DE SCRIPTION | ACTUAL | ACTUAL | ESTIMATED | BUDGET | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| REVENUES: | | | | | | | | |
| MAINTENANCE CHARGES TO DEPARTMENTS | 4,424,047 | 5,150,101 | 5,463,325 | 6,231,628 | 6,605,526 | 6,869,747 | 7,213,234 | 7,718,160 |
| REPLACEMENT CHARGES TO DEPARTMENTS | 3,062,060 | 3,214,334 | 3,479,458 | 4,075,577 | 4,320,112 | 4,536,117 | 4,762,923 | 5,001,069 |
| INVESTMENT INCOME | 334,823 | 138,511 | 50,000 | 50,000 | 50,500 | 51,005 | 51,515 | 52,030 |
| TRANSFERS IN | 608,689 | 160,000 | | | | | | |
| OTHER REVENUE | 303,859 | 948,506 | 220,000 | 220,000 | 200,000 | 200,000 | 200,000 | 200,000 |
| TOTAL REVENUES | 8,733,478 | 9,611,452 | 9,212,783 | 10,577,205 | 11,176,137 | 11,656,869 | 12,227,672 | 12,971,260 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | |
| SALARIES & BENEFITS | 1,378,178 | 1,387,632 | 1,538,057 | 1,581,172 | 1,636,513 | 1,693,791 | 1,753,074 | 1,814,431 |
| MATERIALS & SUPPLIES | 2,580,004 | 2,510,633 | 2,746,700 | 2,890,600 | 2,977,318 | 3,066,638 | 3,158,637 | 3,253,396 |
| INTERNAL EXPENSES | 1,568,804 | 1,577,219 | 1,521,128 | 1,604,646 | 1,652,785 | 1,702,369 | 1,753,440 | 1,806,043 |
| CAPITAL | 5,216,629 | 4,712,273 | 4,712,273 | 4,419,711 | 4,596,499 | 4,780,359 | 5,806,574 | 6,038,837 |
| TOTAL EXPENSES | 10,743,615 | 10,187,757 | 10,518,158 | 10,496,129 | 10,863,116 | 11,243,157 | 12,471,724 | 12,912,707 |
| | | | | | | | | |
| | 132% | 110% | 80% | 81% | 93% | 109% | 98% | 99% |
| GAIN / (LOSS) | (2,010,137) | (576,305) | (1,305,375) | 81,076 | 313,021 | 413,712 | (244,052) | 58,553 |
| TOTAL WORKING CAPITAL BALANCE | 3,741,460 | 3,165,155 | 1,859,780 | 1,940,856 | 2,253,877 | 2,667,589 | 2,423,537 | 2,482,090 |
| WORKING CAPITAL GOAL: | 2,825,137 | 2,885,137 | 2,322,884 | 2,386,884 | 2,417,884 | 2,439,884 | 2,468,884 | 2,510,884 |

Fund 7200 - Public Safety Technology & Equipment Fund

The Public Safety Technology and Equipment Fund supports the technology and equipment needs of the Police and Fire Departments. This fund provides the financial resources for operating and replacing portable and dash-mounted radios, ensuring reliable communication systems for public safety personnel. It also covers the management, operation, and replacement of Mobile Data Computers (MDCs), which are essential tools used in Police and Fire vehicles to enhance field operations and improve response efficiency. In addition, the fund supports a wide range of other equipment purchases that help the Police and Fire Departments maintain up-to-date and effective equipment and vehicles for their essential duties.

Public Safety Technology & Equipment 2026 Budget Request

| | | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|-----|----------------|-----------------|-------------------|-------------------|----------------|
| Revenues | | | _ | _ | | |
| Internal Revenue from other Departments | | | | | | |
| Program Income | \$ | 1,707,817 | \$ 2,236,034 | \$ 2,609,617 | \$ 373,583 | 16.71% |
| Permits and Licenses | | | | | - | 0.00% |
| Intergovernmental | | 40,000 | - | - | - | 0.00% |
| Interest Income | | 211,328 | 35,000 | 35,000 | - | 0.00% |
| Other Revenues | | 34,196 | - | - | - | 0.00% |
| Transfers from Other Funds | | - | - | - | - | 0.00% |
| Total Revenues | | 1,993,341 | 2,271,034 | 2,644,617 | 373,583 | 16.45% |
| Expenditures | | | | | | |
| Salaries and Benefits | | 124,173 | 179,533 | 180,677 | 1,144 | 0.64% |
| Materials, Supplies, & Services | | 1,947,216 | 1,073,649 | 2,239,586 | 1,165,937 | 108.60% |
| Internal Charges | | 41,383 | 45,751 | 47,959 | 2,208 | 4.83% |
| Capital Outlay | | 2,468,959 | 423,000 | 2,107,000 | 1,684,000 | 398.11% |
| Transfer to Other Funds | | | | | - | 0.00% |
| Total Expenditures | \$ | 4,581,731 | \$ 1,721,933 | \$ 4,575,222 | \$ 2,853,289 | 165.70% |
| Less Expenses Charged to Other Funds | | _ | - | - | - | 0.00% |
| Net Total Expenditures | \$ | 4,581,731 | \$ 1,721,933 | \$ 4,575,222 | \$ 2,853,289 | 165.70% |
| Revenues less Expenditures | -\$ | (2,588,390) | \$ 549,101 | \$ (1,930,605) | \$ (2,479,706) | -451.59% |

| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
|------------------------------------|-----------|-------------|-----------|-------------|-----------|-----------|-----------|-----------|
| | | | | BUDGET | | | | |
| DE SCRIPTION | ACTUAL | ACTUAL | E STIMATE | REQUEST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| REVENUES: | | | | | | | | |
| RADIO & MDC CHARGES TO DEPARTMENTS | 742,958 | 757,817 | 786,034 | 809,617 | 825,809 | 842,326 | 859,172 | 876,355 |
| POLICE EQUIPMENT CHARGES | 75,000 | 100,000 | 400,000 | 450,000 | 600,000 | 500,000 | 400,000 | 400,000 |
| FIRE EQUIPMENT CHARGES | 1,250,000 | 850,000 | 1,050,000 | 1,350,000 | 1,600,000 | 1,850,000 | 1,900,000 | 1,900,000 |
| TRANSFERS FROM OTHER FUNDS | 459,996 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| GRANTS & STATE AID | 716,000 | 40,000 | 0 | 0 | 0 | 0 | 0 | 0 |
| SALE OF EQUIPMENT | 22,937 | 22,000 | 0 | 0 | 0 | 0 | 0 | 0 |
| OTHER | 5,350 | 12,196 | 0 | 0 | 0 | 0 | 0 | 0 |
| INTEREST | 130,354 | 211,328 | 35,000 | 35,000 | 17,000 | 36,000 | 32,000 | 48,000 |
| TOTAL REVENUES | 3,402,595 | 1,993,341 | 2,271,034 | 2,644,617 | 3,042,809 | 3,228,326 | 3,191,172 | 3,224,355 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | 1 |
| RADIOS | 360,458 | 977,647 | 651,614 | 1,926,872 | 448,895 | 1,481,606 | 465,510 | 474,114 |
| MDC'S | 71,545 | 335,131 | 258,767 | 84,426 | 85,270 | 527, 123 | 262,848 | 87,854 |
| BODY CAMERAS | - | - | - | - | - | - | - | - |
| POLICE EQUIPMENT | 30,073 | 225,926 | 420,552 | 778,924 | 314,621 | 20,345 | 245,549 | 76,580 |
| FIRE EQUIPMENT | 289,675 | 3,043,027 | 225,000 | 1,785,000 | 225,000 | 1,612,000 | 605,000 | 880,000 |
| TOTAL EXPENSES | 751,750 | 4,581,731 | 1,555,933 | 4,575,222 | 1,073,786 | 3,641,073 | 1,578,908 | 1,518,548 |
| TOTAL GAIN/LOSS | 2,650,844 | (2,588,390) | 715,101 | (1,930,605) | 1,969,024 | (412,748) | 1,612,264 | 1,705,808 |

144%

2,003,183

123%

4,445,117

111%

3,255,662

90%

1,861,303 4,135,220

88%

90%

3,583,498

108%

4.837.524

4,497,391

110%

6.543,332

5,947,811

PUBLIC SAFETY TECHNOLOGY &

TOTAL WORKING CAPITAL BALANCE

TOTAL WORKING CAPITAL GOAL:

Fund 7300 - Insurance

The Insurance Fund covers all expenses related to the City's insurance needs to ensure comprehensive protection. This includes the payment of insurance premiums, risk management activities, and litigation costs. The fund provides coverage for the following areas:

- Workers' Compensation: Provides financial support for employees who experience workplace injuries or illnesses, covering medical expenses and lost wages. This coverage is self-insured by the City.
- General Liability: Protects the City against claims related to accidents, injuries, or negligence that occur during City operations. This coverage is provided through the League of Minnesota Cities Insurance Trust (LMCIT).
- Automobile Insurance: Covers liability and damage costs associated with City-owned vehicles.
 This coverage is provided through LMCIT.
- <u>Property Insurance</u>: Protects City-owned buildings, equipment, and other assets from risks such as fire, theft, or natural disasters. This coverage is also provided through LMCIT.

Insurance Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|-----------------|-----------------|-----------------|-----------------|----------------|
| Revenues | | | | | |
| Internal Charges to Departments | \$ 2,465,192 | \$ 2,455,770 | \$ 2,512,873 | \$ 57,103 | 2.33% |
| Interest Income | 234,434 | 40,000 | 40,000 | - | 0.00% |
| Total Revenues | 2,699,626 | 2,495,770 | 2,552,873 | 57,103 | 2.29% |
| Expenditures | | | | | |
| Claims Payments | 1,333,509 | 1,550,326 | 1,200,822 | (349,504) | -22.54% |
| Insurance Premiums | 1,218,456 | 972,519 | 1,266,284 | 293,765 | 30.21% |
| General Fund Charges from Risk Management | 193,958 | 167,402 | 176,810 | 9,408 | 5.62% |
| Transfer to Other Funds | - | 400,000 | - | (400,000) | -100.00% |
| Total Expenditures | \$ 2,745,922 | \$ 3,090,247 | \$ 2,643,916 | \$ (446,331) | -14.44% |
| Revenues less Expenditures | \$ (46,296) | \$ (594,477) | \$ (91,043) | \$ 503,434 | 84.69% |

INSURANCE - FUND 7300

| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
|-------------------------------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| | | | | BUDGET | | | | |
| DESCRIPTION | ACTUAL | ACTUAL | ESTIMATED | REQUEST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| | | | | | | | | |
| REVENUES: | | | | | | | | |
| WORKERS COMPENSATION | 1,327,811 | 1,273,073 | 1,114,992 | 1,021,380 | 1,050,821 | 1,071,038 | 1,091,659 | 1,112,692 |
| GENERAL LIABILITY | 916,857 | 926,824 | 963,897 | 982,570 | 1,012,047 | 1,032,288 | 1,042,611 | 1,053,037 |
| AUTOMOBILE | 198,504 | 200,489 | 206,504 | 212,699 | 219,080 | 225,652 | 232,422 | 239,395 |
| PROPERTY | 296,275 | 299,238 | 317,192 | 336,224 | 346,311 | 356,700 | 370,968 | 385,807 |
| TOTAL REVENUES | 2,739,447 | 2,699,624 | 2,602,585 | 2,552,873 | 2,628,259 | 2,685,678 | 2,737,659 | 2,790,930 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | |
| WORKERS COMPENSATION | 1,524,129 | 1,521,572 | 1,329,097 | 1,340,320 | 1,351,880 | 1,363,786 | 1,376,050 | 1,388,681 |
| GENERAL LIABILITY | 697,537 | 652, 184 | 717,864 | 739,198 | 759,088 | 779,551 | 800,605 | 822,267 |
| AUTOMOBILE | 206,884 | 220,637 | 221,138 | 226,337 | 230,727 | 235,249 | 239,906 | 244,704 |
| PROPERTY | 306,694 | 351,528 | 326,895 | 338,061 | 348,203 | 358,649 | 369,408 | 380,491 |
| TRANSFERS OUT | 0 | 0 | 400,000 | 0 | 0 | 0 | 0 | 0 |
| TOTAL EXPENSES | 2,735,244 | 2,745,921 | 2,994,994 | 2,643,916 | 2,689,897 | 2,737,235 | 2,785,969 | 2,836,143 |
| TOTAL GAIN (LOSS) | 4,203 | (46, 297) | (392,409) | (91,043) | (61,638) | (51,556) | (48,310) | (45,212) |
| | 127% | 126% | 113% | 110% | 108% | 106% | 104% | 103% |
| TOTAL WORKING CAPITAL BALANCE | 3,844,585 | 3,798,288 | 3,405,879 | 3,314,836 | 3,253,198 | 3,201,642 | 3,153,332 | 3,108,120 |
| TOTAL WORKING CAPITAL GOAL | 3,025,000 | 3,025,000 | 3,025,000 | 3,025,000 | 3,025,000 | 3,025,000 | 3,025,000 | 3,025,000 |

Fund 7400 - Employee Benefits Fund

The Employee Benefits Fund is an internal service fund managed by the Human Resources Division to support and finance the employee benefits offered by the City. The fund ensures efficient administration and long-term financial sustainability of the City's comprehensive benefits package. It is supported through City contributions, employee payroll deductions, and retiree and COBRA payments. The fund covers key components such as health insurance, dental insurance, life insurance, long-term disability insurance, tuition reimbursement, and wellness programs. Health insurance premiums for 2026 remained flat through the Minnesota Healthcare Consortium due to a favorable claims-to-premiums ratio. This means that the total medical claims paid out by the Consortium on behalf of Bloomington employees were lower than the total premiums collected.

Employee Benefits 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|--|----------------|----------------|----------------|-----------------|----------------|
| Revenues | | | | | |
| Internal Revenue from Departments / Employee Contributions | \$ 12,148,925 | \$ 12,778,850 | \$ 12,682,700 | \$ (96,150) | -0.75% |
| Wellness Revenue | 186,710 | 100,000 | 100,000 | - | 0.00% |
| Interest Income | 180,977 | 100,000 | 100,000 | - | 0.00% |
| Retiree and COBRA Contributions | 824,966 | 796,350 | 815,000 | 18,650 | 2.34% |
| Total Revenues | 13,341,578 | 13,775,200 | 13,697,700 | (77,500) | -0.56% |
| Expenditures | | | | | |
| Tuition, Health Club, Wellness | 175,656 | 237,700 | 227,200 | (10,500) | -4.42% |
| Premiums paid for Health, Dental, Life, LTD | 11,485,436 | 12,601,045 | 12,636,496 | 35,451 | 0.28% |
| HSA and HRA Contributions | 1,679,200 | 1,572,000 | 1,572,000 | - | 0.00% |
| Materials, Supplies, and Services | 139,530 | 166,158 | 191,082 | 24,924 | 15.00% |
| Transfer to Other Funds | 534,996 | | | - | 0.00% |
| Total Expenditures | \$ 14,014,818 | \$ 14,576,903 | \$ 14,626,778 | \$ 49,875 | 0.34% |
| Revenues less Expenditures | \$ (673,240) | \$ (801,703) | \$ (929,078) | \$ (127,375) | 15.89% |

EMPLOYEE BENEFITS - FUND 7400

| EMIFECTEE BENEFITS - FOND 1400 | | | | | | | | |
|--------------------------------|------------|------------|-------------|------------|------------|------------|------------|------------|
| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
| | | | | BUDGET | | | | |
| DE SCRIPTION | ACTUAL | ACTUAL | E STIMATE D | REQUE ST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| REVENUES: | | | | | | | | |
| DEPARTMENT CHARGES | 10,843,065 | 11,331,184 | 11,482,700 | 11,482,700 | 12,142,955 | 12,841,175 | 13,579,543 | 14,360,366 |
| EMPLOYEE WITHHOLDINGS | 698,103 | 816,741 | 1,200,000 | 1,200,000 | 1,296,000 | 1,386,720 | 1,483,790 | 1,587,656 |
| COBRA / RETIREES REVENUE | 758,800 | 825,966 | 815,000 | 815,000 | 888,350 | 959,418 | 1,026,577 | 1,108,703 |
| INTEREST | 242,215 | 180,977 | 175,000 | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 |
| WELLNESS REVENUE | 167,317 | 186,710 | 102,500 | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 |
| TOTAL REVENUES | 12,709,500 | 13,341,578 | 13,775,200 | 13,697,700 | 14,527,305 | 15,387,313 | 16,289,910 | 17,256,726 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | |
| HEALTH | 10,960,909 | 12,084,643 | 13,271,593 | 13,274,593 | 13,473,712 | 13,743,186 | 14,567,777 | 15,587,522 |
| DENTAL | 757,087 | 772,341 | 750,000 | 796,875 | 804,844 | 804,844 | 845,086 | 887,340 |
| LIFE INSURANCE | 145,084 | 153,302 | 175,081 | 175,081 | 176,832 | 178,600 | 180,386 | 182,190 |
| LONG TERM DISABILITY | 126,965 | 128,922 | 126,569 | 126,569 | 127,835 | 129,113 | 130,404 | 131,708 |
| SHORT TERM DISABILITY | 11,567 | 24,591 | 16,160 | 16,160 | 16,322 | 16,485 | 16,650 | 16,816 |
| TUITION REIMBURSEMENT | 61,187 | 100,419 | 100,000 | 100,000 | 101,000 | 102,010 | 103,030 | 104,060 |
| VISION | 8,715 | 18,190 | 10,300 | 10,300 | 10,403 | 10,507 | 10,612 | 10,718 |
| WELLNESS | 204,005 | 197,415 | 127,200 | 127,200 | 128,472 | 129,757 | 131,054 | 132,365 |
| TRANSFER OUT TO GENERAL FUND | - | 535,000 | - | - | - | - | - | - |
| TOTAL EXPENSES | 12,275,519 | 14,014,823 | 14,576,903 | 14,626,778 | 14,839,419 | 15,114,502 | 15,985,000 | 17,052,720 |
| TOTAL GAIN (LOSS) | 433,981 | (673,245) | (801,703) | (929,078) | (312,113) | 272,812 | 304,911 | 204,006 |
| | 226% | 179% | 139% | 97% | 83% | 94% | 104% | 109% |
| TOTAL WORKING CAPITAL BALANCE | 4,563,452 | 3,890,207 | 3,088,504 | 2,159,426 | 1,847,312 | 2,120,124 | 2,425,034 | 2,629,040 |
| TOTAL WORKING CAPITAL GOAL | 2,022,960 | 2,167,902 | 2,214,742 | 2,218,898 | 2,236,618 | 2,259,542 | 2,332,083 | 2,421,060 |

Fund 7450 - Accrued Benefits Fund

The Accrued Benefits Fund, managed by the Human Resources Division, supports the City's obligations for employee accrued leave payouts and helps protect departmental budgets from unexpected financial impacts. To reduce future liabilities, Human Resources, Finance, and the City Manager's Office are evaluating alternative paid leave policies for future employees.

Accrued Benefits Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|-----------------------------------|-----------------|-----------------|-----------------|-------------------|----------------|
| Revenues | | | | | |
| Internal Revenue from Departments | \$ 2,487,542 | \$ 2,507,791 | \$ 2,552,710 | \$ 44,919 | 1.79% |
| Interest Income | 564,940 | 114,800 | 325,000 | 210,200 | 183.10% |
| Transfers from Other Funds | - | 1,952,083 | - | (1,952,083) | -100.00% |
| Total Revenues | 3,052,483 | 4,574,674 | 2,877,710 | (1,696,964) | -37.09% |
| Expenditures | | | | | |
| Salaries and Benefits | 3,539,307 | 2,817,719 | 3,359,069 | 541,350 | 19.21% |
| Transfer to Other Funds | - | 2,500,000 | - | (2,500,000) | -100.00% |
| Total Expenditures | \$ 3,539,307 | \$ 5,317,719 | \$ 3,359,069 | \$ (1,958,650) | -36.83% |
| Revenues less Expenditures | \$ (486,824) | \$ (743,045) | \$ (481,359) | \$ 261,686 | 35.22% |

ACCRUED BENEFITS - FUND 7450

| ACCIOED DEIGETTIS -1 OND 1430 | | | | | | | | |
|---|------------|------------|------------|------------|------------|------------|------------|------------|
| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
| | | | | | | | | |
| DESCRIPTION | ACTUAL | ACTUAL | ESTIMATED | BUDGET | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| REVENUE S: | | | | | | | | |
| DEPARTMENTAL CHARGES | 2,277,936 | 2,487,542 | 2,507,791 | 2,552,710 | 2,680,346 | 2,814,363 | 2,955,081 | 3,102,835 |
| INTEREST | 660,937 | 615,018 | 480,000 | 325,000 | 124,500 | 129,900 | 130,100 | 137,700 |
| TOTAL REVENUES | 2,938,873 | 3,102,560 | 2,987,791 | 2,877,710 | 2,804,846 | 2,944,263 | 3,085,181 | 3,240,535 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | |
| ACCRUED BENEFITS PAID - FULL TIME EMPLOYEES | 1,378,706 | 1,918,387 | 1,450,000 | 1,966,347 | 1,486,250 | 2,015,506 | 1,523,406 | 2,065,893 |
| ACCRUED BENEFITS PAID - PART TIME EMPLOYEES | 18,859 | 13,253 | 14,000 | 13,651 | 14,420 | 14,061 | 14,853 | 14,482 |
| OVER 1000 HOURS PERSONAL LEAVE PAID TO HCSA | 694,711 | 861,834 | 750,000 | 879,071 | 765,000 | 896,652 | 780,300 | 914,585 |
| CHANGE TO RESERVE ACCRUAL | 1,037,639 | 1,095,226 | 425,000 | 500,000 | 505,000 | 510,050 | 515,151 | 520,302 |
| TOTAL EXPENSES | 3,129,915 | 3,888,700 | 2,639,000 | 3,359,069 | 2,770,670 | 3,436,269 | 2,833,709 | 3,515,263 |
| | | | | | | | | |
| GAIN / (LOSS) | (191,042) | (786,140) | 348,791 | (481,359) | 34,176 | (492,006) | 251,472 | (274,728) |
| | | | | | | | | |
| FUNDED LIABILITY PERCENTAGE | 72% | 57% | 59% | 58% | 59% | 58% | 60% | 60% |
| CURRENT ASSETS | 13,945,058 | 11,658,674 | 12,432,465 | 12,451,106 | 12,990,282 | 13,008,326 | 13,774,948 | 14,020,522 |
| TOTAL LIABILITIES | 19,402,093 | 20,501,849 | 20,926,849 | 21,426,849 | 21,931,849 | 22,441,899 | 22,957,050 | 23,477,352 |

Fund 7500 - Communications Support Services Fund

The Communications Support Services Fund includes the Mailroom, Information Desk, Print Shop, and Language Line Services, all of which provide essential communication and customer service functions for City departments. The fund ensures these services are delivered efficiently and consistently across the organization. The Mailroom manages incoming and outgoing mail, interoffice deliveries, and bulk mailings. The Information Desk serves as a central point of contact for residents and visitors, answering questions, directing inquiries, and supporting front-line customer service. The Print Shop provides high-quality printing, copying, and graphic support for departmental materials, reports, and publications. Language Line Services offer real-time interpretation to help staff communicate effectively with residents who speak languages other than English. These services are funded through user fees that are assessed to departments based on their usage.

Communications Support Services Fund (Mail/Information Desk/Printshop/Language Services) 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|----------------|----------------|----------------|-----------------|----------------|
| Revenues | | | | | |
| Internal Revenue from other Departments | \$ 497,491 | \$ 579,609 | \$ 611,546 | 31,937 | 5.51% |
| Program Income | | | | - | 0.00% |
| Permits and Licenses | | | | - | 0.00% |
| Intergovernmental | | | | - | 0.00% |
| Interest Income | 13,527 | 2,000 | 2,000 | - | 0.00% |
| Other Revenues | 2,411 | 3,000 | 3,000 | - | 0.00% |
| Transfers from Other Funds | - | - | - | - | 0.00% |
| Total Revenues | 513,428 | 584,609 | 616,546 | 31,937 | 5.46% |
| Expenses | | | | | |
| Salaries and Benefits | 190,704 | 215,705 | 218,183 | 2,478 | 1.15% |
| Materials, Supplies, & Services | 125,260 | 210,878 | 212,777 | 1,899 | 0.90% |
| Internal Charges | 167,884 | 146,382 | 153,997 | 7,615 | 5.20% |
| Capital Outlay | - | 24,000 | 9,000 | (15,000) | -62.50% |
| Transfer to Other Funds | | | | - | 0.00% |
| Total Expenses | \$ 483,848 | \$ 596,965 | \$ 593,957 | \$ (3,008) | -0.50% |
| Less Expenses Charged to Other Funds | - | - | - | - | 0.00% |
| Net Total Expenses | \$ 483,848 | \$ 596,965 | \$ 593,957 | \$ (800,8) | -0.50% |
| Revenues less Expenses | \$ 29,581 | \$ (12,356) | \$ 22,589 | \$ 34,945 | -282.82% |

COMMUNICATIONS SUPPORT SERVICES - FUND 7500 (MAIL-INFO DESK - PRINTSHOP-LANGUAGE)

| COMMUNICATIONS SUFFORTS | PERVICE | 3 - FUN | ואו) טטכיז שו | AIL-INFC | DESK - P | KINISHUP | -LANGUA | 3 5) |
|---------------------------------|---------|---------|---------------|----------|-----------|-----------|-----------|-------------|
| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
| | | | | BUDGET | | | | |
| DE SCRIPTION | ACTUAL | ACTUAL | ESTIMATED | REQUEST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| | | | | | | | | |
| REVENUES: | | | | | | | | |
| CHARGES TO DEPARTMENTS | 483,671 | 495,666 | 579,609 | 611,546 | 611,546 | 611,546 | 611,546 | 614,582 |
| OTHER REVENUE | 6,426 | 4,236 | 3,000 | 3,000 | 3,030 | 3,060 | 3,091 | 3,122 |
| TRANSFERS FROM OTHER FUNDS | 8,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| INTEREST | 13,817 | 13,527 | 2,000 | 2,000 | 2,000 | 3,000 | 4,000 | 4,000 |
| TOTAL REVENUES | 511,913 | 513,428 | 584,609 | 616,546 | 616,576 | 617,606 | 618,637 | 621,704 |
| | | | | | | | | |
| | | | | | | | | |
| E XPEN SE S: | | | | | | | | |
| SALARIES & BENEFITS | 182,094 | 190,704 | 215,705 | 218,183 | 223,638 | 229,229 | 234,960 | 240,834 |
| MATERIALS, SUPPLIES, & SERVICES | 292,854 | 293,144 | 382,097 | 366,774 | 369,487 | 372,495 | 375,534 | 378,603 |
| CAPITAL | 0 | 0 | 24,000 | 9,000 | 0 | 0 | 0 | 41,600 |
| TOTAL EXPENSES | 474,948 | 483,848 | 621,802 | 593,957 | 593,125 | 601,724 | 610,493 | 661,036 |
| TOTAL GAIN (LOSS) | 36,966 | 29,581 | (37,193) | 22,589 | 23,451 | 15,882 | 8,143 | (39,332) |
| | | | | | | | | |
| | 141% | 124% | 99% | 108% | 116% | 120% | 104% | 92% |
| TOTAL WORKING CAPITAL BALANCE | 296,303 | 325,883 | 288,691 | 311,279 | 334,731 | 350,613 | 358,756 | 319,424 |
| WORKING CAPITAL GOAL | 210,600 | 262,600 | 290,600 | 287,600• | 289,600 | 291,600 | 344,600 | 346,600 |
| | | | | | | | | |

Fund 7600 - Information Technology Fund

The Information Technology Department supports the City's technology infrastructure, operations, and services. It ensures that technology resources are secure, reliable, and efficient so all departments can deliver high-quality services to residents.

Services covered include:

- IT system maintenance and upgrades
- · Network and data security
- Data management and retention, which moved from the City Clerk's Office in 2024
- Hardware and software procurement
- End-user technical support and training

Information Technology Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|-----------------|-----------------|------------------|-----------------|----------------|
| Revenues | | | | | |
| Internal Revenue from other Departments | \$ 7,553,106 | \$ 8,884,610 | \$ 9,712,919 | \$ 828,309 | 9.32% |
| Interest Income | 49,176 | 30,000 | 30,000 | - | 0.00% |
| Other Revenues | 2,868 | 2,000 | 2,000 | - | 0.00% |
| Transfers from Other Funds | 482,324 | - | - | - | 0.00% |
| Total Revenues | 8,087,476 | 8,916,610 | 9,744,919 | 828,309 | 9.29% |
| Expenditures | | | | | |
| Salaries and Benefits | 2,977,854 | 3,471,719 | 3,684,568 | 212,849 | 6.13% |
| Materials, Supplies, & Services | 3,919,708 | 4,782,144 | 5,846,128 | 1,063,984 | 22.25% |
| Internal Charges | 350,405 | 371,577 | 385,367 | 13,790 | 3.71% |
| Capital Outlay | 627,623 | 390,000 | 125,000 | (265,000) | -67.95% |
| Amortization | 34,939 | - | - | - | 0.00% |
| Transfer to Other Funds | 220,536 | 219,097 | - | (219,097) | -100.00% |
| Total Expenditures | \$ 8,131,064 | \$ 9,234,537 | \$ 10,041,063 | \$ 806,526 | 8.73% |
| Revenues less Expenditures | \$ (43,589) | \$ (317,927) | \$ (296,144) | \$ 21,783 | -6.85% |

INFORMATION TECHNOLOGY - FUND 7600

| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
|---|-----------|-----------|-----------|------------|------------|------------------|------------|------------|
| | | | | BUDGET | | | | |
| DESCRIPTION | ACTUAL | ACTUAL | E STIMATE | REQUEST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| | | | | | | | | |
| REVENUES: | | | | | | | | |
| CHARGES TO DEPARTMENTS - TECHNOLOGY (5523P) | 6,309,942 | 7,062,153 | 7,915,966 | 8,915,528 | 10,074,547 | 10,578,274 | 10,578,274 | 10,578,274 |
| CHARGES TO DEPARTMENTS - RECORDS & DATA MGMT (5524P) | | | 473,857 | 515,447 | 515,447 | 525,756 | 525,756 | 525,756 |
| CHARGES TO DEPARTMENTS - DIGITAL COMMUNICATIONS (5522P) | 217,564 | 223,087 | 219,097 | | - | - | - | - |
| PHONE CHARGES (5560P 65% IT & 35% INFO DESK) | 267,727 | 267,866 | 275,690 | 281,944 | 287,583 | 293,335 | 299,201 | 305,185 |
| CARES & AMERICAN RESCUE PLAN FUNDS | | 482,324 | - | | - | - | - | - |
| TRANSFERS IN | | | | | | | | |
| INTEREST | 105,580 | 49, 176 | 30,000 | 30,000 | 25,000 | 25,000 | 25,000 | 25,000 |
| OTHER REVENUE | 3,626 | 2,868 | 2,000 | 2,000 | | | | |
| TOTAL REVENUES | 6,904,439 | 8,087,476 | 8,916,610 | 9,744,919 | 10,902,577 | 11,422,364 | 11,428,231 | 11,434,215 |
| | | | | | | | | |
| SALARIES & BENEFITS | 2,727,500 | 2,977,854 | 3,381,719 | 3,684,568 | 3,776,682 | 3,871,099 | 3,967,877 | 4,067,074 |
| MATERIALS, SUPPLIES, & SERVICES | 1,336,066 | 1,464,056 | 1,667,216 | 2,262,326 | 2,457,648 | 2,878,333 | 2,449,390 | 2,375,825 |
| CAPITAL | 22,319 | 627,623 | 538,000 | 125,000 | 560,000 | 150,000 | 175,000 | 580,000 |
| INTERNAL EXPENSES | 342,247 | 350,405 | 371,577 | 385,367 | 396,928 | 408,836 | 421,101 | 433,734 |
| SOFTWARE MAINTENANCE LEASES | 2,557,112 | 2,455,653 | 3,228,015 | 3,526,227 | 3,632,014 | 3,740,974 | 3,853,203 | 3,968,800 |
| TRANSFERS OUT | 214,116 | 220,536 | 219,097 | 0 | 0 | 0 | 0 | 0 |
| TOTAL EXPENSES | 7,216,049 | 8,096,126 | 9,463,300 | 10,041,063 | 10,884,658 | 11,111,457 | 10,929,630 | 11,489,352 |
| TOTAL GAIN (LOSS) | (311,610) | (8,650) | (546,689) | (296,144) | 17,919 | 310,968 | 498,602 | (55,136) |
| | | | | | | | | |
| | 208% | 152% | 82% | 53% | 52% | 78% | 93% | 101% |
| TOTAL WORKING CAPITAL BALANCE | 2,186,038 | 2,177,388 | 1,630,699 | 1,334,555 | 1,352,474 | 1,663,381 | 2,161,983 | 2,106,847 |
| TOTAL WORKING CAPITAL GOAL | 1,049,684 | 1,429,164 | 1,995,000 | 2,538,000 | 2,605,000 | 2,143,000 | 2,327,000 | 2,096,000 |

Fund 7700 - Facilities Fund

The Facilities Fund is responsible for managing and maintaining the City's buildings and facilities. It ensures that the City's physical infrastructure remains safe, functional, and well-maintained to support departmental operations and public services. The fund promotes cost efficiency, extends the lifespan of City assets, and provides a safe and reliable environment for employees and the community. Space and occupancy charges, along with building repair costs, are allocated to departments based on square footage and facility use.

Services covered include:

- Routine building maintenance and repairs
- Utility expenses and energy management
- Custodial services
- Long-term capital planning for facility improvements

•

Public Works Facilities Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|---|-----------------|------------------|-------------------|-------------------|----------------|
| Revenues | | | | | |
| Internal Revenue from other Departments | \$ 6,859,591 | \$ 7,166,773 | \$ 7,525,110 | \$ 358,337 | 5.00% |
| Permits and Licenses | | | | - | 0.00% |
| Intergovernmental | 900 | - | - | - | 0.00% |
| Interest Income | 510,888 | 150,000 | 150,000 | - | 0.00% |
| Other Revenues | 1,557 | - | 1,000 | 1,000 | 0.00% |
| Transfers from Other Funds | 773,019 | 3,068,554 | - | (3,068,554) | -100.00% |
| Total Revenues | \$ 8,145,956 | \$ 10,385,327 | \$ 7,676,110 | \$ (2,709,217) | -26.09% |
| Expenditures | | | | | |
| Salaries and Benefits | 1,537,067 | 2,157,102 | 2,271,355 | 114,254 | 5.30% |
| Materials, Supplies, & Services | 2,260,945 | 2,752,700 | 2,763,750 | 11,050 | 0.40% |
| Internal Charges | 1,506,183 | 1,256,120 | 1,372,351 | 116,231 | 9.25% |
| Capital Outlay | 1,296,045 | 3,572,956 | 4,050,043 | 477,087 | 13.35% |
| Transfer to Other Funds | - | - | - | - | 0.00% |
| Total Expenditures | \$ 6,600,239 | \$ 9,738,878 | \$ 10,457,500 | \$ 718,622 | 7.38% |
| Less Expenses Charged to Other Funds | (501,137) | - | - | - | 0.00% |
| Net Total Expenditures | \$ 6,099,102 | \$ 9,738,878 | \$ 10,457,500 | \$ 718,622 | 7.38% |
| Revenues less Expenditures | \$ 2,046,854 | \$ 646,449 | \$ (2,781,390) | \$ (3,427,839) | -530.26% |

| FACILITY MAINTENANCE - FUND 7700 | | | | | | | | |
|----------------------------------|------------|------------|------------|-------------|------------|-------------|-------------|-----------|
| | 2023 | 2024 | 2025 | 2026 | 2027 | 2028 | 2029 | 2030 |
| | | | | BUDGET | | | | |
| DESCRIPTION | ACTUAL | ACTUAL | E STIMATED | REQUE ST | PROJECTED | PROJECTED | PROJECTED | PROJECTED |
| REVENUE S: | | | | | | | | |
| CHARGES TO DEPARTMENTS | 6,486,526 | 6,859,591 | 7,166,773 | 7,525,110 | 7,535,780 | 7,546,663 | 7,557,764 | 7,788,871 |
| TRANSFER IN FROM OTHER FUNDS | 804,433 | 736,096 | 3,236,554 | - | - | - | - | - |
| AMERICAN RESCUE PLAN FUNDS | 1,489,931 | 36,923 | 942,334 | | | | | |
| OTHER REVENUE | 76,488 | 2,007 | - | 1,000 | 1,000 | 1,000 | 1,000 | 1,000 |
| INVESTMENT EARNINGS | 580,727 | 510,888 | 150,000 | 150,000 | 150,000 | 150,000 | 150,000 | 150,000 |
| TOTAL REVENUES | 9,438,105 | 8,145,505 | 11,495,661 | 7,676,110 | 7,686,780 | 7,697,663 | 7,708,764 | 7,939,871 |
| | | | | | | | | |
| EXPENSES: | | | | | | | | |
| SALARIES & BENEFITS | 1,504,225 | 1,537,065 | 2,157,102 | 2,271,355 | 2,339,496 | 2,409,681 | 2,531,971 | 2,607,930 |
| MATERIALS & SUPPLIES | 2,374,660 | 2,232,196 | 2,796,340 | 2,763,750 | 2,843,353 | 2,925,278 | 3,009,593 | 3,096,369 |
| DEBT SERVICE | - | - | - | - | - | - | - | - |
| CAPITAL OUTLAY | 2,950,902 | 838,548 | 3,572,956 | 4,050,043 | 1,400,000 | 5,320,000 | 4,147,513 | 320,000 |
| INTERNAL EXPENSES | 1,563,451 | 1,490,842 | 1,735,440 | 1,372,351 | 1,413,522 | 1,455,928 | 1,499,605 | 1,544,594 |
| TRANSFER OUT | - | - | - | - | - | - | - | - |
| TOTAL EXPENSES | 8,393,238 | 6,098,651 | 10,261,838 | 10,457,500 | 7,996,371 | 12,110,886 | 11,188,683 | 7,568,893 |
| | | | | | | | | |
| TOTAL GAIN (LOSS) | 1,044,867 | 2,046,854 | 1,233,823 | (2,781,390) | (309,591) | (4,413,223) | (3,479,919) | 370,978 |
| | | | | | | | | |
| | 88% | 105% | 147% | 87% | 99% | 111% | 116% | 103% |
| TOTAL WORKING CAPITAL BALANCE | 11,696,533 | 13,743,387 | 14,977,210 | 12,195,820 | 11,886,229 | 7,473,006 | 3,993,087 | 4,364,065 |
| TOTAL WORKING CAPITAL GOAL | 13,292,365 | 13,037,197 | 10,162,792 | 14,003,949 | 12,012,348 | 6,727,514 | 3,434,001 | 4,219,601 |



Commission Agenda Item

| Originator City Council | 3.2 2026 Contract for Staff Services between the City and the HRA |
|---------------------------------|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| | conded by to approve the 2026 Contract for Staff Services Housing and Redevelopment Authority in and for the City of Bloomington |
| Description: | |
| • | Housing and Redevelopment Authority (HRA) each year. The 2026 hington and HRA is recommended for approval. This item is scheduled to be on December 9, 2025. |
| Attachments: | |
| | |

2026_HRA_Staff_Services_Agreement.pdf

CONTRACT FOR STAFF SERVICES BETWEEN THE CITY OF BLOOMINGTON AND

THE HOUSING AND REDEVELOPMENT AUTHORITY IN AND FOR THE CITY OF BLOOMINGTON

THIS AGREEMENT, entered into on _______, by and between the Housing and Redevelopment Authority in and for the City of Bloomington, a public body corporate and politic of the State of Minnesota (the "HRA"), and the City of Bloomington, a Minnesota municipal corporation (the "City").

WHEREAS, the City Council of the City established a municipal housing and redevelopment authority in 1960 and in 1971 amended its action to incorporate the authority granted to the City pursuant to Chapter 616 of the Minnesota Laws of 1971; and

WHEREAS, the HRA requires professional, technical, and clerical assistance and service from the City to perform its function as the Housing and Redevelopment Authority in and for the City; and

WHEREAS, Minnesota Statutes § 469.012, subd. 1b, permits the HRA to utilize the services of the City; and

WHEREAS, Section 6.2 of the Bloomington City Charter empowers the City Manager to direct the administration of the City's affairs; and

WHEREAS, the City desires to contract with the HRA to provide the services described in this Agreement and is willing to provide such services based on the terms and conditions in this Agreement.

NOW, THEREFORE, in consideration of the following terms and conditions, the parties hereto agree as follows:

- 1. <u>Designation of employees</u>. The City Manager will designate the necessary and appropriate employees of the City to perform the functions required by the HRA. The HRA Administrator, if a City employee, will be designated by the City Manager. The HRA Administrator is subject to the appointment of the HRA Board of Commissioners. Services of additional employees shall be provided when needed, subject to the approval of the City Manager. It will be the responsibility of the HRA Administrator, through the Director of Community Development, to notify the City Manager of the professional, technical, and clerical requirements of the HRA not less than four (4) weeks prior to the time such service or assistance will be required.
- 2. <u>Conflicts of interest.</u> The parties hereto agree that supervision, direction, and work responsibilities of persons designated to work for the HRA on a day-to-day basis shall be the responsibility of the persons designated by the HRA to perform the functions of the Administrator, Chief Financial Officer, and General Counsel. Persons designated by the City Manager to perform functions under the supervision, direction, and control of such persons shall remain employees of the City. Nothing contained herein shall limit the authority of the HRA, at its sole discretion, to employ general or special counsel for the HRA. City staff

performing professional, technical, and clerical services on behalf of the HRA shall comply with Minnesota Statutes § 469.009. The HRA and City of Bloomington waive any conflicts of interest as between counsel to the HRA and to the City of Bloomington. The HRA and City of Bloomington each provide its informed consent to the sharing of information between the HRA and City of Bloomington counsel and staff members.

- 3. Office space and equipment. The HRA's principal offices shall be located in mutually agreed upon, appropriate facilities within the City. The HRA, its Commissioners and employees of the City designated to perform HRA functions, shall have reasonable use of all equipment, services, and facilities of the City at a charge that is the same as made by the City to any of its departments for the same equipment, services and facilities or as is mutually agreed to by both parties. Included are charges for such items as space and occupancy, telephone service, postage, repairs, and maintenance, print shop service, computer system equipment, computer maintenance and service, motor vehicle use and insurance. Computer system maintenance, service, and replacement costs shall be charged based on the number of full and part time employees as identified in the HRA's annual budget. Any fixed asset purchased directly by the HRA with HRA funds shall not be included as a City fixed asset charged to the HRA.
- 4. Financial services. The Finance Department of the City shall perform financial services for the HRA. The Finance Department shall maintain appropriate records and accounts in order to accomplish the accounting necessary for the operation of the HRA. This includes the use of the City's computer system and financial software for financial record keeping of all HRA activity, as well as tracking salaries paid to all individuals designated to work for the HRA; maintaining a record of City staff direct time charges, benefits and other costs as a result of the performance of functions by City employees for the HRA; and to appropriately account for such items as space and occupancy, office supplies, computer system charges, and such other items as are properly chargeable to the HRA. The Finance Department shall prepare year-end reports and incorporate the HRA audit into the City's audit process. The Finance Department shall submit to the HRA, within three weeks of the conclusion of each month, a cumulative cost record which will reflect all charges made to the HRA for the preceding month. These reports, when received, shall be reviewed for accuracy by the HRA Administrator and approved by the HRA Administrator for payment to the City. Said payment shall be made no later than thirty days after receipt of said cost report. City funds administered by the HRA shall be budgeted using the City's budget process. All requests to the Council for funding or other commitment of resources shall be reviewed by the City's Chief Financial Officer (CFO) prior to submitting such request. The HRA agrees to comply with the City's Financial Management Policies. City and HRA acknowledge that in some limited situations, the HRA has different authority than the City and that distinction has been clarified in the City's Financial Management Policies.
- 5. <u>Additional services.</u> The City shall provide or make available all information and data which will have a direct bearing on any analysis, design, proposal, project, and/or other programs being conducted by the HRA and offer all reasonable assistance to the HRA. In the event there is any question of the course and scope of additional services to be performed by either party, it shall be the responsibility of the City Manager, together with the HRA Administrator, to resolve the questions.

6. Other charges. The HRA shall pay an indirect charge of three percent of the contract services for other assistance provided by the City.

7. General provisions.

- a. Work product. Any of the work product, drawings, designs, applications, and other materials prepared by the professional, technical, and clerical staff assigned to the HRA shall remain the property of the HRA. The work product, except data and information classified under the Minnesota Government Data Practices Act as private, confidential, or non-public, shall be made available for reasonable inspection at any time upon request of the City.
- b. Liability and Insurance. The City agrees to provide insurance coverage to the HRA as a "named insured" under the City's insurance coverage. The HRA's share of the cost of this insurance coverage shall be paid by the HRA to the City on an annual basis. The City shall certify to the HRA its premium cost and the extent of the insurance coverage which shall include coverage for liability for the acts of omissions of the officers or agents of the HRA. It is understood that any deductible payments made by the City for claims against the HRA shall be charged back to the HRA over a five-year period unless determined to be paid sooner by the HRA Administrator. Nothing in this paragraph requires the City to assume any responsibility or liability for the acts or omissions of the HRA, its employees, agents, or Board of Commissioners. Upon the request of the HRA, the City agrees to discuss possible coverage alternatives.
- c. Amendments. This Agreement may be amended or modified at any time by written agreement between the parties hereto. Such amendment or modification may be made by either party by giving two weeks (14 calendar days) written notice to the other party of the intended modification. When accepted by the other party, the amendment or modification shall become binding as part of this Agreement.
- d. Compliance with Federal and State Regulations. The City and HRA shall comply with all federal, state, and local laws, rules, ordinances, and regulations in the hiring of staff and in the provision of accessible space for the HRA operation. This includes but is not limited to compliance with Section 504 of the Rehabilitation Act of 1973, Americans with Disabilities Act, and Title VI and Title VII of the Civil Rights Act of 1964, as amended. The City and HRA shall also comply with Minnesota Statutes Sections 16C.05, subd. 5 (public funds subject to audit), and 471.425, subd. 4a (payment of interest on late payments to vendors), Chapters 363A (human rights requirements), 13 (government data practices), and 13D (open meeting law). The City and HRA agree to submit all disputes to Mediation at the Conflict Resolution Center, 2101 Hennepin Avenue, Minneapolis, Minnesota 55405. In the event mediation is unsuccessful, then the parties may exercise their legal or equitable rights.
- e. Compliance with City Policies. The City and HRA shall comply with the City's policies, including but not limited to those on records retention, sexual harassment and inappropriate conduct, and a respectful workplace as it relates to City staff appointed to carry out the work of the HRA.

- f. Minnesota Law to Govern; Entire Agreement. This Agreement shall be governed by the laws of the State of Minnesota, with venue in Minnesota's Fourth Judicial District, Hennepin County. This Agreement is the entire agreement between the City and the HRA.
- g. Term of Agreement. This Agreement shall become effective upon the approval by the City Council of the City and the HRA Board of Commissioners and shall continue in effect for one year from the date of execution unless terminated by mutual agreement of the parties.
- h. Entire Agreement. This Agreement, when executed, shall be the entire agreement between the City and the HRA.
- i. Option to Renew. The HRA may renew this Agreement for an additional twelve (12) months by giving advanced notice to the City Manager before the termination date. The City Manager shall thereafter notify the HRA of any reasonable cost increases to be accepted by the HRA Board of Commissioners prior to the commencement of the new period.
- j. Termination. The parties hereto may terminate this Agreement only upon mutual agreement by the City and the HRA. Termination thereunder shall be effective thirty (30) days after the last official action to terminate, whether by the City or the HRA, except as provided in Section G.

(the remainder of this page is left intentionally blank)

IN WITNESS WHEREOF, the City and the HRA have executed this Agreement on the day and year first above written.

HOUSING AND REDEVELOPMENT AUTHORITY IN AND FOR THE CITY OF BLOOMINGTON

| By: | |
|---|-----------------------------|
| · | Its: Chair |
| By: | Its: Administrator |
| | Its: Administrator |
| Reviewed and approved by the HRA Attorn | ey. |
| HRA Attorney | - |
| CIT | Y OF BLOOMINGTON, MINNESOTA |
| By: | |
| | Its: Mayor |
| By: | |
| | Its: City Manager |
| Reviewed and approved by the City Attorne | y. |
| City Attorney | _ |



Request for Council Action

| Originator Maintenance | 3.3 Approve Third Amendment – Complete Health, Environmental & Safety Services, Inc. (CHESS) | | | | | | |
|--|--|--|--|--|--|--|--|
| CONSENT BUSINESS Date December 8, 2025 | | | | | | | |
| Requested Action: | | | | | | | |
| Motion by to approve a Third Amendment to Agreement with Complete Health, Environmental & Safety Services, Inc. (CHESS) to provide safety services for 2026 in the amount of \$60,000 for a not-to-exceed amount of \$180,000, and to authorize Mayor and City Manager to enter into the related agreements. | | | | | | | |
| Item created by: Kalea Fischer, Maintenance Item presented by: Tim Behrendt, Maintenance Superintendent | | | | | | | |
| Description: | | | | | | | |

City Council is requested to approve Third Amendment to Agreement with CHESS to provide safety services for 2026 for an annual amount of \$60,000 and to authorize Mayor and City Manager to enter into the related agreements.

The initial contract was entered into in 2022 for safety services, extended in 2023, and amended a second time in 2024 to increase the contract value for an additional year of service. The new contract not-to-exceed amount including the added funds for 2026 safety services will be \$180,000.

In the past two years some of the major accomplishments or activities have been:

- Participation on the Public Works Safety & Health Committee.
- Developed emergency procedures, in the form of a field quick reference guide.
- Provided six Right to Know training sessions in person each year, covering all divisions.
- Provided respirator fit testing and training.
- Provided annual seasonal employee training.
- Provided confined space entry training for Utilities and scissors lift training for the WTP.
- Assisted with redesigning the Safety & Training Sharepoint site.
- Prepared OSHA safety grants for the Water Treatment Plant (scissors lift) and Utilities (manhole lifter and

- eyewash stations), both of which received funding.
- Helped arrange for several in-person training sessions (including arc flash, fall protection, powerline safety, and work zone safety).
- Conducted hazard assessments for Water Treatment Plant, Facilities and Signals, looking in particular at their arc flash exposures.
- Developed safety training checklists for several pieces of equipment.
- Put together tool box talks for Parks Maintenance.
- Developed new safety boot guide.
- Reviewed training videos, updating the list of options.
- Answered questions ranging from sidewalk plowing, window washing, herbicides, and helmets.
- Conducted serious injury investigation, preparing report for response to OSHA.

Funding will be provided through account 165101-52990.



Request for Council Action

| Originator City Council | 3.4 2026 Con | 3.4 2026 Contract for Staff Services between the City and the Port | | | | | |
|---------------------------------|-----------------------|--|--|--|--|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8 | , 2025 | | | | | |
| Requested Action: | 1 | | | | | | |
| | een the City of Bloon | to approve and authorize the execution of the 2026 nington and the Port Authority of the City of Bloomington. | | | | | |
| Description: | | | | | | | |
| • | is recommended for | y each year. The 2026 agreement between the City of approval. This item is scheduled to be considered by the Por | | | | | |
| Attachments: | | | | | | | |

2026 Port Board Staff Services Agreement

CONTRACT FOR STAFF SERVICES BETWEEN THE CITY OF BLOOMINGTON AND THE THE PORT AUTHORITY OF THE CITY OF BLOOMINGTON

THIS AGREEMENT entered into on _______, by and between the City of Bloomington, a Minnesota municipal corporation ("City"), and the Port Authority of the City of Bloomington, a public body corporate and politic of the State of Minnesota (the "Port Authority"), established pursuant to Laws of Minnesota 1980, Chapter 453 and Minnesota Statutes, Chapter 458 (now codified as Minnesota Statutes, Section 469.071 and Minnesota Statutes, Sections 469.048 through 469.068, as amended).

WHEREAS, on August 17, 1981, the City Council of the City established the Port Authority in and for the City pursuant to Resolution No. 81-92; and

WHEREAS, the Port Authority requires professional, technical, and clerical assistance and service from the City to perform its function as the Port Authority; and

WHEREAS, Section 6.2 of the Bloomington City Charter empowers the City Manager to direct the administration of the City's affairs; and

WHEREAS, the City desires to contract with the Port Authority to provide the services described in this Agreement and is willing to provide such services based on the terms and conditions in this Agreement; and

WHEREAS, the purposes stated in Resolution No. 81-92 can best be achieved by such professional, technical, and clerical assistance and service from the City.

NOW, THEREFORE, in consideration of the following terms and conditions, the parties hereto agree as follows:

- 1. <u>Designation of Employees</u>. The City Manager shall designate all necessary and appropriate employees of the City to perform functions required by the Port Authority. The Administrator, as designated by the Port Authority from among those designated employees of the City, shall notify the City Manager, of the professional, technical, and clerical requirements of the Port Authority at least four (4) weeks prior to the time when such service or assistance is required.
- 2. <u>Conflicts of Interest</u>. The parties hereto agree that supervision, direction, and work responsibilities of persons designated to work for the Port Authority on a day-to-day basis shall be the responsibility of the persons designated by the Port Authority to perform the functions of the Administrator, Chief Financial Officer, and General Counsel. Persons designated by the City Manager to perform functions under the supervision, direction, and control of such persons shall remain employees of the City. Nothing contained herein shall limit the authority of the Port Authority, at its sole discretion, to employ general counsel for the Port Authority. The Port Authority and City of Bloomington waive any conflicts of interest as between counsel to the Port Authority and to the City of Bloomington. The Port Authority and City of Bloomington each provide their informed consent to the sharing of information between the Port Authority and City of Bloomington counsel and staff members.

- 3. Office Space and Equipment. The Port Authority's principal offices shall be located in mutually agreed upon, appropriate facilities within the City. The Port Authority, its directors and employees of the City designated to perform Port Authority functions, shall have reasonable use of all equipment, services and facilities of the City at a charge that is the same as made by the City to any of its departments for the same equipment, services and facilities or as is mutually agreed to by both parties. Included are charges for such items as space and occupancy, telephone service, postage, repairs and maintenance, print shop service, computer system equipment, computer maintenance and service, motor vehicle use and insurance. Computer system maintenance, service and replacement costs shall be charged based on the number of full and part time employees as identified in the Port Authority's annual budget. Any fixed asset purchased directly by the Port Authority with Port Authority funds shall not be included as a City fixed asset charged to the Port Authority.
- 4. Financial Services. The Finance Department of the City shall perform financial services for the Port Authority. The Finance Department shall maintain appropriate records and accounts in order to accomplish the accounting necessary for the operation of the Port Authority. This includes the use of the City's computer system and financial software for financial record keeping of all Port Authority activity, as well as tracking salaries paid to all individuals designated to work for the Port Authority; maintaining a record of City staff direct time charges, benefits and other costs as a result of the performance of functions by City employees for the Port Authority; and to appropriately account for such items as space and occupancy, office supplies, computer system charges, and such other items as are properly chargeable to the Port Authority. The Finance Department shall prepare year-end reports and incorporate the Port Authority audit into the City's audit process. The Finance Department shall submit to the Port Authority, within three weeks of the conclusion of each month, a cumulative cost record which will reflect all charges made to the Port Authority for the preceding month. These reports, when received, shall be reviewed for accuracy by the Port Authority Administrator and approved by the Port Authority Administrator for payment to the City. Said payment shall be made no later than thirty days after receipt of said cost report. City funds administered by the Port Authority shall be budgeted using the City's budget process. All requests to the Council for funding or other commitment of resources shall be reviewed by the City's Chief Financial Officer (CFO) prior to submitting such request. The Port Authority agrees to comply with the City's Financial Management Policies. City and Port Authority acknowledge that in some limited situations, the Port Authority has different authority than the City and that distinction is documented in the City's Financial Management Policies.
- 5. Additional Services. The City shall provide or make available all information and data relating to any analysis, design, proposals, projects, and other programs being conducted by the Port Authority and shall offer all reasonable assistance to the Port Authority. In the event there is any question of the course and scope of additional services to be performed by either party, it shall be the responsibility of the City Manager, together with the Port Authority Administrator, to resolve the questions.
- 6. Reserved.

7. General Provisions.

a. Work Product. Any of the work product, drawings, designs, applications, and other materials prepared by the professional, technical, and clerical staff assigned to the Port Authority and by the Port Authority's consultants, shall remain the property of the Port Authority. The work

product, except data and information classified under the Minnesota Government Data Practices Act as private, confidential, or non-public, shall be made available for reasonable inspection at any time upon request of the City.

- b. Liability and Insurance. The City agrees to provide insurance coverage to the Port Authority as a "named insured" under the City's insurance coverage. The Port Authority's share of the cost of this insurance coverage shall be paid by the Port Authority to the City on an annual basis. The City shall certify to the Port Authority its premium cost and the extent of the insurance coverage which shall include coverage for liability for the acts of omissions of the officers or agents of the Port Authority. It is understood that any deductible payments made by the City for claims against the Port Authority shall be charged back to the Port Authority over a five-year period. Nothing in this paragraph requires the City to assume any responsibility or liability for the acts or omissions of the Port Authority, its employees, agents, or Board of Directors. Upon the request of the Port Authority, the City agrees to discuss possible coverage alternatives.
- c. Amendments. This Agreement may be amended or modified at any time by written agreement between the parties hereto. Such amendment or modification may be made by either party by giving two weeks (14 calendar days) written notice to the other party of the intended modification. When accepted by both parties, the amendment or modification shall become binding as part of this Agreement.
- d. Compliance with Federal and State Regulations. The City and Port Authority shall comply with all federal, state, and local laws, rules, ordinances, and regulations in the hiring of staff and in the provision of accessible space for the Port Authority operation. This includes but is not limited to compliance with Section 504 of the Rehabilitation Act of 1973, Americans with Disabilities Act, and Title VI and Title VII of the Civil Rights Act of 1964, as amended. The City and Port Authority shall also comply with Minnesota Statutes Sections 16C.05, subd. 5 (public funds subject to audit), and 471.425, subd. 4a (payment of interest on late payments to vendors), Chapters 363A (human rights requirements), 13 (government data practices), and 13D (open meeting law). The City and Port Authority agree to submit all disputes to mediation at the Conflict Resolution Center, 2101 Hennepin Avenue, Minneapolis, Minnesota 55405. In the event mediation is unsuccessful, then the parties may exercise their legal or equitable rights.
- e. Compliance with City Policies. The City and Port Authority shall comply with the City's policies, including but not limited to those on sexual harassment and inappropriate conduct and a respectful workplace as it relates to City staff appointed to carry out the work of the Port Authority.
- f. Minnesota Law to Govern. This Agreement shall be governed by the laws of the State of Minnesota, with venue in Minnesota's Fourth Judicial District, Hennepin County.
- g. Term of Agreement. This Agreement shall become effective upon the approval by the City Council of the City and the Port Authority Board of Commissioners and shall continue in effect for one year from the date of execution unless terminated by mutual agreement of the parties.
- h. Entire Agreement. This Agreement, when executed, shall be the entire agreement between the City and the Port Authority.

- i. Option to Renew. The Port Authority may renew this Agreement for an additional twelve (12) months by giving advanced notice to the City Manager before the termination date. The City Manager shall thereafter notify the Port Authority of any reasonable cost increases to be accepted by the Port Authority Board of Commissioners prior to the commencement of the new period.
- j. Termination. The parties hereto may terminate this Agreement only upon mutual agreement by the City of Bloomington and the Port Authority. Termination thereunder shall be effective thirty (30) days after the last official action to terminate, whether by the City or the Port Authority.

(the remainder of the page was left blank intentionally)

IN WITNESS WHEREOF, the City and the Port Authority have executed this Agreement on the day and year first above written.

| | PORT AUTHORITY OF THE CITY OF BLOOMINGTON |
|---|---|
| | By Its President |
| | By Its Administrator |
| Reviewed and approved by the Port Counsel. | |
| Port Counsel | |
| | |
| | CITY OF BLOOMINGTON, MINNESOTA |
| | By Its Mayor |
| | By Its City Manager |
| Reviewed and approved by the City Attorney. | |
| City Attorney | |



Request for Council Action

| Originator | Item | | | | | |
|--|---|--|--|--|--|--|
| Port Authority | 3.5 Resolution Acknowledging Receipt of Budget and Approving a Final Levy for Year 2026 for Port Authority of the City of Bloomington | | | | | |
| | | | | | | |
| Agenda Section | Date | | | | | |
| CONSENT BUSINESS | December 8, 2025 | | | | | |
| Requested Action: | | | | | | |
| Motion by, seconded by and authorizing the 2026 Final Port <i>i</i> | to adopt Resolution No. 2025 acknowledging receipt of budget Authority Levy. | | | | | |
| tem created by: Holly Masek, Port A tem presented by: Holly Masek, | • | | | | | |
| | | | | | | |
| Description: | | | | | | |
| • | and adopt a resolution acknowledging receipt of the 2026 Port Authority of the 2026 Port Authority Tax Levy. Previous actions related to this item are below. | | | | | |
| | | | | | | |

- The Port Authority Board of Commissioners approved the Port Authority's Preliminary 2026 Budget and Levy requests at the August 19, 2025 Port Authority Board meeting.
- The City Council acknowledged receipt of the Port Authority's Preliminary 2025 Budget and approved the Port Authority's 2026 Preliminary Levy at the September 8, 2025 City Council Meeting.
- The Port Authority Board of Commissioners approved the Port Authority's 2026 Final Budget and Levy requests at the November 18, 2025 Port Authority Board Meeting.

The attached memo provides further background information.

Attachments:

2026 Port Authority Final Levy Resolution 2026 Port Authority Final Levy and Budget Memo to CC

RESOLUTION NO. 2025-____

RESOLUTION ACKNOWLEDGING RECEIPT OF BUDGET AND AUTHORIZING THE 2026 FINAL PORT AUTHORITY LEVY

WHEREAS, the Bloomington City Council ("City Council") is the official governing body of the City of Bloomington, Minnesota; and

WHEREAS, the Port Authority of the City of Bloomington (the "Port Authority") is an established body politic and corporate pursuant to Minnesota Statutes, Section 469.071, as amended, with the powers of a port authority pursuant to Minnesota Statutes, Sections 469.048 through 469.068, as amended (the "Port Authority Act"); and

WHEREAS, Minnesota Statutes, Section 469.053, subd. 4 authorizes port authorities to levy a tax on all taxable property within the City in the amount of 0.01813 percent of the estimated market value of taxable property within the City; and

WHEREAS, the Port Authority has filed a budget with the City for the 2026 fiscal year in the required manner of the City Council; and

WHEREAS, the Port Authority has, by Port Authority Resolution NO. 16-BPA-25 approved a tax levy for the year 2026 on all taxable property within the corporate limits of the City, and proceeds of which are to be expended only for the purposes set forth in the Port Authority Act, as set forth in the aforementioned budget; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bloomington that it hereby acknowledges receipt of the 2026 Port Authority budget and gives consent to the Port Authority of the City of Bloomington to levy a tax on all the real and personal property within the City of Bloomington in an amount equal to the lesser of a levy at a rate of 0.01813% of the estimated market value of taxable property within City or \$2,900,000.

BE IT FURTHER RESOLVED that the City Clerk of the City of Bloomington shall deliver a certified copy of this Resolution to the President of the Authority to be included with the Authority's certification of its 2026 tax levy to the County Auditor of Hennepin County on or before December 31, 2025.

PASSED and adopted this 8th day of December 2025.

| | Mayor | |
|--------------------------|-------|--|
| ATTEST: | | |
| | | |
| Secretary to the Council | | |



DATE: December 8, 2025

TO: Bloomington City Council

CC: Port Authority Board of Commissioners; Zach Walker, City Manager; Lori

Economy-Scholler, City of Bloomington Chief Financial Officer; Kim Berggren,

Community Development Director

FROM: Holly Masek, Port Authority Administrator

RE: 2026 Budget and Levy for Port Authority

City of Bloomington Mission:

Our mission is to cultivate an enduring and remarkable community where people want to be.

Bloomington Port Authority Mission:

The Port Authority cultivates community prosperity and quality development. Through bold vision and responsible public investments, we contribute to the growth and success of Bloomington's inclusive and resilient economy.

Port Authority (General and South Loop Funds) 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|--------------------------------------|------------------|-----------------|-----------------|-----------------|----------------|
| Revenues | | | | | |
| Property Taxes | \$ 1,488,697 | \$ 2,500,000 | \$ 2,900,000 | \$ 400,000 | 16.00% |
| Investment Earnings | 188,585 | - | 10,000 | 10,000 | 0.00% |
| Other Revenues | 9,045,000 | 894,000 | 560,000 | (334,000) | -37.36% |
| Total Revenues | 10,722,282 | 3,394,000 | 3,470,000 | 76,000 | 2.24% |
| Expenditures | | | | | |
| Salaries and Benefits | 1,100,313 | 1,073,997 | 1,303,970 | 229,973 | 21.41% |
| Materials, Supplies, & Services | 986,728 | 1,421,401 | 1,574,496 | 153,095 | 10.77% |
| Internal Charges | 190,296 | 217,941 | 240,021 | 22,080 | 10.13% |
| Capital Outlay | 8,239,820 | - | - | - | 0.00% |
| Transfer to Other Funds | 19,000 | - | - | - | 0.00% |
| Total Expenditures | \$ 10,536,156 | \$ 2,713,339 | \$ 3,118,488 | \$ 405,148 | 14.93% |
| Less Expenses Charged to Other Funds | | | | | |
| Net Total Expenditures | \$ 10,536,156 | \$ 2,713,339 | \$ 3,118,488 | \$ 405,148 | 14.93% |
| Revenue's less Expenditures | \$ 186,126 | \$ 680,661 | \$ 351,512 | \$ (329,148) | -48.36% |

Port Authority - General Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|--------------------------------------|-----------------|-----------------|-----------------|-----------------|----------------|
| Revenues | | | - | | |
| Property Taxes | \$ 1,488,697 | \$ 2,500,000 | \$ 2,900,000 | \$ 400,000 | 16.00% |
| Investment Earnings | 4,566 | - | 10,000 | 10,000 | 0.00% |
| Other Revenues | 45,000 | - | - | - | 0.00% |
| Total Revenues | 1,538,263 | 2,500,000 | 2,910,000 | 410,000 | 16.40% |
| Expenditures | | | | | |
| Salaries and Benefits | 640,542 | 546,376 | 872,729 | 326,354 | 59.73% |
| Materials, Supplies, & Services | 891,391 | 1,149,222 | 1,541,660 | 392,438 | 34.15% |
| Internal Charges | 95,324 | 128,190 | 153,390 | 25,200 | 19.66% |
| Total Expenditures | \$ 1,627,256 | \$ 1,823,788 | \$ 2,567,780 | \$ 743,992 | 40.79% |
| Less Expenses Charged to Other Funds | | | | | |
| Net Total Expenditures | \$ 1,627,256 | \$ 1,823,788 | \$ 2,567,780 | \$ 743,992 | 40.79% |
| Revenues less Expenditures | \$ (88,993) | \$ 676,212 | \$ 342,220 | \$ (333,992) | -49.39% |

Port Authority - South Loop Fund 2026 Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|--------------------------------------|-----------------|----------------|----------------|-----------------|----------------|
| Revenues | | | | | |
| Investment Earnings | \$ 184,019 | \$ - | \$ - | \$ - | 0.00% |
| Other Revenues | 9,000,000 | 894,000 | 560,000 | (334,000) | -37.36% |
| Total Revenues | 9,184,019 | 894,000 | 560,000 | (334,000) | -37.36% |
| Expenditures | | | | | |
| Salaries and Benefits | 459,771 | 527,622 | 431,241 | (96,381) | -18.27% |
| Materials, Supplies, & Services | 95,337 | 272,179 | 32,836 | (239,343) | -87.94% |
| Internal Charges | 94,973 | 89,751 | 86,631 | (3,120) | -3.48% |
| Capital Outlay | 8,239,820 | - | - | - | 0.00% |
| Transfer to Other Funds | 19,000 | - | - | - | 0.00% |
| Total Expenditures | \$ 8,908,900 | \$ 889,552 | \$ 550,708 | \$ (338,844) | -38.09% |
| Less Expenses Charged to Other Funds | | | | | |
| Net Total Expenditures | \$ 8,908,900 | \$ 889,552 | \$ 550,708 | \$ (338,844) | -38.09% |
| Revenues less Expenditures | \$ 275,119 | \$ 4,448 | \$ 9,292 | \$ 4,844 | 108.90% |

Port Authority Budget and Levy Background

Budget

Annually, the Port Authority Board of Commissioners sets an operating budget to allocate resources for the Port Authority to complete its work. The budget is then reviewed by City Council as part of the City's larger budgeting process and formally adopted by the Port Authority and accepted by the City Council at the end of the fiscal year.

Levy

The Port Levy is annually approved by both the Port Authority and the City Council in a two-step process: First a preliminary "ceiling" levy amount is approved in August/September, then the final levy is approved before the end of the fiscal year.

The Port's levy is still relatively new. In 2022 it was identified as a critical tool needed to help the Port expand its geography Citywide and add new services such as small business assistance. In 2023, the desired funds were furnished by a transfer from the HRA levy in the amount of \$1,400,000. In 2024, the Port Authority imposed its levy for the first time in the amount of \$1,500,000. In 2025, the levy increased to \$2,500,000 to begin funding the future goals of the Port. The increased levy was needed to build operating reserves, expand staff resources and services, and begin building a strategic acquisitions fund for future investments.

2026 Budget

The Port Authority's 2026 budgeted revenue request is \$3,470,000. The budgeted expenditures are \$3,118,488. The difference, \$351,512, is intended to continue building a strategic acquisitions fund and operating reserves. The budget will be funded by transfers from the South Loop Development Fund to the South Loop Special Revenue Fund (\$560,000) and the Port Authority's levy (\$2,900,000).

2026 Levy Request

Per Hennepin County, the Port Authority's taxing authority, the Port Authority may levy 0.01813% or up to \$3,232,495 in 2026.

The Port Authority will not seek the full levy in 2026. The Port Authority is seeking a \$2,900,000 levy, which is commensurate with the planned services in 2026 and allows the Port to launch a fund for direct assistance to small businesses and prepare for future strategic investments. This will result in a levy of \$4.26 per month to the owner of a median value home.

2026 Services

The Port Authority's 2026 levy will allow staff to continue, expand, or add the following economic development services:

• *Continue/Expand:*

- o Offer commercial and mixed-use development/redevelopment assistance citywide, including TIF applications and grant assistance.
- Facilitate the application of Bloomington's Opportunity Housing Ordinance with financial support to affordable housing projects.
- Offer business assistance and retention services to small businesses, early-stage entrepreneurs, and large employers.
- Offer Creative Placemaking citywide and support the implementation of the Citywide Creative Placemaking Plan.
- Offer direct financial assistance to small businesses through the Façade
 Improvement Grant Program, SAC Program, and Business Retention Program.
- o Participate in regional collaborations such as the CHIPS Coalition.
- o Promote the City's business environment through events such as the Broker Breakfast, CEO Summit, and Business Forum.
- Allocate development grant funding to assist development projects or studies citywide.
- o Dedicate funds to promote the City of Bloomington through marketing, strategic communications, trade shows, etc.
- o Build a strategic acquisitions fund for future land purchases.
- Continue to implement other recommendations of the 5-Year Economic Development Plan.
- Pledge support for 2026 Hatch Bloomington, with the intention of seeking sponsors to defray costs.
- Dedicate financial support of Bloom in Bloomington, workforce development relationship building, and associated staffing needs

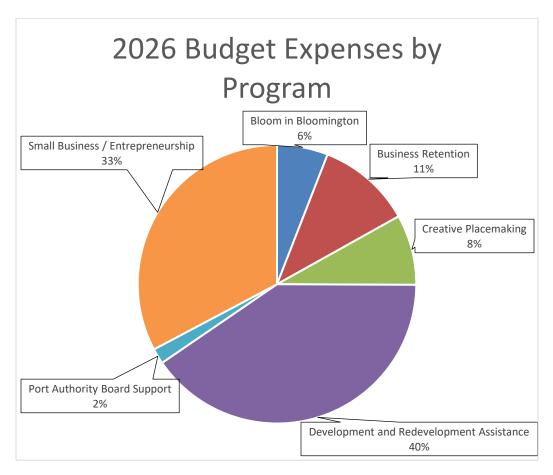
• *Add*:

- o Add new business outreach programs with targeted partners
- Build additional programs supported by dedicated funds for direct support to businesses, including microloan or microgramt programs

• 2026 Budgeted Expenditures by Program

- As part of the City's Priority Based Budgeting research, the following programs were identified as central to the Port Authority's work. Descriptions and budget allocations are as follows:
 - Development and Redevelopment Assistance: Work with developers to support commercial and multi-family growth in the City, increasing tax base and housing opportunity. Administer related financial assistance programs.
 - Small Business/Entrepreneurship: Provide proactive support to small businesses and entrepreneurs in Bloomington to support equitable economic development, unique neighborhood character, and perception of business-friendliness. Includes relationship building, permit navigation, advocacy, referrals to technical support, and administration of direct financial assistance programs.
 - Business Retention, Expansion, and Attraction Services: Build relationships with and provide support to Bloomington businesses to

- encourage retention and expansion, resulting in job growth and investment. Promote the City and respond to site selection inquiries. Develop partnership with supporting organizations to efficiently achieve work.
- Bloom in Bloomington / Workforce Development: Administer internship program connecting young residents and students to Bloomington employers, building future talent pipeline and providing equitable access to jobs. Build relationships with workforce partner organizations to optimize the work.
- Creative Placemaking: Develops, supports, and implements communityinformed arts and cultural projects and events that activate public spaces, foster belonging, strengthen local identity, and drive inclusive economic and social development efforts.
- Port Authority Board Support and Liaison Services: Serves as the formal liaison to the Port Authority Board of Commissioners, facilitating effective communication between the Board and City staff. This service includes preparing agendas, reports, and supporting materials for approximately 12 to 14 meetings annually. Staff provide ongoing training, orientation, and procedural guidance to Board members to support their decision-making related to economic development and redevelopment efforts. The program ensures Board activities are transparent, well-informed, and aligned with the City's development goals.



2026 Staffing Changes

The Port Authority is staffed by 11 City-employed staff who are under contract with the Port. The Port gets its legal and financial services from the City and also relies on consulting services for some legal and financial analysis. In 2026, the Port Authority proposes making the Bloom Program Facilitator permanent as the Workforce Development Program Coordinator and fully funding it with the Port Authority's levy. Previously, this position was partially filled by staff in Community Development Administration and OREIB, and partially funded by these groups and Port. Having a dedicated staff person has allowed the Port to double placements within a season, secure future grant funds, and expand relationships with external employers. The permanent position will allow the Port to continue improving the quality of the program and support Objective 6 of the Economic Development Strategic Plan – Talent Attraction and Retention.

Leveraging Partners

As the Port's work continues to expand, the team has employed a strategy of leveraging partners for technical assistance, collaboration, and project funding. This strategy allows the Port Authority to amplify its impact and efficacy.

- Collaborative Partners
 - Hennepin County and Elevate Hennepin
 - NextStage
 - o GreaterMSP
 - o Minnesota Department of Employment and Economic Development
 - US Small Business Administration
 - Bloomington Minnesota Travel and Tourism
- Funding Partners
 - Hennepin County
 - o Bloomington Minnesota Travel and Tourism
 - Stearns Bank
 - o Minnesota Department of Employment and Economic Development
 - Metropolitan Council

Additional Notes for 2026 Budget

• The Port Authority's work continues to shift from South Loop to Citywide. As such, a greater portion of the budget is now being paid for by the Port's levy, which can be used Citywide for broad economic development work. Transfers from the Port's South Loop Special Revenue Fund (SLSRF – formerly "General Fund") are in turn anticipated to reduce over time. In 2025 Port budgeted \$894,000 to be transferred from South Loop Development Fund - 4300 to the Port's budget. In 2026, the Port will be requesting \$560,000. The Port uses Tax Increment Financing (TIF) districts as an economic development tool to assist development projects and staff oversee multiple existing TIF

districts. In 2025 staff has been working with the Port's financial advisors to create a TIF Summary Plan, which will be available soon. TIF funds cover some development related administrative expenses.

2026 Naming Convention and Fund Changes

In 2025 the Port Authority's staff and Finance team identified a need to update Port fund naming conventions to better represent the sources and uses of funds and more closely align with accounting conventions. After conferring with the City's auditors, the following changes were identified and will be implemented with the 2026 fiscal year:

| Old Name - Account Number | New Name - Account Number | Source | Use | Geography |
|---------------------------------|--|--|---|------------|
| Port Development Fund – P210 | General Fund – P110 | Port Levy | General Port operations Citywide, including all types of economic development work and direct business assistance | Citywide |
| General Fund – P101 | South Loop Special Revenue Fund – P201 | Interest earned on South Loop Development Fund 4300 | General Port operations in South Loop area in support of real estate development and redevelopment work | South Loop |
| N/A | Business Payment – 53550 | Port Levy, remaining small business center funds, partner grants | Direct grant or loan assistance programs such as Façade Improvement Grant, microloans, Hatch Bloomington | Citywide |



Staff Report

First Amendment_Exhibit C

Request for Council Action

| Originator | Item |
|---|---|
| Engineering | 3.6 Approve First Amendment to SEH Agreement for Nine Mile Creek |
| | Corridor Renewal Project Design and Engineering Services |
| Agenda Section | Date |
| CONSENT BUSINESS | December 8, 2025 |
| Requested Action: | |
| Motion by, second | led by to approve the first amendment to the SEH Agreement |
| for the Nine Mile Creek Corridor | Renewal Project Design and Engineering Services. |
| Item created by: Bob Simons, Er | ngineering |
| Item presented by: Julie Long | |
| | |
| Description: | |
| On May 22, 2024, the City enter | red into an agreement with Short Elliot Hendrickson Inc. (SEH) for Design and |
| - · · · · · · · · · · · · · · · · · · · | e Mile Creek Corridor Renewal Project. The Nine Mile Creek Corridor Renewal |
| _ | ponents, including Environmental and Natural Resources, Access, Mobility, Park |
| , | ement components that were very broad in concept at the inception of the |
| | y with the consultant as the project has progressed and has found the need for |
| | ff workshops, engagement events, commission and council meetings and overall |
| staff report. | the original scope of the project. These items are summarized in the attached |
| · | |
| | ne not-to-exceed amount of the contract to \$2,331,900. The additional costs for |
| | original estimated costs for engineering services for this project, funded by the |
| amendment. | ales Tax project funds. Bloomington Legal staff has reviewed and approved the |
| amenamena | |
| | |
| Attachments: | |

STAFF REPORT



DATE: December 8, 2025

TO: Mayor and City Council

FROM: Bob Simons, Senior Civil Engineer

Renae Clark, Deputy Director of Parks and Recreation

SUBJECT: Approve First Amendment to SEH Agreement for Nine Mile Creek Corridor Renewal

Project Design and Engineering Services

REQUESTED ACTION:

Staff is requesting that Council approve the first amendment to the SEH agreement for the Nine Mile Creek Corridor Renewal Project Design and Engineering Services

SUMMARY:

The Request for Proposals for Design and Engineering Services for the Nine Mile Creek Corridor Renewal Project closed on April 9, 2024 and the City entered into an agreement with Short Elliot Hendrickson, Inc. (SEH) on May 22, 2024.

The Nine Mile Creek Corridor Renewal Project has a wide range of components, including Environmental and Natural Resources, Access, Mobility, Park Facilities and Community Engagement components that were very broad in concept at the inception of the project. With a scope that was quite broad prior to diving into the details and community driven process, staff drafted the request for proposals to the best of their knowledge, with the understanding that additional meetings, workshops, community engagement and council meetings may be needed depending on how the project developed.

Staff has worked closely with the consultant as the project has progressed on the hours and scheduling needed for additional agency meetings, staff workshops, engagement events, commission and council meetings, which through the design and public engagement process became apparent would be required based on the needs and goals of the project. These additional meetings are noted in the attached Exhibit C to the first amendment.

Also noted in Exhibit C, are items that have been added to the scope of the project. These items include the following:

Harrison Park & Nine Mile Creek Trailhead – This includes the design, plans, specifications, bid
documents and permitting required for the Harrison Park area and associated amenities that
were not in the original scope.

STAFF REPORT 2

• Wayfinding Signage Design – The original scope included determining locations for wayfinding signage. City staff would like the consultant to also design and complete construction documents for this wayfinding signage, which would be an addition to the scope.

- Grant Funding Assistance This includes completing an application for Conservation Partners Legacy Grant funding which was not included in the original scope.
- Phase IA, Phase I and Phase II Archeological Investigation The original scope included the
 completion of an EAW document but did not include scope for archeological investigation.
 Phase IA has been completed and Phase I was completed in November and is being analyzed to
 determine if a Phase II investigation is needed at any locations. The amendment includes an
 anticipated cost for a Phase II investigation.

The additional costs associated with this amendment are within the original estimated costs for engineering services on this project. The City project team will continue to work closely with the consultant as the Nine Mile Creek Corridor Renewal Project progresses toward construction in 2026.

Nine Mile Creek Corridor Renewal - Location



FIRST AMENDMENT TO AGREEMENT BETWEEN THE CITY OF BLOOMINGTON, MINNESOTA AND SHORT-ELLIOT-HENDRICKSON, INCORPORATED

THIS FIRST AMENDMENT is made on _______ by and between CITY OF BLOOMINGTON, a Minnesota municipal corporation located at 1800 West Old Shakopee Road, Bloomington, Minnesota 55431 ("City"), and SHORT-ELLIOT-HENDRICKSON, INCORPORATED, a Minnesota business corporation located at 10650 Red Circle Drive, Suite 500, Minnetonka, Minnesota 55343, with a registered agent office at 5200 Willson Road, #150, Edina, Minnesota 55424, and an executive office address of 3535 Vadnais Center Drive, Saint Paul, Minnesota 55110 ("Consultant").

WHEREAS, City and Consultant are parties to an Agreement dated May 22, 2024 (Agreement ID - 2024-344) pursuant to which Consultant is responsible for providing professional design and engineering services for the City of Bloomington, Minnesota ("Agreement"); and

WHEREAS, City and Consultant desire to amend the Agreement to include additional services as detailed in Exhibit C; and

WHEREAS, City and Consultant desire to amend the Agreement to increase the total amount of work authorized, including reimbursable expenses, by \$445,600.00 for a total contract not-to-exceed of \$2,331,900.00; and

NOW, THEREFORE, in consideration of the terms and conditions expressed in this First Amendment, City and Consultant agree as follows:

- 1. Paragraph 1 of the Agreement shall be amended to read: "Services to be Provided: Consultant agrees to provide City with professional design and engineering services as described in City's Request for Proposal and Consultant's Scope of Services attached to this Agreement as Exhibits A, B, and C or any supplemental letter agreements, or both entered into between the City and Consultant (the "Services"). The Services referenced in the attached Exhibits A, B, and C or any supplemental letter agreements shall be incorporated into this Agreement by reference. All Services shall be provided in a manner consistent with the level of care and skill ordinarily exercised by Consultants currently providing similar services."
- 1. Paragraph 3 of the Agreement shall be amended to read: "Consideration: The consideration, which City shall pay to Consultant and shall not exceed \$2,331,900.00, for both the Services performed by Consultant and the expenses incurred by Consultant in performing the Services, shall be as set forth in Exhibits A, B, and C, and incorporated into this Agreement. City shall make progress payments, based on monthly invoices from Consultant. City's payment shall be made within 30 days after Consultant's statement. Consultant's statement shall contain a detailed list of project labor and hours, rates, titles, and amounts undertaken by the Consultant during that billing period."
- 2. All other terms and conditions of the Agreement not modified by this First Amendment shall remain in full force and effect.

Agreement ID: 2025-1590

IN WITNESS WHEREOF, the parties to the Agreement have caused this First Amendment to be executed the day and year first above written.

| | CITY OF BLOOMINGTON, MINNESOTA |
|--------------------------------------|--------------------------------|
| DATED: | BY:Its: Mayor |
| DATED: | BY: |
| Reviewed and approved by the City Ar | |
| Melissa J. Manderschied | |
| | CONSULTANT |
| DATED: | BY: |
| | Its: |

Exhibit C

SEH – Nine Mile Creek Corridor Renewal Design & Engineering Services First Amendment Summary 12/8/25

Summary:

Engagement

- Two out-of-scope engagement events = \$30,000
- Additional graphics and website updates = \$5,000

Agency Coordination Meetings

- Three out-of-scope agency meetings = \$4,200
- Anticipated additional agency meetings = \$18,200

Commission & Council Meetings

- Prepared for and attended round of out-of-scope Council presentations = \$4,500
- Anticipated additional Council/Commission presentations = \$5,000

Additional staff review meetings/workshops

- Prepared/attended/presented at out-of-scope workshops and team meetings = \$19,300
- Anticipated additional team meetings = \$8,100

Harrison Park & Nine Mile Creek Trailhead

• Out-of-scope work to include additional Harrison Park and Nine Mile Creek Trailhead design, plans and specifications, bid documents, and permitting = \$150,000

Wayfinding Signage Design

• New scope request for design and construction documents for wayfinding signage in Moir Park, Harrison Park, and Central Park = \$70,000

Grant Funding assistance

New scope request for Conservation Partners Legacy grant preparation = \$4,000

Phase IA, Phase I, and Phase II Archeological Investigation

- Out-of-scope request for Phase IA, Phase I and Phase II investigation
- Phase IA = \$1,300
- Phase I = \$26,000
- Anticipated Phase II = \$100,000

Total = \$445,600

Summary Table:

| | Completed | Anticipated | Total |
|-----------------------|-----------|-------------|-----------|
| Engagement | \$30,000 | \$5,000 | \$35,000 |
| Agency Coordination | \$4,200 | \$18,200 | \$22,400 |
| Commissions/Council | \$4,500 | \$5,000 | \$9,500 |
| Staff Workshops | \$19,300 | \$8,100 | \$27,400 |
| Harrison Park & Nine | \$150,000 | | \$150,000 |
| Mile Creek Trail Head | | | |
| Wayfinding Signage | | \$70,000 | \$70,000 |
| Grant Funding | | \$4,000 | \$4,000 |
| Assistance | | | |
| Arch. Phase IA, I, II | \$27,300 | \$100,000 | \$127,300 |
| Subtotal | \$235,300 | \$210,300 | \$445,600 |



Description:

Request for Council Action

| Originator Engineering | ering 3.7 Authorization to Execute Contract for 84th Street Pedestrian Brid Rehabilitation and 106th Street Bridge Preservation Project Design at Engineering Services | | | |
|--|--|--|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 | | | |
| Requested Action: | | | | |
| Motion by, seconded by to authorize the Mayor and City Manager to negotiate and execute the contract for design and engineering services for the 84th Street Pedestrian Bridge Rehabilitation and 106th Street Vehicle Bridge Preservation Project, together with any amendments or modifications thereto, to Kimley-Horn and Associates, Inc. , in an amount not to exceed \$311,505. | | | | |
| Item created by: Bob Simons, Engineering Item presented by: Julie Long, City Engineer | | | | |

It is requested that City Council authorize the execution of a contract for the design and engineering services to Kimley-Horn and Associates, Inc. for the 84th Street Pedestrian Bridge Rehabilitation and 106th Street Vehicle Bridge Preservation Project.

This project will include the rehabilitation of the 84th Street Pedestrian Bridge between Normandale Lake and Norman Center Drive and will review the retaining walls, abutments, approaches and overall bridge condition for needed repairs and preservation. The 106th Street vehicle bridge over Nine Mile Creek will also be a part of this project and will be reviewed with minor items on the bridge deck, girders and railings to be preserved and maintained.

The Request for Proposals for design and engineering services was released on September 26, 2025 and closed on October 24, 2025. Proposals were received from four (4) firms prior to the deadline. The chosen consultant, Kimley-Horn and Associates Inc. has a strong background in delivering design and engineering services for bridge rehabilitation and preservation projects, including positive experience with the City of Bloomington.

The contract for design and engineering services is proposed to be awarded to Kimley-Horn and Associates, Inc. in the amount of \$311,505. These projects are funded by Normandale Tax Abatement and State Aid funds. Bloomington legal staff has reviewed and approved the contract.



Request for Council Action

| Originator Maintenance | 3.8 Approve Contract – Civic Plaza Generator Replacement Project | | | |
|--|--|--|--|--|
| Agenda Section CONSENT BUSINESS | December 8, 2025 | | | |
| Requested Action: | | | | |
| | y to approve a contract with Ziegler Inc. for replacement of or in the amount of \$405,415.00 and a 10% contingency (\$40,541.50) and to enter into the related agreements. | | | |
| Item created by: Kalea Fischer, Mainte Item presented by: Tim Behrendt, I | | | | |
| Description: | | | | |
| | City Council is requested to approve contract with Ziegler Inc. for replacement of the backup power generator at Bloomington Civic Plaza utilizing Sourcewell Contract #092222-CAT. The project includes removing the existing generator and Installing a new generator. | | | |

Staff recommend approval of contract with Ziegler Inc. in the amount of \$405,415.00 plus an additional 10% contingency in the amount of \$40,541.50 for a total contract not-to-exceed amount of \$445,956.50. Funding is provided through account 765702-57020.



Request for Council Action

| Originator Engineering | 3.9 Resolution of Support for 2025 Local Road Improvement Program Funding Application |
|---------------------------------|---|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |

Requested Action:

Motion by _____, seconded by __ to adopt Resolution no. 2025-___ in support of the request for a Local Road Improvement Program funding grant application for the 98th St/CSAH 1 at Interstate 35W Improvements Project.

Item created by: Jeremy Melquist, Engineering
Item presented by: Jeremy Melquist, Civil Engineer

Description:

From the 2025 Local Road Improvement Program (LRIP) appropriation \$47 million in general obligation (GO) bonds is available for this competitive grant solicitation. If the City of Bloomington's LRIP funding application is selected for award, the award would provide up to \$1.5 million for construction costs for the W 98th St/CSAH 1 at Interstate 35W Improvements Project in FY 2027-2028. No local match is required. The W 98th St/CSAH 1 at I-35W Improvements Project will reconstruct CSAH 1 (Old Shakopee Rd/98th St) generally between Logan and Aldrich Avenues. This funding application is for the west section of the project (between Logan Avenue and DuPont Ave). The project will improve multimodal safety, connectivity, and accessibility with the following:

- New pavement, drainage facilities, and traffic signals
- Redesigning the 98th/Old Shakopee Rd intersection
- Upgrading ADA and multimodal connections to promote walking and biking
- First/last mile connections to the nearby Orange Line Highway Bus Rapid Transit (BRT) Station.

Attachments:

Resolution of Support for 2025 Local Road Improvement Program Funding Application.pdf

RESOLUTION NO. 2025 -

RESOLUTION AUTHORIZING APPLICATION FOR AND EXECUTION OF A GRANT AGREEMENT WITH MINNESOTA DEPARTMENT OF TRANSPORTATION (GRANTOR)

AND MAKING RELATED BUDGET ADJUSTMENTS

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, City Charter Section 6.06 authorizes the Mayor and City Manager, with the City Attorney, to sign and execute contracts, bonds, and instruments in the name of the City; and

WHEREAS, City Charter Section 7.08 requires the City Council to act by resolution to alter the approved budget; and

WHEREAS, Minnesota Statutes Section 465.03, requires a city to act by resolution adopted by a two-thirds majority of its members to accept a grant or devise of real or personal property and expressing the terms in full; and

WHEREAS, Grantor makes funding available for the 2025 Local Road Improvement Program ("Grant Opportunity"); and

WHEREAS, once funded and constructed, the West 98th Street/CSAH 1 at Interstate 35W Project ("Project") will modernize the corridor between Logan Avenue and Aldrich Avenue with the improvements focused on reducing vehicle speeds by revising the angles of free right turns, reducing the number of traffic lanes and traffic lane extents for shorter pedestrian crossings, safer movements, and enhanced area for pedestrian facilities and a wider boulevard, all while maintaining acceptable vehicle operations; and

WHEREAS, this funding application is for the west section of the Project between Logan Avenue and DuPont Ave; and,

WHEREAS, West 98th Street/CSAH 1 is a critical corridor for the City, serving as both a local and regional connecting roadway, and is part of the only roadway, County State Aid Highway (CSAH) 1, between Interstate 494 (I-494) and the Minnesota River that continuously connects the major highways of 169, I-35W, 77/Cedar Avenue, and I-494; and,

WHEREAS, the City led the W 98th Street Traffic Study in 2022/2023, which worked in coordination with Hennepin County and the Minnesota Department of Transportation (MnDOT) to determine preferred layouts for the section of W 98th Street between the Old Shakopee Road/98th Street intersection and Lyndale Avenue, and this Project would construct a significant segment of the recommended study layout; and,

WHEREAS, the amount of the grant is up to \$1,500,000; and

WHEREAS, the Grant Opportunity requires the City to approve the Project and pledge support to fund engineering, right-of-way, inspection, and other non-LRIP eligible costs, as well as LRIP-eligible items in excess of the LRIP grant amount; and

WHEREAS, Hennepin County, the local road authority, has shown support for the proposed Project; and

WHEREAS, the City, in conjunction with Hennepin County and MnDOT, documents its acceptance of the responsibility for the operation and maintenance of the Project throughout its useful life, including snow removal, to allow for year-round use of the pedestrian and bicycle facility;

WHEREAS, the City Council has determined that it is in the City's best interests to apply for the Grant Opportunity, and if awarded, enter into a grant agreement to accept the funds and to make the necessary budget adjustments to the approved budget.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA, based on the foregoing recitals and as required by State Law and City Charter, that the Mayor, City Manager, Chief Financial Officer, and City Attorney, or their designee(s), are hereby authorized and directed to take any and all actions required to apply for and accept the grant funds for and on behalf of the City including executing a grant agreement, and to make any and all necessary related budget adjustments to the approved budget of the City.

Passed and adopted this 8th day of December, 2025.

| | Mayor | |
|--------------------------|-------|--|
| Attest: | | |
| | | |
| | | |
| Secretary to the Council | | |



Request for Council Action

| Originator Housing and Redevelopment Authority | 3.10 Resolution Accepting Met Council Local Housing Incentives Account Grant Fund - Southview Estates Substantial Rehabilitation Project |
|---|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| | , to adopt Resolution No. 2025 accepting Local Housing Incentives politan Council and making related budget adjustments. |
| Item created by: Kenneth Niemeyer, Henny Niemey | Housing and Redevelopment Authority er, Housing Development Specialist |
| Description: | |

Staff is requesting the City Council adopt the attached resolution to formally accept the award of \$700,000 of Metropolitan Council Local Housing Incentives Account (LHIA) grant funds. The award will support a substantial rehabilitation project of Southview Estates Apartments, a 47-unit multifamily residential building located at 8901 Aldrich Ave S.

The City Council adopted resolution 2024-155 at its August 5, 2024 meeting, authorizing signature of the LHIA grant acknowledgement of receptivity form. This form, which acknowledged the requirement for a 1:1 local match for an LHIA award, was a component of Sand Companies' application to LHIA program funds through the Minnesota Housing Consolidated Request for Proposals (RFP).

The City was awarded \$700,000 in LHIA funding on January 13, 2025 to support the Southview Estates substantial rehabilitation project.

Property History - The HRA assisted Southview Estates in 2002 with grant and loan funding totaling \$315,000 and with the allocation of 10 Project Based Vouchers to provide affordable housing opportunities to Bloomington residents. Southview Estates refinanced their property in 2020 and the HRA subordinated its equity participation agreement to the new loan for the development. The subordination of the equity participation agreement preserved the affordability of units for the terms originally negotiated. There are 47 one, two, and three bedroom units including 37 units affordable at 60% of the area median income. The contract for Project Based Vouchers at Southview Estates has ended.

Rehab Project - The developer of Southview Estates, Sand Companies, identified substantial rehabilitation needs at the property and was awarded Housing Tax Credits and LHIA funds from the Minnesota Housing 2024 Multifamily Consolidated Request for Proposals (RFP) to address those needs. After discussion at the July 23, 2024 Bloomington Housing & Redevelopment Authority (HRA) meeting, the HRA Board approved a motion directing

HRA staff that if Southview Estates is awarded funding through the RFP then HRA staff shall draft amended loan agreements for HRA Board consideration. As stated in the HRA Board motion, amended loan agreements will include extension of maturity dates by 30 years from the current maturity date which is 2033 and will require principal and interest repayments over the lifespan of the loan, a change from the current loan terms which allow for deferred repayment until loan maturity. Sand Companies has estimated the total rehabilitation project at Southview Estates to cost \$4.4 million across its 47 units for an average per unit investment of \$94,000. The proposed scope of work for rehabilitation, which includes housing unit rehab, apartment shared space improvements, and exterior rehab, has been reviewed and evaluated by a third party. Rehabilitation will be undertaken on a unit by unit basis and may address the following interior needs: flooring, cabinetry, countertops, bathroom vanities, blinds, doors, air conditioners, appliances including washer/dryers, and energy saving improvements including LED lights and low flow water fixtures. Once materials for rehabilitation are secured onsite for a unit, the unit will be renovated with the goal of keeping the resident in place. If renovation projects prevent access to a bathroom or the kitchen, temporary housing will be provided for the unit's residents. Renovation will proceed unit by unit until all units are renovated. Exterior rehabilitation will include: drainage and grading, roofing, gutters, windows, exterior doors, lighting, parking lot and sidewalks, community room accessibility improvements, HVAC upgrades and replacement of HVAC systems original to the building, and inspection of all smoke/CO detectors. Exterior work will be completed simultaneously to the interior unit work. The full project is expected to take place over 12 months starting in 2026. Sand Companies has committed to extending affordability restriction at Southview Estates by 50 years starting in either 2026 or 2027 extending to 2076 or 2077. Affordability restrictions will also be expanded from the current 37 units to all 47 units in the building. The additional 10 affordable units will be designated as set-asides, 4 units for High Priority Homeless (HPH) and 6 units for People with Disabilities (PWD). HPH is defined as households prioritized for permanent supportive housing by the Coordinated Entry system. PWD units serve low-income people with disabilities who are not homeless and who receive, or are eligible to receive, mainstream services through the county. Supportive services for all of the 10 set-aside units would be provided on-site by an authorized Hennepin County service provider. Households leasing these set-asides would be receiving rental subsidy through the respective programs and earning at or below 30% of the area median income.

Local Housing Incentives Account Funds - The LHIA program supports the production and preservation of affordable rental housing to help municipalities meet their negotiated Livable Communities Act housing goals. Grants awarded from LHIA require a 1:1 match by the recipient community with local dollars specifically allocated for affordable housing activities. Developers do not apply for LHIA grant funds through the recipient community. Instead, they apply directly to Minnesota Housing as part of the (RFP) process. Sand Companies and the HRA partnered on a successful LHIA application in 2002 supporting the development of Southview Estates with a \$150,000 0% interest deferred loan and HRA match of a \$165,000 3% interest deferred loan. For the 2024 LHIA application, Sand Companies estimated the amount for an LHIA award to the Southview Estates rehab project somewhere between \$100,000 and \$500,000. The actual LHIA award amount for Southview Estates is \$700,000. A substantial portion of the required \$700,000 local match will be provided by extending maturity dates of the HRA's existing loans with Southview Estates (\$315,000 in principal). Potential sources for the remaining \$375,000 include: Pooled Housing TIF, Local Affordable Housing Aid, and Local Housing Trust Fund grant dollars. Staff will continue finalizing the renegotiation of the existing HRA loans, and will work with the HRA to identify a funding source for the remaining required local match.

Resolution

RESOLUTION NO. 2025 -

RESOLUTION ACCEPTING LOCAL HOUSING INCENTIVES ACCOUNT GRANT FUNDS FROM THE METROPOLITAN COUNCIL AND MAKING RELATED BUDGET ADJUSTMENTS

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, City Charter Section 6.06 authorizes the Mayor and City Manager, with the City Attorney, to sign and execute contracts, bonds, and instruments in the name of the City; and

WHEREAS, City Charter Section 7.08 requires the City Council to act by resolution to alter the approved budget; and

WHEREAS, Minnesota Statutes Section 465.03, requires a city to act by resolution adopted by a two-thirds majority of its members to accept a grant or devise of real or personal property and expressing the terms in full; and

WHEREAS, on August 5, 2024, the City Council passed Resolution No. 2024-155 acknowledging the application for Local Housing Incentives Account funds ("LHIA Funds") and authorized the HRA to sign the Metropolitan Council Local Housing Incentives Account Grant Acknowledgement of Receptivity Form; and

WHEREAS, the Metropolitan Council has granted \$700,000 of its LHIA Funds to the City for the for the substantial rehabilitation of the property located at 8901 Aldritch Avenue and known as Southview Estates (the "Project") by the developer of Southview Estates, Sand Companies (the "Developer"); and

WHEREAS, the LHIA Funds require a local dollar-for-dollar match; and

WHEREAS, the LHIA Funds may not be disbursed until the source of the required local match is finalized; and

WHEREAS, the City Council has determined that it is in the City's best interests to accept these funds and to make the necessary budget adjustments to the approved budget.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA, based on the foregoing recitals and as required by State Law and City Charter, that the Mayor, City Manager, Chief Financial Officer, and City Attorney, or their designee(s), are hereby authorized and directed to take any and all actions required to accept

| adjustments to the approved budget of the C | City. |
|---|-----------------|
| Passed and adopted this 8th day of I | December, 2025. |
| • | Mayor |
| Attest: Secretary to the Council | <u> </u> |

the grant funds for and on behalf of the City and to make any and all necessary related budget



Request for Council Action

| Originator Information Technology | 3.11 Approve Hennepin County Cyclomedia Agreement |
|---------------------------------------|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Motion by, seconded by _ | to approve Hennepin County Cyclomedia Agreement for \$0. |
| tem created by: Sharon Williams, Info | |
| Description: | |
| | n agreement with Hennepin County for the use of 360° GeoCycloramas her geographic or structural visualizations. This hosted software from |

Cyclomedia, provided by the County at no cost to cities, captures fine details such as road cracks and erosion.

Council approval is required for all \$0 agreements that extend beyond one year. This agreement will be in effect for up to five years.



2026_List_of_Off-Sale_Beer_Renewals.pdf

Request for Council Action

| Originator City Clerk | 3.12 Renewal of Off-Sale 3.2 Percent Malt Liquor Licenses |
|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| | , to approve the Off-Sale 3.2 Percent Malt Liquor License 's submission of all required documentation and fees. |
| Item created by: Matt Brillhart, City Clitem presented by: Matt Brillhart, I | |
| Description: | |
| is a list of current license holders requ | se holders must renewal their licenses annually by December 31. Attached esting renewals for January 1 through December 31, 2026. Staff reviews eness and ensures all fees are paid before issuance. |
| Attachments: | |

City of Bloomington Off-Sale 3.2 Percent Malt Liquor License Renewals for 1/1/2026 – 12/31/2026

| License Holder | Doing Business As | Location |
|--------------------------------|---------------------------------|---------------------------|
| Bobby & Steve's Auto World LLP | Bobby & Steve's Auto World | 7920 FRANCE AVE S |
| Bharat Hospitality MSP LLC | Hampton Inn | 5400 AMERICAN BLVD W |
| Bloomington 1998 LLC | Cub Foods #31364 | 8421 LYNDALE AVE S |
| Jerry's Enterprises Inc. | Cub Foods #90274 | 10520 FRANCE AVE S |
| Lakes Venture LLC | Fresh Thyme Farmers Market #501 | 2100 W 80TH 1/2 ST |
| Lyndale Terminal LLC | Holiday Stationstores #2746073 | 8401 LYNDALE AVE S |
| Lyndale Terminal LLC | Holiday Stationstores #2746245 | 5401 W OLD SHAKOPEE RD |
| Northern Tier Retail LLC | Speedway #4310 | 9250 BLOOMINGTON FERRY RD |
| Northern Tier Retail LLC | Speedway #4332 | 8600 LYNDALE AVE S |
| Northern Tier Retail LLC | Speedway #4180 | 1280 W 98TH ST |
| Northern Tier Retail LLC | Speedway #4408 | 1800 E 90TH ST |
| Rocio's Market Y Mas Inc. | Rocio's Market Y Mas | 7940 NICOLLET AVE S |
| Walmart Inc. | Walmart #2198 | 700 AMERICAN BLVD E |

City of Bloomington On-Sale 3.2 Percent Malt Liquor License Renewals for 1/1/2026 – 12/31/2026

| License Holder | Doing Business As | Location |
|--------------------------------------|-----------------------------------|----------------------------|
| Bloomington Theatre and Art Center | Artistry | 1800 W OLD SHAKOPEE RD |
| City of Bloomington | Dwan Golf Club | 3131 W 110TH ST |
| Davanni's Inc | Davanni's Pizza & Hot Hoagies | 8605 LYNDALE AVE S |
| El Guanaco Bakery & Cafe II LLC | El Guanaco Bakery & Cafe | 7837 PORTLAND AVE S |
| El Rancho Taqueria LLC | El Rancho Taqueria | 8009 34TH AVE S |
| Grand Szechuan Inc. | Grand Szechuan | 10602 FRANCE AVE S |
| Hakata Itton LLC | Itton Ramen Japanese Street Food | 2137 W 80TH 1/2 ST, Unit D |
| Kura Sushi USA Inc. | Kura Revolving Sushi Bar | 378 NORTH GARDEN |
| Luna di Luna LLC | Luna di Luna | 8820 LYNDALE AVE S |
| Minnesota Masonic Historical Society | Minnesota Masonic Heritage Center | 11411 MASONIC HOME DR |
| Perkins LLC | Perkins Restaurant & Bakery | 4201 W 78TH ST |
| Sai Foods LLC | Aroma Indian Cuisine | 517 W 98TH ST |
| Shake Shack Minnesota LLC | Shake Shack | 332 NORTH GARDEN |
| Shefali Inc. | Zeke's Place | 7700 W OLD SHAKOPEE RD, |
| | | Unit 115 |
| Shiki Buffet LLC | Shiki Buffet (opening soon) | 7730 NORMANDALE BLVD. |
| The Hyderabad Inc. | The Hyderabad | 2137 W 80TH 1/2 ST, Unit A |
| Three Rivers Park District | Hyland Greens Golf Course | 10100 NORMANDALE BLVD |
| Three Rivers Park District | Hyland Hills Ski Area | 8800 CHALET RD |
| TRG SP-MN LLC | Sweet Paris Creperie & Cafe | 100 NORTH GARDEN |
| Unidine Corporation | Amira Choice Bloomington | 5501 AMERICAN BLVD W |



Request for Council Action

| Originator City Manager's Office | 3.14 Approval of City Council Meeting Minutes |
|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Motion by, seconded | by to approve the city council meeting minutes as presented. |
| Item created by: Priyanka Rai, City Item presented by: Priyanka Ra | _ |
| Description: | |
| November 13, 2025 - Special Meet November 17, 2025 - Listening Ses November 17, 2025 - Regular Mee November 24, 2025 - Listening Ses November 24, 2025 - Regular Mee | sion Minutes ting Minutes sion Minutes |

Attachments:

11-13-25 Special Meeting.pdf

11-17-25 Listening Session.pdf

11-17-25 Regular Meeting.pdf

11-24-25 Listening Session.pdf

11-24-25 Regular Meeting.pdf



City Council Special Meeting Thursday, November 13, 2025 Council Chambers Bloomington Civic Plaza 1800 W. Old Shakopee Road Bloomington, MN 55431

| 1. | . CALL TO ORDER Mayor Pro Tem Rivas called the meeting to order at 5:00 pm. | |
|-----|---|---|
| | | Present: Councilmembers Jenna Carter, Chao Moua, Dwayne Lowman, Shawn Nelson, Lona Dallessandro and Victor Rivas |
| | | Absent: Mayor Tim Busse |
| 1.0 | Approval of Agenda | Motion by Rivas, seconded by Carter to approve the agenda as listed. Motion carried 6-0. |
| 2.0 | ORGANIZATIONAL BUSINESS | |
| 2.1 | Canvass City General Election Results | Motion by Carter, seconded by Moua, to approve the declaration of results of the November 4, 2025 municipal General Election as submitted by the election judges for that election. Motion carried 6-0. |
| 3. | ADJOURNMENT | Motion by Lowman, seconded by Dallessandro to adjourn the meeting at 5:07 pm. Motion carried 6-0. |

Priyanka Rai Council Secretary





City Council Listening Session Meeting Monday, November 17, 2025 - 5:45 p.m. Bloomington Civic Plaza – Haeg Conference Room 1800 W. Old Shakopee Road Bloomington, MN 55431

CALL TO ORDER Mayor Pro Tem Rivas called the meeting to order at 5:50 pm and noted attendance.

Present: Councilmembers Jenna Carter, Dwayne Lowman, Shawn Nelson, and Victor Rivas

Absent: Mayor Tim Busse, Councilmember Chao Moua and Lona Dallessandro

Staff present: City Manager Zach Walker, Deputy City Manager Kathy Hedin, City Attorney

Melissa Manderschied, Council Secretary Priyanka Rai

LISTENING SESSION Karen Lundquist spoke about a program related to the farmers' market to reduce the use of

plastic bags.

Jonathan Minks spoke about social media policy for elected officials and staff.

Pamela Pommer spoke about the changes to listening session, Penn Avenue exit, and Penn

Avenue townhomes.

Andrew Thul spoke about fast-driving vehicles through uncontrolled intersections and car

accidents.

ADJOURNMENT Motion by Carter, seconded by Lowman to adjourn. Motion carried 4-0.

The listening session adjourned at 6:12 pm.

Speakers Register

ALL SPEAKERS PLEASE SIGN IN

City Council Listening Session

Date: 111725

Please PRINT your name, address and/or email address. Thank you.

| <u>Name</u> | Address/Email Address |
|-----------------|-----------------------|
| Karen Lundquist | |
| JONATHAN MINHS | |
| PAM POMMER | |
| Andy Thul | |
| | |
| | |
| | |





City Council Regular Business Meeting Monday, November 17, 2025 - 6:30 pm Bloomington Civic Plaza - Council Chambers 1800 W. Old Shakopee Road Bloomington, MN 55431

CALL TO ORDER

Mayor Pro Tem Rivas called the meeting to order at 6:30 pm and noted attendance.

Present: Councilmembers Jenna Carter, Lona Dallessandro, Dwayne Lowman,

Chao Moua, Shawn Nelson, and Victor Rivas

Absent: Mayor Tim Busse All votes taken by voice vote.

Staff present: City Manager Zach Walker, Deputy City Manager Kathy Hedin, City Attorney Melissa Manderschied, Council Secretary Priyanka Rai, and other staff

PLEDGE OF ALLEGIANCE

The Bloomington Police Department Honor Guard led the Presentation of Colors during the Pledge of Allegiance.

1.0 Approval of Agenda

Motion by Carter, seconded by Dallessandro to approve the agenda as listed. Motion carried 6-0.

2.0 INTRODUCTORY

2.1 Introduction of BPD Staff Members and Explorer Program Participants w/Program Overview

Chief Hodges introduced the following civilian staff members of the BPD - Police Records Specialist Arin Anderson and Police Cadet Malachi Kamau.

Chief Hodges provided an overview of the BPD Explorers Program and highlighted the competition results from the 22nd Annual Minnesota Law Enforcement Explorer Association Competition.

2.2 Swearing in of Bloomington Police Department Officers

Chief Hodges swore in the following police officers who have successfully completed the Bloomington Police Department's in-house academy and field training - Officer Tou Vue, Officer Lauren Hanson, Officer Kyle Haeg, Officer Bailey Broadhead.

2.3 Proclamation: Small Business Saturday

Mayor Pro Tem Rivas read the proclamation. Daniel Hernandez, owner of Colonial Market; and Brittany Milan, owner of Eleve Performing Arts Center received the proclamation.

3. CONSENT BUSINESS

Councilmember **Moua** had the consent agenda. He moved to approve items 3.1-3.11 and 3.13-3.25. Seconds by Dallessandro. Motion carried 6-0. Item 3.12 was held for discussion.

3.1 Order North Central Sanitary Sewer Capacity Improvement Project (2026-501)

Motion by Moua, seconded by Dallessandro to order the project for the 2026-501 North Central Sanitary Sewer Capacity Improvement Project.

| 3.2 | Off-Sale 3.2% Malt Liquor License for Rocio's Market Y Mas | Motion by Moua, seconded by Dallessandro to approve an Off-Sale 3.2% Malt Liquor License for Rocio's Market Y Mas Inc. doing business as Rocio's Market Y Mas located at 7940 Nicollet Ave S. |
|------|---|--|
| 3.3 | On-Sale Liquor and Sunday Liquor License - Pig Ate My Pizza at 10700 Bloomington Ferry Rd | Motion by Moua, seconded by Dallessandro to approve an On-Sale Liquor and Sunday Liquor License for Soul Brothers LLC, doing business as Pig Ate My Pizza located at 10700 Bloomington Ferry Rd. |
| 3.4 | Resolution Approving the 2026 Schedule of Fees and Charges (Appendix B). | Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-166 approving the 2026 Schedule of Fees and Charges (Appendix B). |
| 3.5 | Resolution Adopting 2026 Special Revenue Fund Budgets | Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-167 adopting 2026 Communications, Opioid Settlement, South Loop Revolving Development, Placemaking, Cemetery, DWI Forfeiture, Enhanced 911, State Drug Forfeiture, Federal DOJ Drug Forfeiture, and Federal Treasury Drug Forfeiture Special Revenue Fund Budgets. |
| 3.6 | Resolution Adopting 2026 Contractual Police Services Enterprise Fund Budget | Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-168 adopting the 2026 Contractual Police Services Enterprise Fund Budget. |
| 3.7 | Approve First Amendment to WSB Agreement for Construction Materials Testing | Motion by Moua, seconded by Dallessandro to approve the first amendment to the WSB Agreement for Construction Materials Testing. |
| 3.8 | Approval of City Council Meeting Minutes | Motion by Moua, seconded by Dallessandro to approve the city council meeting minutes as presented. |
| 3.9 | Acknowledge Street List for 2026-102 PMP Street Maintenance Project | Motion by Moua, seconded by Dallessandro to acknowledge the street list for the 2026-102 PMP Street Maintenance Project. |
| 3.10 | Resolution Authorizing City of Bloomington and Hennepin County Construction Cooperative | Motion by Moua, seconded by Dallessandro to adopt Resolution no. 2025-169, a resolution authorizing the City of Bloomington and Hennepin County Construction Cooperative Agreement for the 2025-202 Valley View Schools Safe Routes to School Project |

Agreement for the 2025-202 Valley View

Schools Safe Routes to School Project

3.11 On-Sale Wine and 3.2% Malt Liquor License - El Rancho Taqueria at 8009 34th Avenue S

Motion by Moua, seconded by Dallessandro to approve an On-Sale Wine and 3.2% Malt Liquor License for El Rancho Taqueria LLC, doing business as El Rancho Taqueria at 8009 34th Avenue S.

3.13 Authorization to Add Contingency for South Central Sanitary Sewer Capacity Improvement Project (2025-501)

Motion by Moua, seconded by Dallessandro to approve a Contract Change to City Project 2025-501 to add additional sanitary sewer replacement.

3.14 Resolution Authorizing Signing of Memorandums of Agreement and Accepting Easements for Normandale Blvd PMP Trail and Sidewalk Improvement Project (City Project 2024-110)

Motion by Moua, seconded by Dallessandro to adopt resolution no. 2025-170, a resolution authorizing signing of Memorandums of Agreement and accepting easements for the Normandale Blvd PMP Trail and Sidewalk Project (City Project 2024-110).

3.15 MOU with Metropolitan Airports Commission (BPD Chaplain Corp Services)

Motion by Moua, seconded by Dallessandro to approve a Memorandum of Understanding with the Metropolitan Airports Commission for the purpose of securing services with certified Bloomington Police Chaplains during a fatality or disaster event at the Minneapolis-St. Paul International Airport.

3.16 Approve First Amendment to SRF Consulting Group, Inc. Agreement for Right of Way Acquisition Services

Motion by Moua, seconded by Dallessandro to approve the first amendment to SRF Consulting Group, Inc. agreement for right of way acquisition services.

3.17 Approve First Amendments – 31A.2 Earthwork and 33A.2 Utilities for the Bloomington Ice Garden

Motion by Moua, seconded by Dallessandro to authorize First Amendments to the agreements with Veit & Company & St. Paul Utilities and Excavating, Inc. for the Bloomington Ice Garden Modernization Project and authorize the Mayor and City Manager to enter into the related agreements.

3.18 Resolution to Amend 2025 City Council Meeting Schedule

Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-171, a resolution amending the 2025 meeting schedule of the city council.

| 3.19 | Approval of Bryant- |
|------|----------------------------|
| | Tretbaugh Park |
| | Construction |
| | Contracts |
| | Amendments |

Motion by Moua, seconded by Dallessandro to authorize the Mayor and City Manager to execute a First Amendment to the Agreement with Park Construction and the Third Amendment to the Agreement with Peterson Companies, Inc., for the Bryant and Tretbaugh Parks Renovation Project.

3.20 Approve Third Amendment for Bloomington Ice Garden Sound System Replacement

Motion by Moua, seconded by Dallessandro to approve an amendment to the agreement Audio Video Electronics for Sound System replacement at the Bloomington Ice Garden in the amount of \$61,260.00 and to authorize Mayor and City Manager to enter into the related agreements.

3.21 Acknowledge Stanley Avenue Sidewalk Project (2026-103)

Motion by Moua, seconded by Dallessandro to acknowledge the Stanley Avenue Sidewalk Project (2026-103).

3.22 Resolution to Accept Local Public Health and Foundational Public Health Responsibilities Grant Funds from the Minnesota Department of Health

Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-172 to accept Local Public Health and Foundational Public Health Responsibilities Grant Funds from the Minnesota Department of Health.

3.23 Resolution to Accept Strong Foundations: Evidence -Based Family Home Visiting Grant Funds from the Minnesota Department of Health

Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-173 to accept Strong Foundations: Evidence-Based Family Home Visiting Grant Funds from the Minnesota Department of Health.

3.24 Resolution: Amendment to the Full-Time Non-Union Compensation Plan

Motion by Moua, seconded by Dallessandro to adopt Resolution No. 2025-174 amending the Full-Time Non-Union Compensation Plan.

3.25 Approval of Amendments to the City of Bloomington Employment Rules

Motion by Moua, seconded by Dallessandro to approve amendments to the City of Bloomington Employment Rules.

3.12 Resolutions to Adopt 2026 City Council Meeting Calendar and Update Council Meeting and Listening Session Procedures

Motion by Lowman, seconded by Moua to adopt Resolution No. 2025-175 establishing the 2026 City Council Meeting Calendar. Motion carried 6-0.

Motion by Nelson, seconded by Dallessandro to adopt Resolution No. 2025____, a resolution amending the listening session guidelines with the edit of the staff recommendation to strike out the call-in option, with audio and/or video

recording, no live broadcast, and council rules of procedure as presented. Motion failed 3-3, with Carter, Moua and Lowman in opposition.

Motion by Lowman, seconded by Dallessandro to direct staff to bring the item back to the next meeting. Motion carried 6-0.

- 4. HEARINGS,
 RESOLUTIONS, AND
 ORDINANCES
- 4.1 Resolution Awarding the Sale of General Obligation Capital Improvement Bonds, Series 2025E

Motion by Moua, seconded by Carter to adopt Resolution No. 2025-177 awarding the sale of General Obligation Capital Improvement Plan Bonds, Series 2025E, in the original aggregate principal amount of \$11,245,000; fixing their form and specifications; directing their execution and delivery; and providing for their payment. Motion carried 6-0.

4.2 Resolution Authorizing the Issuance and Sale of Tax-Exempt General Obligation CIP Bonds, Series 2026B

Motion by Dallessandro, seconded by Moua to adopt Resolution No. 2025-178 authorizing the issuance and sale of Tax-exempt General Obligation Capital Improvement Bonds in the proposed aggregate principal amount of \$28,000,000. Motion carried 6-0.

4.3 Public Hearing:
Ordinance to Increase
Wastewater Rates

Mayor Pro Tem Rivas opened the public hearing at 7:31 pm. Motion by Moua, seconded by Lowman to close the public hearing at 7:35 pm. Motion carried 6-0.

Motion by Lowman, seconded by Moua to adopt Ordinance No. 2025-22 amending Appendix A of the City Code to increase wastewater service rates as indicated in Chapter 11. Motion carried 6-0.

4.4 Public Hearing:
Ordinance Amending
Chapter 10 and
Appendix A of the City
Code to Amend Solid
Waste and Refuse
Collection Fees
Indicated in Chapter
11

Mayor Pro Tem Rivas opened the public hearing at 7:37 pm. 1 person testified. Motion by Lowman, seconded by Moua to close the public hearing at 7:41 pm. Motion carried 6-0.

Motion by Dallessandro, seconded by Lowman to adopt Ordinance No. 2025-23 amending Chapter 10 and Appendix A of the City Code to amend solid waste and refuse collection fees indicated in Chapter 11. Motion carried 4-2, with Moua and Rivas in opposition.

Motion by Dallessandro, seconded by Moua to adopt Resolution No. 2025-179, directing Summary Publication of Ordinance No. 2025-22 an ordinance amending Appendix A of the City Code to increase wastewater service rates indicated in Chapter 11, and Ordinance No. 2025-23, an ordinance amending Chapter 10 and Appendix A of the City Code to amend solid waste and refuse collection fees indicated in Chapter 11. Motion carried 6-0.

4.5 Resolution to
Establish Storm Water
Charges

Motion by Lowman, seconded by Moua to adopt Resolution 2025-180, establishing a basic system rate for the purpose of calculating storm water drainage charges pursuant to Section 16.15 of the City Code. Motion carried 6-0.

4.6 Resolution Adopting 2026 Utility Fund Budgets

Motion by Lowman, seconded by Moua to adopt Resolution 2025-181, adopting 2026 Water, Wastewater, Storm Water, and Solid Waste Enterprise Funds Budgets. Motion carried 6-0.

4.7 Public Hearing: Annual Miscellaneous Issues Ordinances

Mayor Pro Tem Rivas opened the public hearing at 8:07 pm. Motion by Lowman, seconded by Nelson to close the public hearing at 8:07 pm. Motion carried 6-0.

Motion by Dallessandro, seconded by Nelson, to adopt Ordinance Numbers 2025-24 through 2025-48, Ordinances A-O and Ordinances Q-Z as included in the meeting packet, thereby amending Chapters 6, 10, 14, 15, 17, 18, 21, 22, and Appendix A of the City Code. Motion carried 6-0.

Motion by Dallessandro, seconded by Nelson, to adopt Ordinance Numbers 2025-49, 50, 51, 52, 54, Ordinances AA-FF, excluding EE, as included in the meeting packet, thereby amending Chapter 21 and Appendix A of the City Code. Motion carried 6-0.

Motion by Dallessandro, seconded by Carter, to adopt Ordinance Number 2025-53, Ordinance EE as included in the meeting packet, thereby amending Chapter 21 and Appendix A of the City Code. Motion carried 5-1, with Lowman in opposition.

Motion by Dallessandro, seconded by Carter, to adopt Resolution Number 2025-182, a resolution authorizing summary publication of all 2025 Miscellaneous Issues Ordinances. Motion carried 6-0.

4.8 Public Hearing: Approve Feasibility Study and Order 2026101 Pavement Management Program (PMP) Street Reconstruction Project

Mayor Pro Tem Rivas opened the public hearing at 8:35 pm. 5 people testified. Motion by Lowman, seconded by Moua to close the public hearing at 8:44 pm. Motion carried 6-0.

Motion by Nelson, seconded by Lowman to extend the meeting to no later than 9:45 pm. Motion carried 6-0.

Motion by Dallessandro, seconded by Moua to adopt Resolution No. 2025-183 ordering the 2026-101 Pavement Management Program (PMP) Street Reconstruction Project Street Reference #'s 1-13. Motion carried 6-0.

4.9 Public Hearing: Parking Ramp Operation Ordinance

Mayor Pro Tem Rivas opened the public hearing at 9:08 pm. Motion by Carter, seconded by Moua to close the public hearing at 9:08 pm. Motion carried 6-0.

Motion by Dallessandro, seconded by Moua, to adopt Ordinance No. 2025-55, an ordinance to create a license requirement and licensing standards for parking ramp operation, thereby amending Chapter 14 and Appendix A of the City Code. Motion carried 6-0.

Motion by Dallessandro, seconded by Moua, to adopt Resolution No. 2025-184, a resolution directing summary publication of ordinance no. 2025-55, an ordinance to create a license requirement and licensing standards for parking ramp operation, thereby amending Chapter 14 and Appendix A of the City Code. Motion carried 6-0.

5. ORGANIZATIONAL BUSINESS

5.1 Study Item - Official Height Limits Map Review

Study item examining the City of Bloomington's Official Height Limits Map to propose adjustments to maximum building heights that reflect land use guidance and the underlying zoning. No formal motion from the Council was required at this time.

City Council Policy/Issue Updates

Mayor Pro Tem Rivas provided the night's policy and issue update.

6. ADJOURNMENT

Motion by Carter, seconded by Moua to adjourn the meeting at 9:45 pm. Motion carried 6-0.

Priyanka Rai Council Secretary

Speakers Register

ALL SPEAKERS PLEASE SIGN IN

City Council Meeting

Date: 11/17/2025

Please PRINT your name, address and/or email address, and the item you wish to speak on. Thank you.

| <u>Name</u> | Address/Email Address | Agenda Item # |
|---|---------------------------------------|---------------|
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City Council Listening Session Draft Minutes

City Council Listening Session Meeting Monday, November 24, 2025 - 5:45 p.m. **Bloomington Civic Plaza – Haeg Conference Room** 1800 W. Old Shakopee Road **Bloomington, MN 55431**

CALL TO ORDER Mayor Busse called the meeting to order at 5:45 pm and noted attendance.

Present: Mayor Tim Busse and Councilmembers Jenna Carter, Chao Moua, Lona Dallessandro,

Victor Rivas, Shawn Nelson, and Dwayne Lowman (arrived at 5:52 pm)

Staff present: City Manager Zach Walker, City Attorney Melissa Manderschied, Council

Secretary Priyanka Rai

LISTENING SESSION Teo Sivanich spoke about the use of automatic license plate readers, especially those from

Flock Safety, and possible violations of privacy and security flaws with Flock Safety devices.

Konrad Friedemann spoke about the potential for a ban on the use of gas-powered leaf

blowers within Bloomington City limits due to noise and pollution issues.

Sharon Scharf spoke about the cannabis facility under consideration at 10901 Nesbitt Avenue

South and its impact on the neighborhood.

Matthew Hallet spoke about the redevelopment of Nicollet Ave and the city's active transit

plan and sustainability.

ADJOURNMENT Motion by Lowman, seconded by Moua to adjourn. Motion carried 7-0.

The listening session adjourned at 6:11 pm.

Speakers Register

ALL SPEAKERS PLEASE SIGN IN

City Council Listening Session

| Date: | |
|-------|--|
| | |

Please PRINT your name, address and/or email address. Thank you.

| <u>Name</u> | Address/Email Address |
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City Council Regular Business Meeting Monday, November 24, 2025 - 6:30 pm Bloomington Civic Plaza - Council Chambers 1800 W. Old Shakopee Road Bloomington, MN 55431

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|----------------|----|----|-------------|----|------|
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Mayor Busse called the meeting to order at 6:30 pm and noted attendance.

Present: Mayor Tim Busse and Councilmembers Jenna Carter, Chao Moua, Dwayne Lowman, Shawn Nelson, Lona Dallessandro, and Victor Rivas All votes taken by voice vote.

Staff present: City Manager Zach Walker, City Attorney Melissa Manderschied, Chief Financial Officer Lori Economy-Scholler, Council Secretary Priyanka Rai, and other staff

PLEDGE OF ALLEGIANCE

Mayor Busse led the audience in the pledge of allegiance to the flag.

1.0 Approval of Agenda

Motion by Busse, seconded by Carter to approve the agenda as listed. Motion

carried 7-0.

2.0 INTRODUCTORY

2.1 Creative Placemaking Minnesota American Planning Association (MNAPA) Award

American Planning Association MN Chapter President Mike Palermo presented the award to Creative Placemaking. Creative Placemaking Commissioner Paul Coate provided brief remarks.

3. CONSENT BUSINESS

Councilmember **Lowman** had the consent agenda. He moved to approve items 3.1-3.6 and held 3.7 for discussion. Seconds by Moua. Motion carried 7-0.

3.1 Accounts Receivable Write-Offs

Motion by Lowman, seconded by Moua to approve the Accounts Receivable Write-Offs as presented.

3.2 Resolution Authorizing Application for and Execution of a SHSP Grant Agreement and Budget Adjustment

Motion by Lowman, seconded by Moua to approve adopt Resolution no. 2025-185, a resolution authorizing application for and execution of a grant agreement with Minnesota Department of Public Safety Homeland Security and Emergency Management Division and making related budget adjustment.

3.3 Resolution Providing Preliminary Approval to Issuance of Revenue Bonds for the Benefit of Real Estate Equities, LLC

Motion by Lowman, seconded by Moua to approve Resolution No. 2025-186 providing preliminary approval to the issuance of revenue bonds under Minnesota Statutes, Chapters 462C and 474A, as amended, for the benefit of Real Estate Equities, LLC, or an affiliate, successor, or assign, and taking other actions in connection therewith.

CITY OF BLOOMINGTON, MINNESOTA

| 3.4 | On-Sale Liquor and |
|-----|-----------------------|
| | Sunday Liquor License |
| | - Hong Kong Noodle at |
| | 815 E 78th Street |
| | |

Motion by Lowman, seconded by Moua to approve an On-Sale Liquor and Sunday Liquor License for Hong Kong Noodle Inc., doing business as Hong Kong Noodle at 815 E 78th Street.

3.5 Agreement with Graymont (WI) LLC for Quicklime for the Water Treatment Plant

Motion by Lowman, seconded by Moua to approve the Agreement with Graymont (WI) LLC for Quicklime for the Water Treatment Plant.

3.6 Resolution Approving SICK Easement Amendment

Motion by Lowman, seconded by Moua to adopt Resolution no. 2025-187, a resolution approving amendment to surface parking and driveway easement agreement from SICK PRODUCT & COMPETENCE CENTER AMERICAS, LLC.

3.7 Continue Council Meeting and Listening Session Procedures Resolution

Motion by Lowman, seconded by Moua to continue the consideration of a resolution amending the listening session guidelines and council rules of procedure to a December 2025 city council meeting.

4. HEARINGS, RESOLUTIONS, AND ORDINANCES

4.1 Public Hearing: Veterans Memorial Location Update

Mayor Busse opened the public hearing at 6:43 pm. One person testified. Motion by Moua, seconded by Dallessandro to close the public hearing at 6:45 pm. Motion carried 7-0.

Motion by Dallessandro, seconded by Moua to adopt to approve Ordinance No. 2025-56, an ordinance amending Chapter 5 of the City Code related to a memorial for veterans. Motion carried 7-0.

5. ORGANIZATIONAL BUSINESS

5.1 2026 Property Tax Levy and General Fund Budget Discussion with Public Comment Opportunity

Deputy Finance Officer Kari Carlson provided an overview of the proposed 2026 General Fund budget and tax levy. A public comment opportunity was provided, and Council direction was sought on setting the final tax levy.

City Council Policy/Issue Updates

Mayor Busse summarized the City Council Listening Session and provided the night's policy and issue update.

6. ADJOURNMENT

Motion by Rivas, seconded by Moua to adjourn the meeting at 7:56 pm. Motion carried 7-0.

Speakers Register

ALL SPEAKERS PLEASE SIGN IN

City Council Meeting

Date: 11/24/25

Please PRINT your name, address and/or email address, and the item you wish to speak on.
Thank you.

| Name | Address/Email Address | Agenda Item # |
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Request for Council Action

| Originator Legal | 1.15 Restorative Court Social Workers JPA Amendment 2 |
|--|---|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Motion by, seconded by to authorize the Mayor and City Manager to execute Amendment #2 to the joint powers agreement with Hennepin County to continue to provide social worker staff support to the Bloomington Restorative Court. | |
| Item created by: Melissa Manderschied, Legal Item presented by: Melissa Manderschied, City Attorney | |

Restorative court only exists in a few cities in Hennepin County. Bloomington's Restorative Court has been tailored to our city's historical make-up of cases. The City has been partnering with Hennepin County to provide this Restorative Court. In the latter part of 2023, the caseload began to meet or exceed the existing staff resources of one social worker, and otherwise qualified individuals were unable to utilize restorative court due to staffing limits. City and County staff worked together to bring on a second social worker. The JPA was previously amended to make the change from one to two social workers. The financial split is 60% City and 40% County, with the social workers being employees of the County. The financial source for this agreement is the general fund.

Two full-time social workers assist up to 50 individuals/defendants on the court calendar per month. The social workers facilitate connections to services and supports that improve health and law abiding behavior, including but not limited to: enrolling in cash and food benefits, applying to health insurance, connecting to mental health and substance use services, seeking shelter or housing, obtaining identification, and addressing food security or other social services needs. Individuals/defendants are assigned to Bloomington's Restorative Court at the discretion of our City's prosecutors. The social workers triage needs, conduct assessments, and connect individuals/defendants assigned to Restorative Court to health and social service resources that further the individual's functioning, optimal health, and quality of life.

Attachments:

Description:

2025-1607 - Henn Cnty JPA 2nd Amendment

AMENDMENT #2 TO JOINT POWERS AGREEMENT BETWEEN HENNEPIN COUNTY AND CITY OF BLOOMINGTON

This Joint Powers Agreement ("Agreement") is made and entered into by and between the County of Hennepin, Minnesota ("COUNTY") on behalf of its Human Services and Public Health Department ("HSPHD") and City of Bloomington on behalf of the City Attorney's Office, 1800 West Old Shakopee Road, Bloomington, Minnesota 55431, ("CITY") pursuant to the authority conferred upon them by Minn. Stat. § 471.59. The parties to this Agreement may also be referred to individually as "Party" and collectively as "Parties".

IT IS HEREBY AGREED that Agreement No. A2211212 between the above-named parties is hereby amended in accordance with the provisions set forth below.

Clause 4, CONSIDERATION, shall be amended to read:

4. CONSIDERATION

- A. CITY will pay COUNTY sixty-six thousand dollars (\$66,000) toward to cost of one full-time SSW position for the period June 1, 2022, through May 31, 2023.
- B. CITY will pay COUNTY thirty-eight thousand five hundred dollars (\$38,500) toward to cost of one full-time SSW position for the period June 1, 2023, through December 31, 2023.
- C. CITY will pay COUNTY one hundred twenty-one thousand eight hundred forty-two dollars (\$121,842) during 2024 toward to cost of one full-time SSW position for the period January 1, 2024, through December 31, 2024, and toward the cost of a second full-time SSW for the period April 1, 2024, through December 31, 2024.
- D. CITY will pay COUNTY one hundred forty-seven thousand one hundred thirty-six dollars (\$147,136) toward to cost of two full-time SSW positions for the period January 1, 2025, through December 31, 2025.
- E. CITY will pay COUNTY one hundred sixty-seven thousand five hundred fifty-four dollars (\$167,554) toward to cost of two full-time SSW positions for the period January 1, 2026, through December 31, 2026.
- F. The SSWs will be hired, solely employed, and equipped by HSPHD and participate in supervision and training by HSPHD in accordance with local, state, federal, and professional licensure requirements.
- G. HSPHD shall, within thirty (30) calendar days following the last day of each quarter, submit an invoice to CITY for one quarter of the cost of its portion of the SSW positions.

H. CITY will make payment within thirty-five (35) days from receipt of the invoice. If the invoice is incorrect, defective, or otherwise improper, CITY will notify HSPHD within ten (10) days of receiving the incorrect invoice. Upon receiving the corrected invoice from HSPHD, CITY will make payment within thirty-five (35) days.

This amendment shall be effective January 1, 2026.

Except as herein amended, the terms, conditions and provisions of said Contract No. A2211212, including prior amendments or ministerial adjustments if any, shall remain in full force and effect.

(The remainder of this page intentionally left blank.)

The Parties hereto agree to be bound by the provisions in this set forth in this Agreement.

COUNTY BOARD AUTHORIZATION

| Reviewed for COUNTY by | COUNTY OF HENNEPIN |
|---|--------------------------------|
| the County Attorney's Office: | STATE OF MINNESOTA |
| | By:Chair of Its County Board |
| Date: | Chair of Its County Board |
| | ATTEST: |
| | Deputy/Clerk of County Board |
| | Date: |
| | And: |
| | And:County Administrator |
| | Date: |
| | |
| | |
| | CITY OF BLOOMINGTON, MINNESOTA |
| Reviewed and Approved by City Attorney | |
| | R_{V} |
| Melissa J. Manderschied, City Attorney | By: Tim Busse, Mayor |
| | Date: |
| | By: |
| | Zachary Walker, City Manager |
| | Date: |



Request for Council Action

| Originator Parks and Recreation 3.16 Approval of Bryant-Tretbaugh Park Construction Contract Amendment | | |
|--|-----------------------|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 | |
| Requested Action: | | |
| Motion by, seconded by to authorize the Mayor and City Manager to execute a First Amendment to the Agreement with H+U Construction for the Bryant and Tretbaugh Parks Renovation Project in an amount not to exceed \$751,540. | | |
| Item created by: Linda Batterson, Parks and Recreation Item presented by: Renae Clark, Deputy Director Parks and Recreation | | |
| Description: | | |

City Council is requested to increase the not-to-exceed budget by \$30,000 for a new not to exceed amount of \$751,540 for Construction Management Services for the delivery of Bryant and Tretbaugh Park Renovation Projects.

H+U Construction facilitated City permit applications and plan review. For efficiency of getting the permit, H+U paid the permit fee of \$55,529 to the City and included it as a reimbursable expense in their monthly invoice. The permit fee was not included in the H+U Scope of Services but it is part of the overall project budget. Therefore, the increase in contract amount does not negatively impact the overall project budget.



Request for Council Action

| Originator Port Authority | 3.17 Resolution Regarding Support for Minnesota Forward Fund Application in Connection with Seagate Technology LLC. | |
|--|---|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 | |
| Requested Action: | | |
| | to adopt Resolution No. 2025, a resolution regarding application in connection with Seagate Technology LLC. | |
| Item created by: Allyn Thorpe, Port Au Item presented by: Holly Masek, Po | • | |
| Description: | | |
| Development (MN DEED) for the Minr from the City. The MFF program facilit attraction. The fund supports projects significant capital expenditures that en Seagate Technology provides high-qua | application to the Minnesota Department of Employment and Economic nesota Forward Fund (MFF) program which requires a resolution of support tates private investment to support business retention, expansion, and a that create and retain high-quality jobs across the state and that make inhance the state's economic competitiveness and long-term growth. Cality jobs specializing in microelectronic manufacturing which meets the solution provides the requisite City support of this application. | |
| Attachments: | | |

Resolution - MFF Application for Seagate

RESOLUTION NO. 2025 -

RESOLUTION REGARDING SUPPORT OF MINNESOTA FORWARD FUND APPLICATION IN CONNECTION WITH SEAGATE TECHNOLOGY LLC

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, the City desires to assist Seagate Technology LLC, a Delaware limited liability company with a business address of 7801 Computer Avenue, Bloomington, Minnesota 55435 ("Seagate"), a microelectronics manufacturing company, which is proposing to improve a facility in the City and train staff and purchase machinery and equipment; and

WHEREAS, the City understands that Seagate, through and with the support of the City, intends to submit or has submitted to the Minnesota Department of Employment and Economic Development an application for an award from the Minnesota Forward Fund program; and

WHEREAS, the City held a City Council meeting on December 8, 2025, to consider this request; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA that, after due consideration and based on the foregoing recitals, the City Council of the City of Bloomington, Minnesota, hereby adopts the following findings of fact related to the project proposed by Seagate and its application for an award from the Minnesota Forward Fund Program and expresses its support:

The City Council hereby finds and adopts the reasons and facts supporting the following findings of fact for the approval of the Minnesota Forward Fund program application:

- 1. Finding that the project is in the public interest because it will encourage the growth of commerce and industry, prevent the movement of current or future operations to locations outside Minnesota, result in increased employment in Minnesota, and preserve or enhance the state and local tax base: This project supports a buildout by Seagate, for its existing facility in the City of Bloomington. The projected investment in the proposed project will create quality jobs and retain Seagate in Bloomington.
- 2. Finding that the proposed project conforms to the general plan for the development or redevelopment of the City as a whole: Seagate is looking to buildout a recent building addition to its campus in Bloomington. The proposal meets the City's goals of

- diversifying the local economy and providing high quality jobs. The project is consistent with the City's comprehensive plan and zoning code.
- 3. Finding that the proposed project will afford maximum opportunity, consistent with the sound needs of the City as a whole, for the redevelopment or development of the project by private enterprise: The City strives to offer a diversified local economy, with industrial/manufacturing, office, services, and retail. Seagate will provide high quality jobs, contribute to the local tax base, and potentially serve as a catalyst for future suppliers to locate or expand within the City.

Passed and adopted this 8th day of December, 2025.

| | Mayor | |
|--------------------------|-------|--|
| Attest: | | |
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| | | |
| Secretary to the Council | | |



Request for Council Action

| Originator Public Health | 3.18 Authorize the Second Amendment to Public Health Response Sustainability Services Agreement with the City of Edina |
|--|---|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Motion by, seconded by, Health Response Sustainability Agreer | to authorize the execution of the Second Amendment to Public ment with the City of Edina. |
| Item created by: Selma Avdic, Public H Item presented by: Nick Kelley, Pu | |
| Description: | |
| Sustainability Agreement with the City | orize the execution of the Second Amendment to the Public Health Response y of Edina. The amendment adds an additional \$102,888.09 to the Funding is state dollars only. Bloomington Public Health will continue to es. |

The term will extend through June 30, 2027 and duties will be similar to those of prior years. The revenues will be coded to 160218. No budget adjustment is needed.



provide response sustainability services.

Request for Council Action

| Originator | Item |
|-------------------------------------|---|
| Public Health | 3.19 Authorize the Second Amendment to Public Health Response Sustainability Services Agreement with the City of Richfield |
| Agenda Section | Date |
| CONSENT BUSINESS | December 8, 2025 |
| Requested Action: | |
| | by to authorize the execution of the Second Amendment to Public |
| Health Response Sustainability Agre | sement with the City of Richfield. |
| Item created by: Selma Avdic, Publi | c Health |
| Item presented by: Nick Kelley, | Public Health Administrator |
| Description: | |
| · | thorize the execution of the Second Amendment to the Public Health Response |
| | City of Richfield . The amendment adds an additional \$94,834.00 to the Funding is state dollars only. Bloomington Public Health will continue to |

The term will extend through June 30, 2027 and duties will be similar to those of prior years. The revenues will be coded to 160218. No budget adjustment is needed.



Request for Council Action

| Originator Public Health | 3.20 Authorize Sixth Amendment to Local Public Health Services Agreement with the City of Edina | | | | | |
|---|--|--|--|--|--|--|
| Agenda Section CONSENT BUSINESS | December 8, 2025 | | | | | |
| Requested Action: | | | | | | |
| Motion by, seconded by _ Public Health Services Agreement with | to authorize the execution of the Sixth Amendment to Local named the City of Edina. | | | | | |
| Item created by: Selma Avdic, Public H Item presented by: Nick Kelley, Pub | | | | | | |
| Description: | | | | | | |
| Agreement with the City of Edina. Bloc | rize the execution of the Sixth Amendment to Local Public Health Services omington Public Health will continue to provide Local Public Health Services dds an additional \$459,680 of state and local tax dollars to this agreement. | | | | | |
| The term will be January 1, 2026 throu The revenues will be coded to 1602xx. | igh December 31, 2026, and duties will be similar to those of prior years. No budget adjustment is needed. | | | | | |



Request for Council Action

| Originator | Item | | | | | | |
|---------------------------------------|--|--|--|--|--|--|--|
| Police Department | 3.21 Minneapolis Joint Terrorism Task Force (JTTF) Standard MOU | | | | | | |
| Agenda Section | Date | | | | | | |
| CONSENT BUSINESS | December 8, 2025 | | | | | | |
| Requested Action: | | | | | | | |
| | by to approve a Minneapolis Joint Terrorism Task Force (JTTF) ding between the Federal Bureau of Investigation and the City of | | | | | | |
| Item created by: Emily Herman, Police | Department | | | | | | |
| Item presented by: Booker T. Hodg | ges, Chief of Police | | | | | | |
| Description: | | | | | | | |
| and it was an | | | | | | | |

The Bloomington Police Department (BPD) is requesting approval of a Minneapolis Joint Terrorism Task Force (JTTF) Standard Memorandum of Understanding (MOU) between the FBI and the city.

JTTF MOU's have been approved by the City Council as far back as 2014. The MOU's ensure that there is a robust capability to deter, defeat, and respond vigorously to terrorism in the U.S. or against any U.S. Interest. To that end, a JTTF was created to provide a vehicle to facilitate sharing FBI information with the intelligence and law enforcement communities. Subject to funding availability and legislative authorization, the FBI may reimburse the city for the cost of overtime worked by deputized, non-federal law enforcement officer(s) assigned full time to the JTTF.

This document has been reviewed by the Bloomington Police Department and Legal Department staff for approval. The MOU is available for review in the Police Administration Office.



the agreement.

Request for Council Action

| Originator | Item |
|--|--|
| Public Health | 3.22 Authorize Sixth Amendment to Local Public Health Services Agreement with the City of Richfield |
| Agenda Section | Date |
| CONSENT BUSINESS | December 8, 2025 |
| Requested Action: | |
| Motion by, seconded Public Health Services Agreement \(\) | by to authorize the execution of the Sixth Amendment to Local with the City of Richfield |
| Item created by: Selma Avdic, Publ | ic Health |
| Item presented by: Nick Kelley, | |
| Description: | |
| • | thorize the execution of the Sixth Amendment to Local Public Health Services Id. Bloomington Public Health will continue to provide Local Public Health |
| Agreement with the City of Nichile | a. Diodinington Fubile nealth will continue to provide Local Fubile nealth |

The term will be January 1, 2026 through December 31, 2026, and duties will be similar to those of prior years. The revenues will be coded to 1602xx. No budget adjustment is needed.

Services to Richfield residents. This amendment adds an additional \$355,847.00 of state and local tax dollars to



Board Agenda Item

| Originator Housing and Redevelopment Authority | 3.23 Resolution Approving the 2026 Final HRA Levy |
|--|---|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |

Requested Action:

Approving A Special Benefit Tax Levy For Year 2026 Pursuant To Minnesota Statutes, Section 469.033, Subdivision 6 By The Housing And Redevelopment Authority In And For The City Of Bloomington

Description:

The Housing and Redevelopment Authority (HRA) requests the City Council adopt the attached resolution providing consent to the HRA's 2026 levy. The requested levy amount is reduced from the maximum allowable preliminary levy which was approved by City Council Resolution on September 8, 2025.

The HRA levy authority requested is \$2,769,133, which is approximately 84% of the maximum levy and estimated to yield a cost per month for the median value home of \$4.12. This is a reduction of \$529,332 from the preliminary levy.

The HRA Board of Commissioners approved its 2026 budget and levy at its meeting on November 25, 2025.

Attachments:

CC_Resolution_Approving_2026_HRA_Final_Levy.pdf 2026 Final Budget and Levy Memo for City Council.pdf

RESOLUTION NO. 2025-

APPROVING A SPECIAL BENEFIT TAX LEVY FOR YEAR 2026 PURSUANT TO MINNESOTA STATUTES, SECTION 469.033, SUBDIVISION 6 BY THE HOUSING AND REDEVELOPMENT AUTHORITY IN AND FOR THE CITY OF BLOOMINGTON

WHEREAS, the City Council (the "Council") of the City of Bloomington, Minnesota (the "City") is the official governing body of the City; and

WHEREAS, the Housing and Redevelopment Authority in and for the City of Bloomington (the "Authority") is a housing and redevelopment authority under Minnesota Statutes, Sections 469.001 through 469.047, as amended (the "HRA Act"); and

WHEREAS, Section 469.033, subdivision 6 of the HRA Act provides that all of the territory included within the area of operation of a housing and redevelopment agency (the entire City) shall be a taxing district for the purpose of collecting special benefit taxes; and

WHEREAS, Section 469.033, subdivision 6 of the HRA Act permits the Authority to levy and collect a special benefit tax of up to 0.0185% of estimated market value of taxable property within the City, levied upon all taxable real property within the City; and

WHEREAS, the special benefit tax levy authorized by Section 469.033, subdivision 6 of the HRA Act is separate and distinct from the City's levy and is not subject to levy limits; and

WHEREAS, the Authority desires to levy a special benefit tax in the amount of \$3,298,465.00, which is equal to or lesser than 0.0185% of the estimated market value of taxable property within the City; and

WHEREAS, on November 25, 2025, the Board of Commissioners of the Authority adopted a resolution (the "Authority Resolution") approving the levy a special benefit tax in the amount of \$3,298,465.00; and

WHEREAS, pursuant to the Authority Resolution, the Authority has adopted a budget for fiscal year 2026; and

WHEREAS, the special benefit tax in an amount of \$3,298,465.00 to be used for the Authority's housing and redevelopment activities is based on the approved budget; and

WHEREAS, Section 469.033, subdivision 6 of the HRA Act requires that the amount of the special benefit tax levy be approved by the governing body of the City.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON that based upon the foregoing facts:

- 1. The Council hereby accepts the budget submitted by the Authority for fiscal year 2026.
- 2. The Council hereby approves the levy by the Authority of a special benefit tax pursuant to Section 469.033, subdivision 6 of the HRA Act in the amount equal to the lesser of a levy at a rate of 0.0185% of the estimated market value of taxable property within City or \$3,298,465.00 with respect to taxes payable in calendar year 2026.
- 3. Staff of the City and Authority are hereby authorized and directed to take all necessary and expedient steps consistent with the intent of this Resolution and as required by law.

| Passed and adopted thisth day or | f, 2025. |
|----------------------------------|----------|
| ATTEST: | Mayor |
| Secretary to the Council | |



DATE: December 2, 2025

TO: Bloomington City Council

CC: Housing and Redevelopment Authority Commissioners; Zach Walker, City

Manager; Lori Economy-Scholler, City of Bloomington Chief Financial

Officer; Kim Berggren, Community Development Director

FROM: Sarah Abe, HRA Administrator

RE: 2026 Housing and Redevelopment Authority Final Budget and Levy

Following multiple discussions on the 2026 budget, the Housing and Redevelopment Authority in and for the City of Bloomington (HRA) Board approved a final levy of \$2,769,133 at its meeting on November 25, 2025, to be considered by the Council. This is approximately 84% of the maximum levy and a reduction of \$529,332 from the preliminary amount.

City of Bloomington Mission:

Our mission is to cultivate an enduring and remarkable community where people want to be.

Housing and Redevelopment Authority (HRA) Mission:

Create a stable and inclusive community through safe and dignified housing choices.

Budget Request Summary:

The 2026 operating budget for the HRA is \$11,338,729, an increase of \$999,388 or 9.7% from the 2025 budget. The 2026 budget is structured to continue to invest in housing programs that support a variety of housing services for Bloomington residents.

Per State Statute, the HRA levy can be up to 0.0185% of market value. The maximum allowable levy in 2026 is \$3,298,465; the HRA approved levy is \$2,769,133, or 84% of the maximum. This represents a \$803,777 increase from 2025. The levy results in an estimated median-valued home tax of \$4.12 per month for Pay 2026, up from \$2.84 per month in 2025.

The HRA previously levied the maximum amount annually but the levy was reduced in 2023, 2024, and 2025 to make space to add a new Port Authority levy for the purpose of city-wide economic development.

Figure 1: 2026 High Level Budget Request

| | 2024 Actual | 2025 Budget | 2026 Budget | \$ from 2025 | % from 2025 |
|--------------------------------------|------------------|------------------|------------------|-----------------|----------------|
| Revenues | | | | | |
| Property Taxes | \$ 1,696,533 | \$ 1,965,356 | \$ 2,769,133 | \$ 803,777 | 40.90% |
| Permits and Licenses | | | | - | 0.00% |
| Intergovernmental | 7,513,684 | 7,192,058 | 7,180,142 | (11,916) | -0.17% |
| Other Revenues | 3,417,954 | 1,181,927 | 1,389,454 | 207,527 | 17.56% |
| Debt Service | (323,652) | - | - | - | 0.00% |
| Transfers from Other Funds | 1,951,150 | - | - | - | 0.00% |
| Total Revenues | 14,255,669 | 10,339,341 | 11,338,729 | 999,388 | 9.67% |
| Expenditures | | | | | |
| Salaries and Benefits | 1,523,786 | 1,975,207 | 2,003,067 | 27,860 | 1.41% |
| Materials, Supplies, & Services | 9,288,532 | 7,438,769 | 8,393,798 | 955,029 | 12.84% |
| Internal Charges | 272,443 | 372,112 | 391,864 | 19,752 | 5.31% |
| Capital Outlay | 1,078,112 | 53,253 | 50,000 | (3,253) | -6.11% |
| Transfer to Other Funds | 1,913,209 | 500,000 | 500,000 | - | 0.00% |
| Total Expenditures | \$ 14,076,082 | \$ 10,339,341 | \$ 11,338,729 | \$ 999,388 | 9.67% |
| Less Expenses Charged to Other Funds | | | | - | 0.00% |
| Net Total Expenditures | \$ 14,076,082 | \$ 10,339,341 | \$ 11,338,729 | \$ 999,388 | 9.67% |
| Revenues less Expenditures | \$ 179,587 | \$ - | \$ - | \$ 0 | 0.00% |

Figure 2: HRA Levy Request vs Actual by Year



Revenue Sources:

HRA revenue comes from a mix of sources which primarily include federal grants, local levy, rental income, loan repayments, and grants from Federal, State, and regional sources. Approximately 65% of the HRA's annual budget is federal grants from Housing Choice Voucher (HCV) and Community Development Block Grant (CDBG) program administration. In 2026, significant changes in priorities and policies at the federal level have the potential to dramatically impact the HRA budget, a key factor in the budget discussions this year.

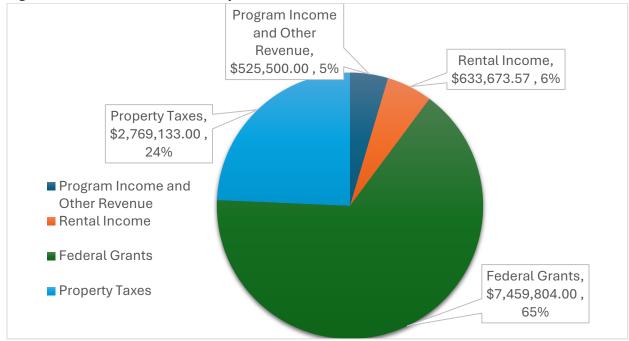


Figure 3: 2026 Revenue Summary

HRA Major Programming:

The HRA provides coordination, services, and program administration along the housing continuum in alignment with the Bloomington. Tomorrow. Together. strategic plan. In 2026, the HRA will continue to implement various strategic projects as well as core programming. Several key strategic initiatives in 2026 as well as ongoing programs are identified below.

Strategic Initiatives

- Loan management software implementation
- Bring It Home State Rental Assistance program launch
- American Rescue Plan Act (ARPA) funded partnerships
- Down Payment Assistance Program
- Capital Improvement Planning
- Local Affordable Housing Aid implementation
- Bloomington Affordable Homeownership

Ongoing core programs

- Housing Choice Voucher program (federally funded)
- Community Development Block Grant (federally funded)
- Partnership agreements
- Homelessness services coordination
- Home buyer counseling & education
- Rental Homes for Future Homebuyers
- HRA-owned property maintenance
- Affordable Housing Trust Fund
- Opportunity Housing Ordinance
- Various development projects

The HRA aims to provide various services from homelessness to homeownership that support attainable housing through all life stages and phases. The image below captures the spectrum of services and programs that the HRA offers.

Figure 4: Housing Continuum



Strategic Alignment:

Mission alignment: The City of Bloomington's mission is to cultivate an enduring and remarkable community where people want to be. The HRA's mission supports this through:

- Creating a sense of home and space
- Promoting housing stability and choice
- Building opportunities for homeownership

Bloomington. Tomorrow. Together priority alignment:

- Connected, Welcoming Community: Invests in housing options and programs that ensure all residents feel welcomed and have the opportunity to thrive.
- A Healthy Community: Expands access to quality housing that supports the health, safety, and well-being of community members.
- A Community with Equitable Economic Growth: Develops and promotes attainable housing opportunities for families across all income levels.

Cost Reductions and Efficiencies

Over the past year, staff have worked to manage programming and capital costs in order to manage growing expenses. Cost saving and performance improvement measures include:

- Bringing property management in house, which has also resulted in a much higher level of service from residents of HRA-owned homes.
- Screening recommended repairs to HRA-owned properties to ensure that they are necessary and approved by staff.
- Planning a capital improvement strategy to invest in major repairs over a longer period of time.
- Pausing on processing Rehabilitation Loans when requests exceeded the budget.

Staff have also worked to utilize other sources for funds to supplement the HRA budget. Only 24% of the 2026 HRA budget is from the levy, demonstrating the effectiveness of utilizing other sources. Examples of leveraging other dollars include:

- Local Affordable Housing Aid dollars, delegated by the City Council to the HRA to administer (\$1,478,986.21 in 2025)
- Livable Communities Development Account grants from the Met Council (\$500,000 over 3 grants awarded in 2025)
- Bring It Home dollars (\$2.6M awarded in 2025 over the next 2 years)
- CDBG COVID funding directed to HRA-owned home deferred maintenance (\$230,447)
- Seeking additional funds for property maintenance from the State's Publicly Owned Housing Program and the Federal Home Loan Bank

Priority Based Budgeting Process:

The PBB process was conducted Citywide for the first time in 2025. The goal of PBB is to evaluate programs based on cost, impact, and alignment with Bloomington. Tomorrow. Together priorities and generate ideas for cost efficiencies in programs.

Seven of the eight identified HRA programs were scored as high impact, with some programs being low and some being high in cost. The eighth program was scored as low cost and low impact. Opportunities for the future generally fell into the broad categories of technology and automation, diversifying revenue (such as reexamining fee structures), and seeking external funding sources through grants and partnerships. Below is a short summary of several key recommendations that are already being implemented and some takeaways to consider for the future.

Recommendations already being implemented

- Actively seeking Federal, State, and Regional grants. The HRA is already highly active
 in this space and very effective at leveraging outside funds with approximately 65% of
 its 2026 budget from external sources and additional revenue expected from various
 grants.
- Cross training of staff to implement Housing Choice Voucher services. The HRA is integrated with the City which supports the flow of front counter traffic, and staff across the HRA are trained to respond to customer service needs.
- Centralize development services, procurement, budgeting, onboarding, and offboarding. This is already implemented due to the HRA's position within the City's Community Development Department.

Recommendations to consider

The PBB process also included some opportunities to consider for the future. Several of these align with continuous improvement efforts currently under way.

- Regional resource sharing/coordinating. This year, the HRA and the City's Building and Inspections (B&I) team are planning to partner on Housing Choice Voucher inspections over the winter with the goal of collaborating on staff time and resources. The HRA is also considering a contract with a regional partner for future homebuyer counseling. Future considerations could include regional sharing for inspections or other services.
- Examine fee structures. In 2025 the HRA evaluated its Tax Increment Financing (TIF)
 application fee. Additional fees that could be re-evaluated are other development
 fees, single family rehab loan processing fees, or fees associated with the HRA owned
 single-family rental homes.
- Explore automation and process redesign. The HRA team will continue exploring systems and automations in 2026 to streamline processes. Some changes already under consideration are online loan repayment forms or other electronic interfaces. Overall, the PBB process generated some ideas are cost efficiencies and collaboration opportunities. This year was the first year for this system to be in place and there may be more opportunities to explore in the future.

Proposed Levy Increases:

There are several key areas that are contributing to the proposed levy increase this year.

- 1. Property maintenance (\$344,945).
 - o The HRA owns 42 homes, most of which were built in the 1960's and 1970's.
 - In 2024, the HRA invested \$1.2M in property improvements and shifted from a contracted property management team to an in-house model to better manage the needs of the aging housing stock.
 - Deferred maintenance, increased attention to preventative maintenance, capital improvement planning, and other factors have led to an increase in property expenditures.
- 2. Strategic Partnerships (\$137,000).
 - The HRA maintains a variety of local partnerships with agencies that provide housing services for Bloomington residents. These partnerships support the HRA's mission and goals by diversifying the services available to residents.
 - The levy increase corrects the budget deficit in 2025 for these programs and anticipates a greater need for partnerships to respond to housing needs.

Current Status of Federal Funding:

On November 12, the House and Senate passed a Continuing Resolution. The bill included a full year of funding for several government functions. Other areas, including the U.S. Department of Housing and Urban Development (HUD) which provides the majority of the HRA's federal dollars, were funded to the same level as Fiscal Year 2025 through January 30, 2026. After January 30 Congress will be required to pass a new budget or another Continuing Resolution to provide funding for HRA-run programs.

Fund Summary:

The HRA Budget is broken out into various funds, representing the programs and services administered by the HRA. A summary of each fund and the estimated distribution of levy dollars is outlined below. Year to year, the HRA has relied on fund balances to carry out specific strategic initiatives of the HRA, including funding new construction and preservation initiatives through the Development Fund. Levy contributions typically represent funds necessary to maintain ongoing programs of the HRA and do not result in significant contributions to maintaining or replenishing existing fund balances; this year, staff are recommending an increase to the Development Fund balance in order to be able to respond to likely federal funding reductions.

H180010 – General Administration

This fund is for the general operations of the HRA, including administrative functions and engagement. Funding for professional services related to renter and homebuyer education, as well as population-specific services and support, is included in this fund.

H280020 – Development

This fund consists of redevelopment activities led by the HRA. These levy and fund balance dollars will be spent on activities for single and two-family and missing middle redevelopment, development projects, NOAH preservation projects, and acquisition and disposition activities.

H280030 - Vouchers

This fund is for the Housing Choice Voucher (Section 8) Program. The HRA earns an administrative fee for each month a voucher is in the lease. HUD typically notifies the HRA of budget allocation in April of the budget year. Estimated housing assistance payments are included in the "Maintenance/Rent/Premiums" budget line item. Levy dollars are included for memberships, professional development, supplies, and contract services.

H280040 – CDBG Rehab

The Community Development Block Grant (CDBG) Program includes federal grant allocation and program income from previous home improvement loans. This program is offered city-wide to households at or below 80% AMI. Estimated amounts for new loans are included in the "Maintenance/Rent/Premiums" budget line item.

H280041 – Neighborhood

This fund includes the Neighborhood Rehabilitation Loan Program, Housing and Environmental Loan Program (HELP), A Brush with Kindness (ABWK), Center for Energy and Environment (CEE) Home Energy Squad air sealing and insulation programs, and funding for the biennial home fair. An estimated number of repayments of previous home improvement loans are included in revenue. Estimated amounts for new loans are included in the 'Maintenance/Rent/Premiums' budget line item.

H680120 – Assisted Rental (formerly Public Housing)

This fund reflects the revenues and expenditures for the operation of the 20 HRA scattered site rental housing units that the HRA converted from Public Housing to project-based Housing Choice Vouchers (HCV) in 2012. Project-based HCV rental income sustains the activities of the program.

H680130– Rental Homes

This fund reflects the revenues and expenditures for the operation of the 21 HRA scattered site rental housing units under the Rental Housing for Future Home Buyers Program. This program provides the household the opportunity to escrow a portion of the rent to be applied to the purchase of a home of their choice in the future; the escrow funds are not included in the budget. The budget anticipates that rents will primarily support the management and maintenance of the units subsidized by levy funds for capital improvements and insurance-related costs.

H200 – Opportunity Housing

This fund includes funding for the Affordable Housing Trust Fund (AHTF). The AHTF revolving loan fund is a financial incentive option of the Opportunity Housing Ordinance that assists in the creation and/or preservation of affordable units of housing. The annual levy contribution to this fund is \$500,000.

H411 – Bloomington Affordable Homeownership Program

New in 2026, this fund will be used to track expenses and revenue relating to the development of 27 one or two-family dwelling units.

H412 – Bring It Home

Also new in 2026, this fund will capture expenses and grant funds from MN Housing to administer the new State housing voucher program. The HRA was informed by the State it would receive \$2.6M over the next two years.

Segment 3 All
Segment 2 All
Projection Number 2026

Housing and Redevelopment Authority

| Row Labels | 2022 Actual | 2023 Actual | 2024 Actual | 2025 Budget | 2026 Budget Request | \$ Change from 2025 | % Change from 2025 |
|--|---------------|---------------|---------------|---------------|---------------------|---------------------|--------------------|
| Revenue | | | | | | | |
| 4A - PROPERTY TAXES | | | | | | | |
| 41101 - Property Taxes - Current | -2,686,457.54 | -2,687,895.84 | -1,696,533.06 | -1,965,356.00 | -2,769,133.06 | -803,777.06 | 40.90% |
| 41102 - Property Taxes - Delinquent | 0.00 | 882.85 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 41104 - Property Taxes - Tax Increment | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4A - PROPERTY TAXES Total | -2,686,457.54 | -2,687,012.99 | -1,696,533.06 | -1,965,356.00 | -2,769,133.06 | -803,777.06 | 40.90% |
| 4G - FEDERAL GRANTS | | | | | | | |
| 43101 - Federal Grants | -306,885.98 | -1,447,529.08 | -1,065,340.46 | -610,118.00 | -514,125.00 | 95,993.00 | -15.73% |
| 43102 - Federal Grants-CDBG Lead Paint | -3,000.00 | -17,700.00 | -24,645.00 | -25,000.00 | -25,000.00 | 0.00 | 0.00% |
| 43103 - Federal Grants - Vouchers | -5,229,783.00 | -5,540,101.00 | -5,740,701.00 | -5,960,855.00 | -5,951,017.00 | 9,838.00 | -0.17% |
| 43105 - Section 8 Vouchers Admin Rev | -619,585.00 | -686,607.00 | -662,095.00 | -596,085.00 | -690,000.00 | -93,915.00 | 15.76% |
| 4G - FEDERAL GRANTS Total | -6,159,253.98 | -7,691,937.08 | -7,492,781.46 | -7,192,058.00 | -7,180,142.00 | 11,916.00 | -0.17% |
| 4H - STATE GRANTS | | | | | | | |
| 43401 - State Grants | 0.00 | 0.00 | -20,900.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4H - STATE GRANTS Total | 0.00 | 0.00 | -20,900.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4I - STATE AIDS | | | | | | | |
| 43503 - HACA/Mkt Val Cr | -5.72 | -5.58 | -3.01 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4I - STATE AIDS Total | -5.72 | -5.58 | -3.01 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4J - LOCAL GRANTS | | | | | | | |
| 43701 - Local Grants - Intergov Other | -67,779.84 | -82,233.91 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4J - LOCAL GRANTS Total | -67,779.84 | -82,233.91 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4L - PROGRAM INCOME | | | | | | | |
| 44008 - Neighborhood Program | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4L - PROGRAM INCOME Total | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4U - INVESTMENT INCOME | | | | | | | |
| 46101 - Interest | -734,343.12 | -1,370,430.13 | -980,879.83 | -20,000.00 | -20,000.00 | 0.00 | 0.00% |
| 46102 - Mkt Value Adjustment Interest | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4U - INVESTMENT INCOME Total | -734,343.12 | -1,370,430.13 | -980,879.83 | -20,000.00 | -20,000.00 | 0.00 | 0.00% |
| 4V - DONATIONS/DEDICATION | | | | | | | |
| 46401 - Donations | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4V - DONATIONS/DEDICATION Total | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4W - INTERFUND TRANSFERS | | | | | | | |
| 49101 - Interfund Transfers In | -523,000.00 | -5,803,418.86 | -1,951,150.03 | 0.00 | 0.00 | 0.00 | 0.00% |
| | • | • • | | | | | |

Segment 3 All
Segment 2 All
Projection Number 2026

Housing and Redevelopment Authority

| Row Labels | 2022 Actual | 2023 Actual | 2024 Actual | 2025 Budget | 2026 Budget Request | \$ Change from 2025 | % Change from 2025 |
|---------------------------------|----------------|----------------|--------------------|----------------|---------------------|---------------------|--------------------|
| Revenue | | | | | | | |
| 4W - INTERFUND TRANSFERS Total | -523,000.00 | -5,803,418.86 | -1,951,150.03 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4X - PROCEEDS OF CAPITAL | | | | | | | |
| 49201 - Sale Real Prop | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 49202 - Sale Of Other Property | 0.00 | 0.00 | -1,225,000.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4X - PROCEEDS OF CAPITAL Total | 0.00 | 0.00 | -1,225,000.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4Y - PROCEEDS OF LT LIAB | | | | | | | |
| 49304 - Loan Proceeds | -5,551,460.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4Y - PROCEEDS OF LT LIAB Total | -5,551,460.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 4Z - OTHER REVENUE | | | | | | | |
| 49904 - Loan Svs Fees | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 49905 - Rents | -370,245.46 | -365,180.73 | -403,291.08 | -487,461.00 | -640,423.11 | 152,962.11 | 31.38% |
| 49906 - Fraud Recovery Rev | -3,334.33 | -1,940.50 | -5 <i>,</i> 866.76 | -3,000.00 | -3,000.00 | 0.00 | 0.00% |
| 49907 - Insurance Proceeds | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 49909 - Subsidized Rent Inc | -198,764.12 | -186,314.00 | -198,847.00 | -209,253.00 | -220,531.00 | -11,278.00 | 5.39% |
| 49997 - Forgivable Loan Revenue | 0.00 | -1,399,719.77 | 0.00 | -500.00 | -500.00 | 0.00 | 0.00% |
| 49999 - Other Revenue | -674,416.71 | -892,427.82 | -604,068.93 | -461,713.00 | -505,000.00 | -43,287.00 | 9.38% |
| 4Z - OTHER REVENUE Total | -1,246,760.62 | -2,845,582.82 | -1,212,073.77 | -1,161,927.00 | -1,369,454.11 | 207,527.11 | 17.86% |
| Revenue Total | -16,969,060.82 | -20,480,621.37 | -14,579,321.16 | -10,339,341.00 | -11,338,729.17 | -999,388.17 | 9.67% |
| Expense | | | | | | | |
| 5A - SALARIES & WAGES | | | | | | | |
| 5001P - FT/Regular Pay | 800,001.52 | 759,204.95 | 1,064,295.21 | 1,417,352.00 | 1,466,004.45 | 48,652.45 | 3.43% |
| 5002P - Pay Adjustmts | 4,050.00 | 0.00 | 6,580.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5003P - Addtl Pay | 0.00 | 250.00 | 3,023.07 | 0.00 | 0.00 | 0.00 | 0.00% |
| 50040 - Overtime Pay | 4,678.71 | 4,692.60 | 5,425.75 | 21,580.00 | 0.00 | -21,580.00 | -100.00% |
| 50050 - PT/Temp/Seasonal Pay | 56,425.19 | 24,544.00 | 50,227.38 | 10,000.00 | 15,000.00 | 5,000.00 | 50.00% |
| 50080 - Holiday Pay Overtime | 0.00 | 0.00 | 240.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5A - SALARIES & WAGES Total | 865,155.42 | 788,691.55 | 1,129,791.41 | 1,448,932.00 | 1,481,004.45 | 32,072.45 | 2.21% |
| 5B - BENEFITS | | | | | | | |
| 5105P - Workers Comp | 8,863.30 | 9,032.88 | 12,118.88 | 12,630.00 | 14,320.76 | 1,690.76 | 13.39% |
| 5106P - FICA/Medicare | 64,462.07 | 58,959.24 | 84,620.38 | 107,673.00 | 111,455.66 | 3,782.66 | 3.51% |
| 5107P - PERA | 63,818.73 | 57,895.05 | 79,998.25 | 106,306.00 | 109,950.88 | 3,644.88 | 3.43% |
| 5108P - City Paid Leave | 37,466.04 | 31,267.08 | 35,977.92 | 49,651.00 | 50,488.17 | 837.17 | 1.69% |
| | | | | | | | |

Segment 3 All
Segment 2 All
Projection Number 2026

Housing and Redevelopment Authority

| Row Labels | 2022 Actual 2 | 2023 Actual | 2024 Actual | 2025 Budget | 2026 Budget Request | \$ Change from 2025 | % Change from 2025 |
|--------------------------------------|---------------|--------------|--------------|--------------|---------------------|---------------------|--------------------|
| Revenue | | | | | | | |
| 51100 - Unemployment Insurance | 0.00 | 9,252.84 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5110P - MN Paid Leave | 0.00 | 0.00 | 0.00 | 0.00 | 6,347.08 | 6,347.08 | 0.00% |
| 5195P - Employee Benefits | 204,867.00 | 155,833.08 | 181,279.08 | 249,340.00 | 229,500.00 | -19,840.00 | -7.96% |
| 51990 - Other Benefits | 0.00 | 0.00 | 0.00 | 675.00 | 0.00 | -675.00 | -100.00% |
| 5B - BENEFITS Total | 379,477.14 | 322,240.17 | 393,994.51 | 526,275.00 | 522,062.55 | -4,212.45 | -0.80% |
| 5C - PROFESSIONAL SVCS | | | | | | | |
| 5201P - Audit | 25,756.70 | 24,600.00 | 20,800.00 | 30,400.00 | 31,700.00 | 1,300.00 | 4.28% |
| 52030 - Legal | 80,597.00 | 32,547.71 | 14,257.34 | 46,000.00 | 72,500.00 | 26,500.00 | 57.61% |
| 52070 - Computer Software & Design | 0.00 | 0.00 | 11,939.00 | 10,000.00 | 0.00 | -10,000.00 | -100.00% |
| 52080 - Temporary Help | 20,559.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 52100 - Lead Paint Testing | 3,000.00 | 17,700.00 | 24,645.00 | 27,000.00 | 25,000.00 | -2,000.00 | -7.41% |
| 52990 - Professional Services-Other | 128,002.34 | 58,619.12 | 65,226.62 | 131,511.00 | 154,991.00 | 23,480.00 | 17.85% |
| 5C - PROFESSIONAL SVCS Total | 257,915.04 | 133,466.83 | 136,867.96 | 244,911.00 | 284,191.00 | 39,280.00 | 16.04% |
| 5D - MAINT/RENT/PREMIUMS | | | | | | | |
| 53010 - Utility Services-Electric | 0.00 | 2,355.49 | 3,449.58 | 1,500.00 | 3,000.00 | 1,500.00 | 100.00% |
| 53020 - Utility Services-Water | 54,789.46 | 57,742.93 | 61,568.67 | 2,000.00 | 55,000.00 | 53,000.00 | 2650.00% |
| 53030 - Utility Services-Gas | 0.00 | 1,431.71 | 3,547.07 | 1,000.00 | 3,500.00 | 2,500.00 | 250.00% |
| 53040 - Utility Services-Refuse Disp | 0.00 | 1,275.00 | 3,050.00 | 1,000.00 | 1,000.00 | 0.00 | 0.00% |
| 53140 - Contract Svs-Other | 7,143.75 | 1,504,370.28 | 206,351.79 | 96,679.00 | 408,619.00 | 311,940.00 | 322.66% |
| 53210 - Maint&Repairs-Other | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 53400 - Prop Mgmt | 709,816.25 | 1,038,417.88 | 471,116.20 | 180,000.00 | 200,000.00 | 20,000.00 | 11.11% |
| 53420 - Prop Mgmt Labor | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 53430 - Prop License Fees | 5,166.00 | 5,330.00 | 5,330.00 | 10,400.00 | 10,400.00 | 0.00 | 0.00% |
| 53440 - Property Taxes | 34,494.40 | 39,467.44 | 65,292.54 | 67,000.00 | 40,000.00 | -27,000.00 | -40.30% |
| 53500 - Home Improvement | 477,253.45 | 1,358,378.59 | 1,498,378.34 | 902,130.00 | 1,296,000.00 | 393,870.00 | 43.66% |
| 53510 - Housing Assistance | 5,246,149.88 | 5,469,521.96 | 5,854,470.09 | 5,817,777.00 | 5,951,017.00 | 133,240.00 | 2.29% |
| 53520 - Port In Not Absorbed | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 53530 - Port Out Admin | 54,954.54 | 62,018.49 | 80,424.22 | 60,000.00 | 60,000.00 | 0.00 | 0.00% |
| 53600 - Small Claims Payments | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 53610 - Small Claims Expense | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5D - MAINT/RENT/PREMIUMS Total | 6,589,767.73 | 9,540,309.77 | 8,252,978.50 | 7,139,486.00 | 8,028,536.00 | 889,050.00 | 12.45% |

5E - OTHER SERVICES

Segment 3 All
Segment 2 All
Projection Number 2026

Housing and Redevelopment Authority

| Row Labels | 2022 Actual 2 | 2023 Actual | 2024 Actual | 2025 Budget | 2026 Budget Request | \$ Change from 2025 | % Change from 2025 |
|-------------------------------------|---------------|--------------|-------------|-------------|---------------------|---------------------|--------------------|
| Revenue | | | | | | | |
| 54020 - Courier Services | 198.67 | 112.43 | 0.00 | 700.00 | 500.00 | -200.00 | -28.57% |
| 54030 - Fed Ex / UPS | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 54120 - Mobile Device Service | 4,130.72 | 9,326.82 | 6,463.55 | 6,300.00 | 6,420.00 | 120.00 | 1.90% |
| 54200 - Copier Service | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 54320 - Advertising-Other | 743.75 | 1,946.90 | 5,314.10 | 1,700.00 | 11,500.00 | 9,800.00 | 576.47% |
| 54510 - Permits | 1,000.00 | 160.00 | 2,067.04 | 0.00 | 0.00 | 0.00 | 0.00% |
| 54520 - Membership Dues | -500.00 | 6,462.97 | 4,982.36 | 4,500.00 | 4,500.00 | 0.00 | 0.00% |
| 54530 - Subscriptions | 132.50 | 2,620.00 | 35,917.98 | 500.00 | 10,500.00 | 10,000.00 | 2000.00% |
| 54600 - Mileage | 121.75 | 696.85 | 186.26 | 1,000.00 | 0.00 | -1,000.00 | -100.00% |
| 54610 - Train&Ed-Local Mtgs | 0.00 | 0.00 | 0.00 | 500.00 | 0.00 | -500.00 | -100.00% |
| 54620 - Train&Ed-Lodging | 3,236.95 | 20,863.29 | 15,212.57 | 10,800.00 | 15,000.00 | 4,200.00 | 38.89% |
| 54630 - Train&Ed-Meals&Travel | 1,195.37 | 1,436.27 | 12,512.50 | 9,250.00 | 15,000.00 | 5,750.00 | 62.16% |
| 54640 - Train&Ed-Registration | 12,919.00 | 40,778.27 | 27,656.24 | 12,000.00 | 10,000.00 | -2,000.00 | -16.67% |
| 54650 - Train&Ed-Other | 0.00 | 6,000.00 | 273.79 | 0.00 | 0.00 | 0.00 | 0.00% |
| 54660 - Parking | 0.00 | 0.00 | 51.36 | 0.00 | 0.00 | 0.00 | 0.00% |
| 54990 - Other Services | 5,635,058.08 | 1,015,175.15 | 685,547.80 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5E - OTHER SERVICES Total | 5,658,236.79 | 1,105,578.95 | 796,185.55 | 47,250.00 | 73,420.00 | 26,170.00 | 55.39% |
| 5F - INTERNAL CHARGES | | | | | | | |
| 5501P - General Fund Services | 49,897.08 | 57,136.08 | 58,850.04 | 78,761.00 | 85,461.00 | 6,700.00 | 8.51% |
| 5505P - Fleet Equip Maint & Repairs | 2,791.93 | 4,562.04 | 6,891.00 | 8,269.00 | 8,332.00 | 63.00 | 0.76% |
| 5510P - Fleet Vehicle Replacement | 3,500.75 | 4,582.08 | 2,230.08 | 2,788.00 | 3,206.20 | 418.20 | 15.00% |
| 5522P - Digital Communications | 3,560.04 | 3,666.96 | 3,777.00 | 3,890.00 | 0.00 | -3,890.00 | -100.00% |
| 5523P - IT Technology Charge | 107,055.00 | 98,286.96 | 108,830.04 | 163,030.00 | 172,800.00 | 9,770.00 | 5.99% |
| 5524P - Records and Data Management | 0.00 | 0.00 | 0.00 | 9,590.00 | 9,990.00 | 400.00 | 4.17% |
| 5530P - Space & Occ - City Hall | 30,653.04 | 30,315.96 | 31,224.96 | 33,469.00 | 35,142.00 | 1,673.00 | 5.00% |
| 5550P - Mailroom | 15,487.08 | 15,795.96 | 16,113.12 | 16,596.00 | 17,094.00 | 498.00 | 3.00% |
| 5555P - Language Services | 0.00 | 0.00 | 0.00 | 1,250.00 | 1,288.00 | 38.00 | 3.04% |
| 5560P - Info Desk/IT Phones | 7,652.16 | 7,804.92 | 7,960.92 | 8,200.00 | 8,445.00 | 245.00 | 2.99% |
| 5570P - Insurance | 32,504.04 | 32,829.00 | 33,156.96 | 40,733.00 | 42,770.00 | 2,037.00 | 5.00% |
| 55800 - Internal Print Shop Charges | 5,583.53 | 3,280.82 | 1,459.05 | 2,535.97 | 4,335.97 | 1,800.00 | 70.98% |
| 55900 - Internal Graphics Charge | 1,755.00 | 2,697.50 | 1,950.00 | 3,000.00 | 3,000.00 | 0.00 | 0.00% |
| 5F - INTERNAL CHARGES Total | 260,439.65 | 260,958.28 | 272,443.17 | 372,111.97 | 391,864.17 | 19,752.20 | 5.31% |

Fund (Multiple Items)

Segment 3 All
Segment 2 All
Projection Number 2026

Housing and Redevelopment Authority

| Davidahala | 2022 Astual | 2022 Astual | 2024 Astual | 2025 Budget | 2026 Budget Bernet | ¢ Champa from 2025 | 0/ Change from 2025 |
|--|---------------|---------------|-----------------|---------------|---------------------|---------------------|---------------------|
| Row Labels | 2022 Actual 2 | 2023 Actual | 2024 Actual | 2025 Budget | 2026 Budget Request | \$ Change from 2025 | % Change from 2025 |
| Revenue | | | | | | | |
| 5G - SUPPLIES & MATERIALS | | | | | | | |
| 56010 - Office Supplies | 3,451.79 | 2,782.83 | 3 2,114.23 | 4,822.03 | 4,951.00 | 128.97 | 7 2.67% |
| 56050 - Meals & Refreshments | 370.27 | 3,835.84 | 289.83 | 3 200.00 | 0.00 | -200.00 | -100.00% |
| 56840 - Mobile Device Replacement | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 56990 - Supplies - Other | 31,267.35 | 67,811.50 | 100,096.34 | 2,100.00 | 2,700.00 | 600.00 | 28.57% |
| 5G - SUPPLIES & MATERIALS Total | 35,089.41 | 74,430.17 | 7 102,500.40 | 7,122.03 | 7,651.00 | 528.97 | 7.43% |
| 5H - CAPITAL OUTLAY | | | | | | | |
| 57010 - Capital Outlay - Land | 0.00 | 427,109.97 | 7 1,243.26 | 53,253.00 | 50,000.00 | -3,253.00 | -6.11% |
| 57020 - Capital Outlay - Bldg & Struct | 0.00 | 113,415.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 57030 - Capital Outlay - Improvements | 0.00 | 0.00 | 1,076,868.62 | 0.00 | 0.00 | 0.00 | 0.00% |
| 57070 - Capital Outlay - Other | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5H - CAPITAL OUTLAY Total | 0.00 | 540,524.97 | 7 1,078,111.88 | 53,253.00 | 50,000.00 | -3,253.00 | -6.11% |
| 5I - DEBT SERVICE | | | | | | | |
| 58010 - Principal Retirement | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00% |
| 58020 - Interest Paid | 213,114.24 | 273,028.50 | 323,651.98 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5I - DEBT SERVICE Total | 213,114.24 | 273,028.50 | 323,651.98 | 0.00 | 0.00 | 0.00 | 0.00% |
| 5K - TRANSFERS OUT | | | | | | | |
| 59020 - Interfund Transfers Out | 643,190.00 | 3,589,220.77 | 7 1,913,209.08 | 500,000.00 | 500,000.00 | 0.00 | 0.00% |
| 5K - TRANSFERS OUT Total | 643,190.00 | 3,589,220.77 | 7 1,913,209.08 | 500,000.00 | 500,000.00 | 0.00 | 0.00% |
| Expense Total | 14,902,385.42 | 16,628,449.96 | 5 14,399,734.44 | 10,339,341.00 | 11,338,729.17 | 7 999,388.17 | 7 9.67% |
| Grand Total | -2,066,675.40 | -3,852,171.41 | L -179,586.72 | 0.00 | -0.00 | -0.00 | 0.00% |



Request for Council Action

| Originator Maintenance | 3.24 Award Bid & Execute Contract for #340 Precast Concrete for New Fleet Garage Project |
|--|--|
| Agenda Section CONSENT BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| Products Company for #340 precast co | by to award bid and execute a contract with Molin Concrete concrete for the New Fleet Garage Project in the amount of \$1,433,853.00 and to authorize Mayor and City Manager to enter into the related |
| Item created by: Kalea Fischer, Mainte Item presented by: Tim Behrendt, | |
| Description: | |
| • | bid and execute a contract with Molin Concrete Products Company for #340 grage Project in the amount of \$1,433,853.00 and a 10% contingency to-exceed amount of \$1,577,238.30. |
| The following bids were received: | |
| Molin Concrete Products - \$1,433,853 | 3.00 |
| Wells Concrete Products Co. dba Well | s Concrete - \$1,680,170.00 |
| Funding is provided through account 4 | 4408-57030. |



Request for Council Action

| Originator Finance | 4.1 Public Hearing: Truth in Taxation: 2026 Property Tax Levy |
|--|---|
| Agenda Section HEARINGS, RESOLUTIONS, AND ORDINANCES | Date December 8, 2025 |

Requested Action:

Truth in Taxation public hearing

Item created by: Briana Eicheldinger, Finance Item presented by: Zach Walker, City Manager

Kari Carlson, Deputy Finance Officer

Description:

The State of Minnesota requires local governments to conduct a public hearing on the proposed tax levy for the coming year. The 2026 Property Tax Levy public hearing has been advertised for this date and time.

Final property tax levy and general fund budget resolutions will be considered at the December 15, 2025 City Council Meeting.

Attachments:

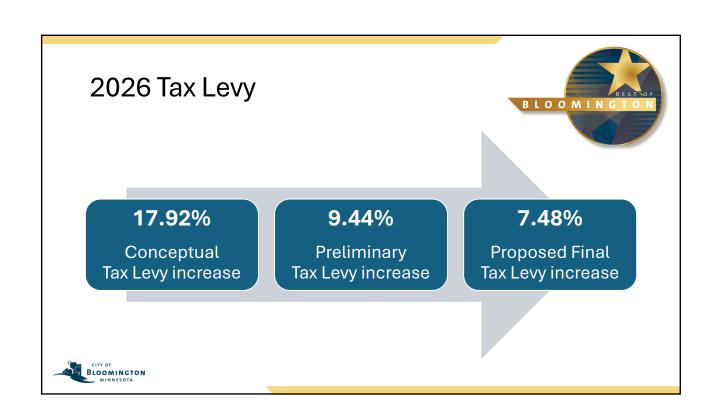
Presentation
TNT_26_Flyer
11-24-25 Budget Questions Follow-Up
Let's Talk Bloomington Comments as of 12-02-25

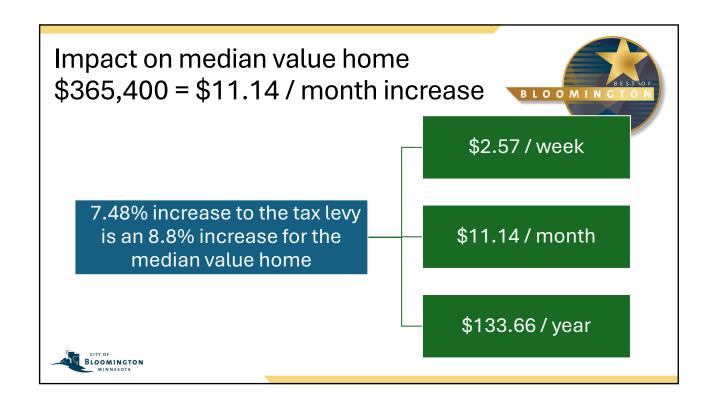


Truth in Taxation Public Hearing 2026 Tax Levy Discussion

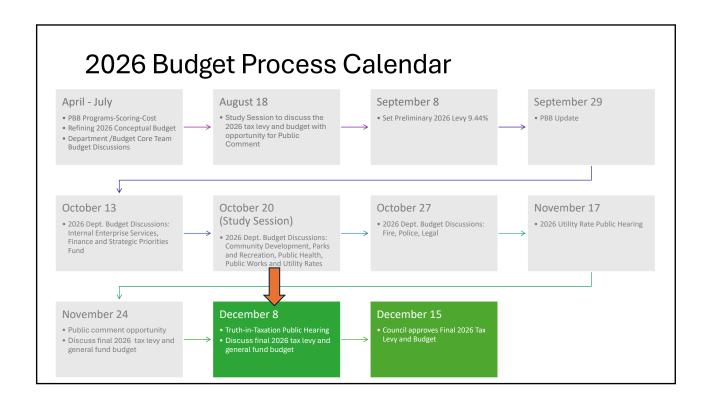
Kari Carlson, Deputy Finance Officer December 8, 2025









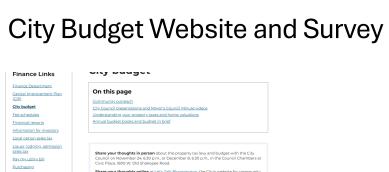


Budget Public Engagement



- National Community Survey (statistically valid) strong satisfaction with public safety and public works (water and snow removal)
- Let's Talk Bloomington budget page (19 responses)
- Phone calls and emails (13 residents)
- Public comment at Aug 18 & Nov 24 Council meetings (7 residents)
- Budget information tables at community events (260+ residents reached)







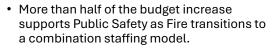
BLOOMIN











- Long-term plan grows staffing to 78 fulltime and 75 part-time firefighters and upgrades all six fire stations for full-time coverage.
- Federal SAFER grant ending in early 2026 funded 18 firefighters hired in 2023, and ARP funds added three Battalion Chiefs that is running out in 2025.
- One-time State Public Safety Aid supported additional Police positions that will be absorbed into the General Fund in 2026.







2026 Preliminary Property Tax Levy



On September 8, the City Council set the 2026 preliminary property tax levy at \$96.2 million.

- This reflected a 9.44% increase from the 2025 levy.
- This does not include the separate HRA and Port Authority levies.



2026 Preliminary – Minnesota Cities



For immediate release:

November 13, 2025

Media Contact: Ryan Brown

Preliminary Property Tax Levies for 2026

The Minnesota Department of Revenue annually releases a list of the preliminary maximum property tax levies that have been reported by local governments...

Cities - The 2026 preliminary property tax levies for cities will total approximately \$4.022 billion compared with a final levy of \$3.7 billion in 2025, an **8.7% increase**.

Budget Reductions to reduce 2026 tax levy increase to 7.48%



| Budget Reduction Lever | Reduction Amount |
|--|------------------|
| Debt Service reduction | \$453,907 |
| Paid-on-Call Firefighter expense reduction | \$350,000 |
| Fire State Aid revenue increase | \$28,000 |
| Permit Revenue increase | \$625,000 |
| Priority Based Budgeting alignment reduction | \$265,800 |
| Total | \$1,722,707 |



Comparison of 2025 Final Tax Levy to 2026 Proposed Tax Levy



| | Final 2025 Tax Levy | Proposed 2026 Tax Levy | \$ Change | % Change |
|--|---------------------------|------------------------------|-------------|----------|
| General Fund | \$76,357,500 | \$81,828,670 | \$5,471,170 | |
| Fire Pension Obligation | 1,050,000 | 1,050,000 | | |
| Forestry/Diseased Trees | 185,000 | 350,000 | 165,000 | |
| Pool | 335,000 | 335,000 | | |
| Center for the Arts | 1,500,000 | 1,500,000 | | |
| Ice Garden | 200,000 | 200,000 | | |
| Normandale Lake District Tax Abatement Capital Projects | 400,000 | 250,000 | -150,000 | |
| Debt Payments | 7,848,711 | 8,936,825 | 1,088,114 | |
| Total | \$87,876,211 | \$94,450,495 | \$6,574,284 | 7.48% |

2026 Combined Tax Levy Impact City-HRA-Port Revised from Preliminary



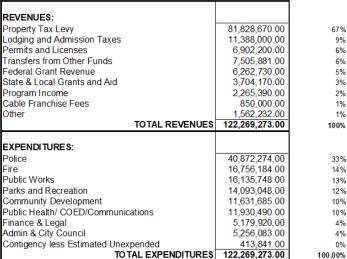
| | 2025 | 2026 | \$ Increase | % Increase |
|-------|--------------|---|--|----------------------------|
| City | \$87,876,211 | \$94,450,495 \$ 96,167,835 | \$6,574,284 \$8,291,624 | 7.48% 9.44% |
| HRA | 1,965,356 | 2,769,133 3,298,465 | 803,777 1,333,109 | 40.90% 67.83% |
| Port | 2,500,000 | 2,900,000 | 400,000 | 16.00% |
| Total | \$92,341,567 | \$100,119,628 \$102,366,300 | \$7,778,061 \$10,024,733 | 8.42% 10.86% |



BLOOMINGTON

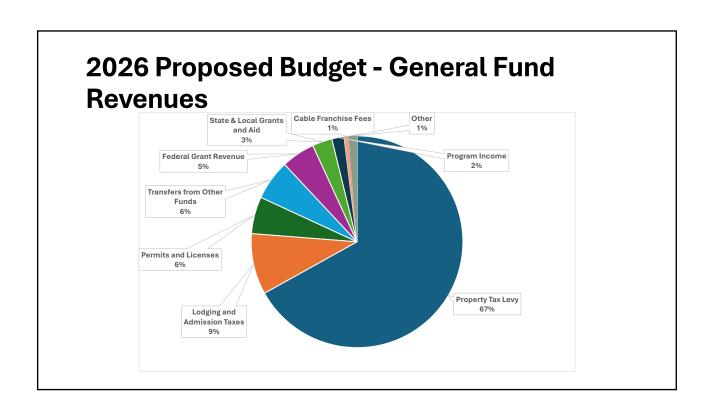
MINNESOTA

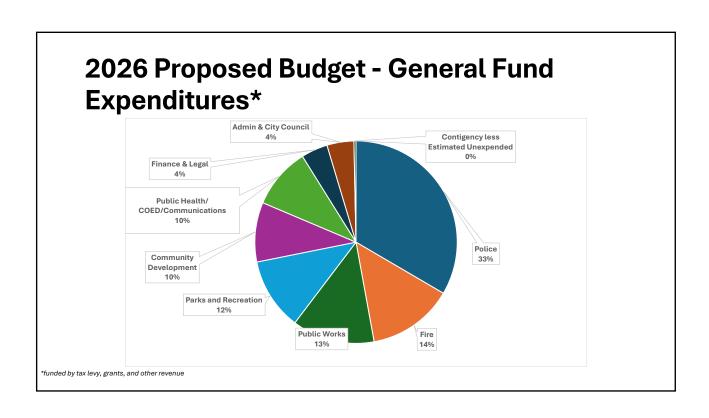
| City of Bloomington | |
|------------------------------|--------|
| General Fund 2026 Proposed E | 3udget |
| | |





118₇





State of Minnesota Property Tax Refund (Form M1PR)



Minnesota homeowners and renters may qualify for a Property Tax Refund.

For more information-

Minnesota Department of Revenue:

https://www.revenue.state.mn.us/ property-tax-refund 651-296-3781 or 1-800-652-9094

State of Minnesota Property Tax Refund (Form M1PR)

Two types available:

- 1. Regular Property Tax Refund
 - Compares property taxes versus your total household income
 - Renter income less than \$73,270;
 Homeowner less than \$139,320
- 2. Special Property Tax Refund
 - Increase in taxes beyond State set level
 - Increase of 12% from previous year and at least \$100 increase.
- Due date is August 15 but you may file up to one year after the due date
- You must homestead the property to qualify for refund
- Renters: Beginning with tax year 2024, renters no longer need to file M1PR. The credit will be added to the income tax return.



Senior Deferral Property Tax Program

- BLOOMINGTON
- Caps property taxes a resident pays each year at 3% of previous year's income.
- Person must be 65 or older, if they are married, their spouse must be 62 or older.
- Household income needs to be less than \$96,000.
- Must have lived in home for the last 5 or more years.
- Must have homesteaded home for the last 5 or more years.
- When home is sold deferral is voluntarily cancelled, loan must be repaid with interest.
 The interest rate varies but does not exceed 5%.

Additional conditions also apply - The City Assessors office is available to help residents who have questions about this program.





Public Hearing



2026 PRELIMINARY TAX LEVY AND BUDGET





loomington City Council will hold a public hearing on Monday, December 8 at 6:30 p.m., to gather input on the City's proposed 2026 tax levy and budget. The hearing will take place in the City Council Chambers at Bloomington Civic Plaza, 1800 W. Old Shakopee Road. For details on how to participate, visit blm.mn/cc-1208 or call 952-563-8790.

On September 8, the City Council set the 2026 preliminary property tax levy at \$96.2 million, a 9.44% increase from the 2025 levy. This amount does not include the separate Port Authority and HRA levies.

OUR MISSION

BLOOMINGTON.

tomorrow. together.

OUR MISSION IS TO CULTIVATE AN ENDURING AND REMARKABLE COMMUNITY WHERE PEOPLE WANT TO BE.

The 2026 proposed budget aligns with the mission and strategic priorities of the community-based strategic plan.



A connected, welcoming community



A healthy community



A community with equitable economic growth

INVESTING IN OUR PRIORITIES



INCORPORATING PRIORITY-BASED BUDGETING

As part of the 2026 budget process, Bloomington is incorporating Priority-Based Budgeting (PBB) to help connect resources to community priorities.

PBB provides another way to:

- Review City programs and services based on the value they provide.
- Align resources with the community-based strategic plan, Bloomington. Tomorrow. Together.
- Increase transparency and accountability.
- Use data to help guide decisions.

PBB adds to the City's regular budget process by offering a clearer picture of where resources are going and supporting conversations about priorities.

FIRE DEPARTMENT LONG-TERM STRATEGY

More than half, 53%, of the proposed budget increase is dedicated to police and fire operations. As Bloomington grows and public safety needs increase, the Fire Department is transitioning to a combination full-time and part-time staffing model to ensure reliable emergency response throughout the community.

Long-term goals

- Staff six fire stations with four firefighters, including a paramedic, so the first unit arrives within 7 minutes, 30 seconds at least 90% of the time.
- Grow from 46 to 78 full-time firefighters, plus 75 part-time firefighters, along with added prevention and command staff.
- Update all six fire stations to support full-time staffing. Two are complete; the rest are scheduled for upgrade through 2033.

Until we reach these goals, each year's levy, including 2026, will



have funding for firefighter staffing and fire station upgrades. These investments help ensure Bloomington residents continue to receive timely emergency response when it's needed most.

El consejo municipal de la cuidad de Bloomington convocará una audiencia pública para escuchar de usted sobre la propuesta de recaudación de impuestos y el presupuesto de la cuidad para el año 2026, el día lunes, 8 de diciembre a las 6:30 p.m. Para más información en español, por favor visite la página de la red del internet blm.mn/property-tax

Dawlada Hoose ee Bloomington waxay qaban doontaa kulan lagu dhegeysanayo dadwaynaha Isniinta, Diisambar 8 markay tahay saacada 6:30 fiidnimo si lagaaga dhegaysto adiga arrinta ku saabsan cashuur saarida iyo miisaaniyada Magaalada 2026 ee la soo jeediyay. Wixii macluu- maad dheeraad ah ee ku qoran Af Soomaali, fadlan booqo blm.mn/property-tax From: Walker, Zach

Cc: Eicheldinger, Briana; Economy-Scholler, Lori; Carlson, Kari; Hedin, Kathy; Tolzmann, Elizabeth

Subject: 11/24/25 Budget Follow Up

Date: Tuesday, December 2, 2025 9:50:46 PM

Attachments: <u>image001.png</u>

Mayor and City Council,

Good evening. At the November 24th Regular Meeting, the City Council asked several questions/information requests about the proposed budget following the public comment period. City staff made note of these questions, and below are follow-up responses to the Council's questions from that meeting:

HRA Properties

- The HRA owns and operates 41 single-family rental properties.
- These homes are city-owned and used for a housing program, so they are exempt from regular property taxes.
- Minnesota law requires a PILOT (Payment in Lieu of Taxes) when government property is used in this way.
- Instead of paying property taxes based on market value, the City must pay the County an amount equal to 5 percent of the rent collected from these homes.
- This 5 percent PILOT replaces the property taxes that would otherwise be paid if the homes were privately owned.
- The PILOT paid in 2024 was approximately \$28,000.
- Tenants pay monthly rent and utilities, which contribute toward maintenance and operating costs.
- The HRA also receives federal funding from HUD through Housing Assistance Payments (HAP) under the Housing Choice Voucher program.
- Most operating expenses for these properties are covered by tenant rent and HUD subsidies.

Local Government Aid (LGA)

- State program that helps cities fund basic services without relying only on property taxes.
- Formula compares each city's "revenue need" with its ability to raise revenue (tax base).
- Bloomington's strong commercial and residential tax base means we do not receive LGA.
- 2025 LGA for largest MN cities:

Minneapolis: \$81.8M

St. Paul: \$82.0MDuluth: \$35.3MRochester: \$5.0MBloomington: \$0

LGA Formula for Cities With Population 10,000 or More:

• Base Need % based on Population (Population: Annual population estimate from the

Minnesota State Demographic Center or U.S. Census.)

- Pre-1940 Housing (Percent of all housing units built before 1940 (American Community Survey)
- Household Poverty Factor (Percentage of households with income below the federal poverty level)
- Jobs Per Capita Factor (Total jobs located in the city divided by the city's population; source is DEED's Quarterly Census of Employment and Wages)
- Road Needs Factor (Lane miles of city streets × Average traffic counts)

MOA Impact Data - 2024

• Property taxes: \$5.7 million

• Lodging tax (3 percent General Fund portion): \$2.98 million

Admission taxes: \$1.96 million

• Total: \$10.6 million which is roughly 11% of the General Fund budget.

Link to Video "Understanding your property taxes and home valuation notices"

Bloomington's deputy finance officer and city assessor help you understand two important documents that arrive in mailboxes in March: your property tax statement and home valuation notice.

Please let me know what additional information you may need. Thank you.



Zach Walker

City Manager

Phone: 952-563-8784 | **Email:** zwalker@bloomingtonmn.gov 1800 West Old Shakopee Road, Bloomington, MN 55431 Context | Developer | Empathy | Positivity | Adaptability

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Report generated at: 2025-12-02 by Briana Eicheldinger Project: 2026 City Budget GuestBook: Comments through 2025-12-02

| # | Posted at | Contribution |
|---|-----------|---|
| 1 | 18-Aug-25 | I would like the city to expand the public works budget so they can add more biking infrastructure into Bloomington's cycling network. The city currently adds biking infrastructure through reconstruction efforts like the PMP Program, but I think we can be more ambitious, and really take advantage of our construction season, and make this a city where residents can walk, bike, an use public transit just as much as they can use personal vehicles. |
| 2 | 28-Aug-25 | I agree with the person who stated that expanding bike (and pedestrian and transit) infrastructure should be a priority in the 2026 budget. This closely aligns with Bloomington's strategic plan goal of cultivating an enduring, remarkable community where people want to be, as well as comprehensive plan Transportation strategies 1.6, 3.1, and 4.2. This should be done not only through regular PMP projects, but also by boosting capital bikeway projects like the I-35W and Xerxes bikeways, and increasing local match for projects like Nicollet, Portland, and 494 to enhance bike infrastructure on those projects as well. |
| 3 | 29-Aug-25 | Make cycling and pedestrian friendly routes to school/work/shopping/recreation a priority! We are facing an environmental crisis and having alt transportation options in place now will help. |
| | | I don't think the city should be funding the Hatch Bloomington \$100,000 prize or covering the administrative costs of this program. Taxpayer money should not be used to give ONE business an of the \$100,000 prize money. I haven't seen any evidence that the return on this investment to the city, from the winning business, justifies this expenditure of taxpayer dollars. As I understand it, Bloomington funds a large majority of the prize money, I believe over 80% of the \$100,000 (I believe some small amount comes from the Port of Bloomington, but that's still a government org of Bloomington). As an aside, Bloomington needs to be MORE transparent of how this prize is funded - I ve looked and found it difficult to find clear, precise information online, |
| 4 | 1-Sep-25 | but I'm certain Bloomington is funding the majority of the prize. (Suggestion: Place this information on the Hatch Bloomington page, clearly and transparently.) There's also a not insignificant administrative cost to this program, and as I understand it, Bloomington pays all those costs. |
| | | This expenditure is one of the first that should be on the chopping block as Bloomington looks for ways to reduce expenditures. It's a risky investment (many new businesses fail) and unlikely that overall, Bloomington will recoup the costs through revenues Bloomington receives from the winning business. In fact, the winning business, if it succeeds over time, likely would have succeeded without the prize money. One suggestion: the money could be redirected to cover some of the costs for snowplowing of sidewalks. |
| | | If private money can be secured to fund the prize, that's fine. |
| 5 | 3-Sep-25 | I would like the city to set money aside for a full time Accessibility staff person. Having an ADA coordinator is fantastic and very very needed, but I think having someone whose job it is to consult with city departments about their projects and events as well as work to build lasting relationships with disabled residents can help create a more inclusive city and bridge gaps where they may be occurring (especially with agencies running group homes in the city). This position would greatly improve quality of life for seniors as well! |
| | | It's important that the city keep investing in ADA transition plans for right of way, parks, and buildings. The work being done ot make every park at the very least accessible is so important and it should continue. |
| 6 | 9-Sep-25 | When funding sources are shrinking or disappearing our budget needs to reflect that. It appears there has been an attempt to do that but there is still a significant increase of over 9%, some of which can't be avoided. However, that can also happen when the city supports "interests" that are not a benefit to the whole community and that area then continues to expect funding in the future. Special interests (other than ADA, required) might need to come up with their own creative funding. If it does not benefit the entire population don't put it in the budget, keep to strict city function support and development. I know there are positives about many interests but when funds are tight draw the line. |
| 7 | 9-Sep-25 | Bloomington briefing announcing this feedback process was received today 9/9 one day after the levy was set on 9/8. That tells me feedback isn't valued. Nevertheless, I agree with the comments that when tax base is tightening so does the belt need tightening on city expenses, and elective interest programs need to be scrutinized. |
| 8 | 10-Sep-25 | I am grateful for the robust community services. However, I would urge the counsel to please be extremely mindful to reduce non-essential spending as the property tax increases we have recently experienced are unsustainable. I know the city is under financial pressures, but so are the residents. Please do not assume that we can continue to pay more and more each year |
| | | I don't think the city should even be contemplating spending many millions to put in a dedicated bus lane on American Boulevard, or contemplating reducing NON-BUS traffic lanes to ONE in each direction. All this will do is push more traffic into residential neighborhoods as traffic on American Boulevard gets backed up due to just ONE lane of traffic for them. On top of that, American Boulevard was constructed only about 20 years ago, The road surface is in very good condition. Finally, there aren't enough buses along American Blvd to justify a dedicated bus lane and there never will be enough bus riders to justify it. East of 12th (most buses), there is max 12-13 buses per hour. West of Lyndale, there is max of 7 buses per hour in the stretch from Lyndale to Penn; and a max of 3 buses per hour in the stretch west of Penn. From Portland to Penn, there is a max of 8-9 buses an hour. That the city is even contemplating a dedicated bus line along American Blvd is quite frankly, an example of all that is WRONG in the city. The city council and various advisory committees have little respect for taxpayers if their plans including spending millions to reconstruct a road that is in perfectly good shape, and creating a dedicated bus line which will have at most 13 buses per hour traveling on the eastern most stretch of it - that is a ma of ONE BUS every 4.5 MINUTES. Reconstructing a perfectly good concrete road is also BAD FOR THE ENVIRONMENT. |
| 9 | 12-Sep-25 | Bloomington City Council needs to be much more cautious about spending taxpayer money, and stop increasing the property tax levy and stop increasing/imposing fees in other ways such as the franchise fee. With shifting the fire department from a volunteer to a paid department, this will start to cost taxpayers a lot more money. Over the last few years, grants have paid for some those costs, but those grants are not guaranteed into the future. Fire department employees will have to be paid, regardless of whether grants are available, and taxpayers will be on the hook f that. These salaries are obligatory if residents want a fire department (now that the volunteer model is no longer with us), and will undoubtedly cause the city to further raise the property tax lev With this in mind, the city council and mayor needs to be taking steps to cut unnecessary expenses at the city, NOT spending millions on reconstructing a perfectly fine 20 year old road. The promoters say this will lead people to take the bus more, but quite frankly, it won't to any significant degree. Few people go ONLY from point A to point B without stops in between, without taki their kids with them, without needing to haul things like groceries. If you have to do just ONE of those things, taking the bus simply becomes a huge exhausting hassle, compared to driving a car (and, you can consolidate trips to cut down on miles driven and improve your carbon footprint - the city should be promoting trip consolidation). It becomes even more of a hassle in the winter during hot humid days. |
| | | The city council acts like a kid in a candy shop, spending money unnecessarily (and in the case of American Boulevard, wastefully), and in ways that don't benefit the city as a whole. That need to stop. |

| How many years do we have to stomach a 9% increase in property taxes. There is still so much wasteful spending in Bloomington. I own 2 homes. My taxes in Cape Coral Florida have DECREASED by 5% the last two years. It's absolutely disgusting. 11 19-Nov-25 12 20-Nov-25 Stop spending money, we can't afford your budgets! I am a big fan of native plants and prairie restoration (example: The restored prairie off James Ave South and W 92nd Street). Putting effort into turning unused grassy spots into smalls fie native plants can save on mowing, insecticides, and help declining populations of bumblebees, monarchs, and other important insects that we need to survive. I will also never say no to more robust bike infrastructure! I have lived in West Bloomington for the past 25 years. When I first moved to the area taxes were reasonable and the area I lived in had numerous shops, restaurants and businesses, how the majority of these have closed or moved out of Bloomington. Revitalization has occurred in other parts of Bloomington, but not this portion. Large amounts of money were spent on revolution from the past 25 years. When I first moved to the area taxes were reasonable and the area I lived in had numerous shops, restaurants and businesses, how the majority of these have closed or moved out of Bloomington. Revitalization has occurred in other parts of Bloomington, but not this portion. Large amounts of money were spent on revolution from the past of the past 25 years. When I first bowelf the past 25 years are proproximately \$300 more per month in taxes than when I first bought my home 13 years ago. I have a good to career with a good salary yet feel I have less disposable income now than ever. Every year Bloomington taxes and levy's continue to climb yet wages and COLA's don't come close to come the increase. This creates a hardship for home owners - especially for people on a fixed income. Taxes and levies cannot continue climbing at the current pace or homeowners will be for leave their homes. Homeowners are t |
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| 15 22-Nov-25 |
| our street at 45 miles an hour. They are not an E bike but tend to ride on shoulder of the road. When I had called to ask for speeding enforcement, traffic enforcement is very is short on of |
| |
| we could get some officers, whose only job is traffic enforcement, that would be a good use of our property tax money. Neighborhood inspections once a year for violations |
| Hello! These questions are directed to Kari Carlson. |
| Kari, please reply to my questions below: |
| |
| 1) What is the amount budgeted for DEI in 2026 and how does it compare to 2025? |
| 16 23-Nov-25 2) What is the FTE increases or decreases planned for 2026 (excluding Fire an Police)? |
| 3) Are there any material planned revenue increases or planned expense reductions factored into the 2026 budget? |
| 4) Regarding Community engagement, why did you select Juneteenth and Pride day as there were less than 100 participants? Will you do this next year? |
| 5) The merit increases are set at 3.25%, correct? Whatever the number how does this compare to other local MN city's? Also, are promotions taken from this pool as well? 6) As evidenced at the State level, there is massive fraud what safeguards exist at the city level? |
| 17 24-Nov-25 Stop spending and cut tax. 14% increase. Ridiculous. So much for family friendly. But hey buildings are getting refaced. |
| I have listened to the council meeting on the budget and Still wonder how a city who sends out news emails with out of date information need so MUCH more money than the percentage |
| CPI. Bloomington has never been able to live within the budget increases at the same level of the CPI. I can see that the HRA portion of the increase is a very high percent increase. Bloomington has never been able to live within the budget increases at the same level of the CPI. I can see that the HRA portion of the increase is a very high percent increase. Bloomington has never been able to live within the budget increases at the same level of the CPI. I can see that the HRA portion of the increase is a very high percent increase. |
| talks about the cost of buying a house. It is getting to be the property tax is a very large part of that increasing cost of buying. And for those that have a house for a few years the property tax is a very large part of that increasing cost of buying. |
| greater than the mortrage and insurance and utilities. You are like a Ouroboros. |
| I'm a Bloomington homeowner, and our city property tax levies have clearly drifted into a zone that is not sustainable for ordinary families. |
| Since I bought my home in 2021, my total property tax has gone from about \$5,247 to a proposed \$6,785 for 2026. That is a roughly 30% increase in five years, or more than 5% per year |
| average. My mortgage is fixed; the only reason my payment keeps jumping is escalating taxes. |
| declared in the gold of mode, the only reason my payment weeps jumping to conducting taxon. |
| For 2026, the City's own presentation shows a 9.44% increase in the tax levy, which staff say translates into about a 10.87% increase for the median-value home, or \$165.81 more per y |
| for the city portion. Even after staff reductions, you're still talking about a proposed 7.48% final levy increase at a time when inflation has cooled, and many residents' wages are not rising |
| anywhere near that pace. |
| |
| 19 30-Nov-25 We keep hearing about "reductions" from a conceptual 17.9% levy down to 9.44% and then 7.48%, but that's just cutting back from unthinkable to merely very high. There is no clear pla |
| |
| bring annual levy increases back down to something close to real inflation; instead, it feels like 5–10% hikes are being normalized as the new baseline. |
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Attachments:

Request for Council Action

| Originator Finance | Item 4.2 Public Hearing: 2026-2035 Capital Improvement Plan (CIP) Approval |
|--|---|
| Agenda Section HEARINGS, RESOLUTIONS, AND ORDINANCES | Date December 8, 2025 |
| Requested Action: | |
| | to adopt Resolution 2025 approving the City of an, 2026-2035, and providing preliminary approval to the issuance of |
| Item created by: Briana Eicheldinger, F Item presented by: Lori Economy-S | |
| Description: | |
| A copy of the proposed 2026-2035 Cap 2026-2035 Capital Improvement Plan (| oital Improvement Plan (CIP) is available on the City's website: (CIP) Final Draft |
| Capital Improvement Plan 2026-2035 | Status: |
| The Planning Commission reviewed th 2026-2035 CIP is in conformance with | e Draft CIP and passed a resolution on November 6, 2025 stating that the the Comprehensive Plan. |
| The following projects were revised sir | nce the first draft was presented to Council in October: |
| Normandale Lake District – rem improvement (ST-26-003) | oval of pedestrian bridge (ST-19-013) and addition of new intersection |
| 2. North Central Sanitary Sewer co | ost estimate increase from \$25.6m to \$29m (SW-25-018) |
| The Council is requested to hold a pub | lic hearing on the document and then approve it. |

Presentation PC Resolution 2025-4 Resolution



2026-2035 Capital Improvement Plan Final Draft

December 8, 2025 Lori Economy-Scholler, CFO



OUR MISSION

OUR MISSION IS TO CULTIVATE AN ENDURING AND REMARKABLE COMMUNITY WHERE PEOPLE WANT TO BE.



A connected, welcoming community



A healthy community



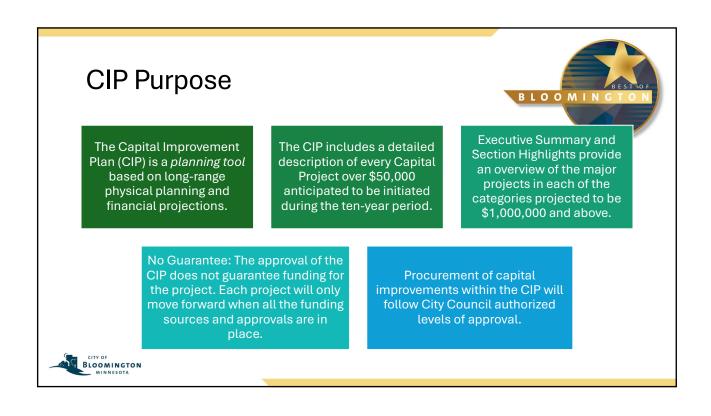
A community with equitable economic growth

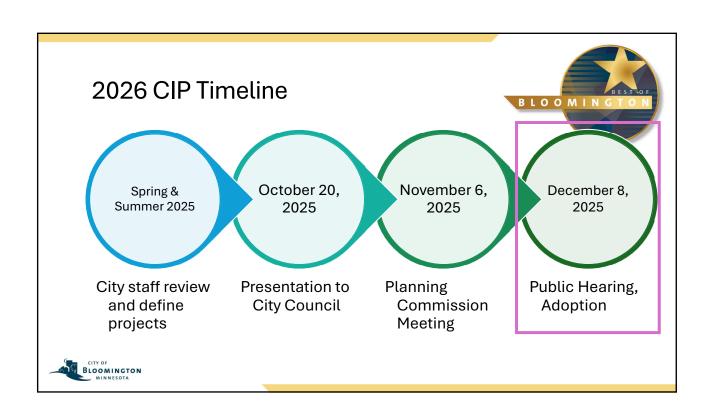
Agenda 1 Purpose & Timeline 2 Updates and Summaries 3 Public Hearing



Purpose and Timeline









Updates and Summaries

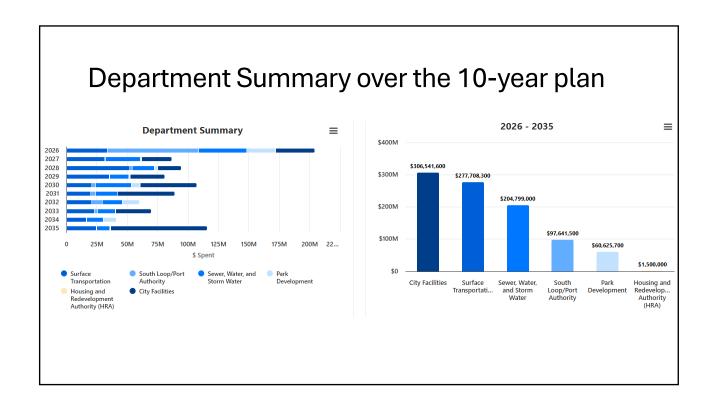


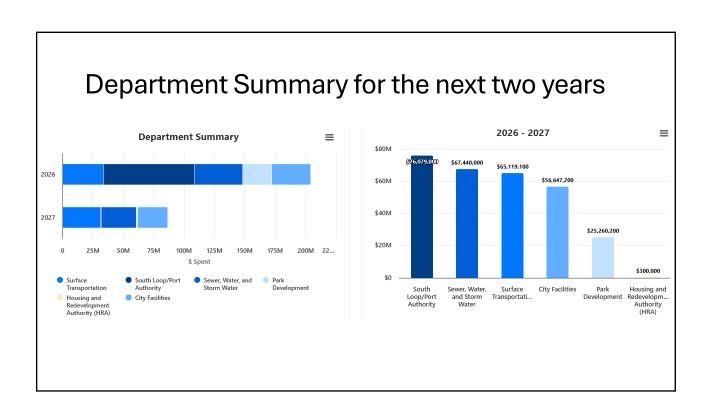
Updates since the October draft



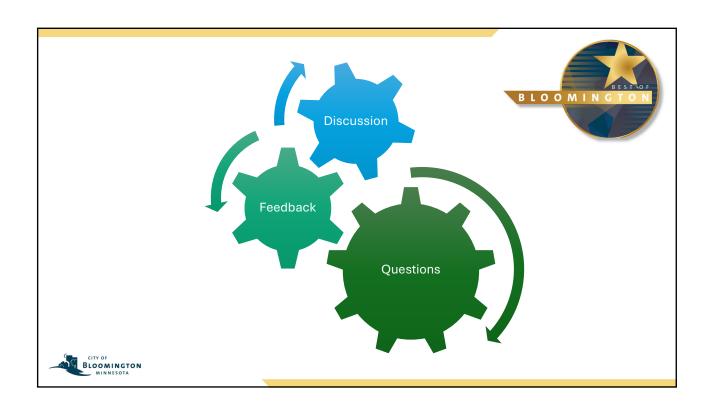
- 1. Normandale Lake District
 - removal of pedestrian bridge (ST-19-013)
 - addition of new intersection improvement (ST-26-003)
- 2. North Central Sanitary Sewer
 - cost estimate increase from \$25.6m to \$29m (SW-25-018)













Public Hearing



Motion



Motion by ____, seconded by ____ to adopt Resolution 2025-___ approving the City of Bloomington's Capital Improvement Plan, 2026-2035, and providing preliminary approval to the issuance of General Obligation Bonds thereunder.



STATE OF MINNESOTA

COUNTY OF HENNEPIN

CITY OF BLOOMINGTON

The undersigned duly qualified and acting City Clerk of the City of Bloomington hereby certifies that attached hereto is a true and correct copy of the original Resolution No. 2025-4, A Resolution Finding the City of Bloomington Combined 10-Year Capital Improvement Plan 2026-2035 (CIP) in Compliance with the Bloomington Comprehensive Plan. Resolution No. 2025-4 was duly passed by the Planning Commission of the City of Bloomington on November 6, 2025. This is on file in the Office of the City Clerk of the City of Bloomington, Minnesota.

Matt Brillhart, Deputy City Clerk

Dated this 7th day of November, 2025.

PLANNING COMMISSION RESOLUTION NO. 2025-

A RESOLUTION FINDING THE CITY OF BLOOMINGTON COMBINED 10-YEAR CAPITAL IMPROVEMENT PLAN 2026-2035 (CIP) IN COMPLIANCE WITH THE BLOOMINGTON COMPREHENSIVE PLAN

WHEREAS, the Bloomington Planning Commission serves as the planning agency of the City of Bloomington, Minnesota; and

WHEREAS, the Bloomington Comprehensive Plan was adopted on August 5, 2019, pursuant to the requirements of Minnesota Statutes, Sections §473.864 and 462.355, and received approval of the Metropolitan Council pursuant to applicable law; and

WHEREAS, the Finance Department for the City of Bloomington has prepared and distributed the City's Combined 10-Year Capital Improvement Plan 2026-2035 ("CIP") for review; and

WHEREAS, the Bloomington Planning Commission is required by Minnesota Statute §462.356 to review the CIP to determine compliance with the Bloomington Comprehensive Plan; and

WHEREAS, the Bloomington Planning Commission must report its findings in writing to the City Council as to whether the proposed improvements within the CIP comply with the Bloomington Comprehensive Plan; and

WHEREAS, the Bloomington Planning Commission, at its regular meeting of November 6, 2025, reviewed the CIP and considered the report of City staff, and finds the CIP complies with the Bloomington Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF BLOOMINGTON, that the Combined 10-Year Capital Improvement Plan 2026-2035 is in compliance with the Bloomington Comprehensive Plan.

Passed and adopted this 6th day of November, 2025.

Planning Commission Chair

Date

11.6.7025

11.6,25

ATTEST:

Secretary to the Planning Commission

Date

RESOLUTION NO. 2025-

APPROVING THE CITY OF BLOOMINGTON'S CAPITAL IMPROVEMENT PLAN, 2026-2035, AND PROVIDING PRELIMINARY APPROVAL TO THE ISSUANCE OF GENERAL OBLIGATION BONDS THEREUNDER

WHEREAS, the City of Bloomington, Minnesota (the "City") is authorized by Minnesota Statutes, Section 475.521, as amended (the "Act"), to adopt a capital improvement plan and carry out programs for the financing of capital improvements; and

WHEREAS, the City has prepared the Combined Ten-Year Capital Improvement Plan, 2026-2035 (the "Capital Improvement Plan"); and

WHEREAS, on the date hereof, the City Council of the City (the "Council") conducted a duly noticed public hearing regarding the adoption of the Capital Improvement Plan pursuant to the requirements of the Act and the issuance of one or more series of general obligation bonds thereunder (the "Bonds") in a maximum principal amount of \$221,666,000, plus any premium received, to finance various capital improvements, including but not limited to the construction of improvements to fire stations in the City, the construction of a new equipment maintenance garage, and a new police department building; and

WHEREAS, in considering the Capital Improvement Plan, the Council has considered for each project and for the overall Capital Improvement Plan:

- the condition of the City's existing infrastructure, including the projected need for repair and replacement;
- 2. the likely demand for the improvement;
- 3. the estimated cost of the improvement;
- 4. the available public resources;
- 5. the level of overlapping debt in the City;

6. the relative benefits and costs of alternative uses of the funds;

7. operating costs of the proposed improvements; and

8. alternatives for providing services more efficiently through shared facilities with

other local government units.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF

BLOOMINGTON, MINNESOTA as follows:

1. The Capital Improvement Plan is hereby approved.

2. City staff are hereby authorized to do all other things and take all other actions as

may be necessary or appropriate to carry out the Capital Improvement Plan in accordance with any

applicable laws and regulations.

3. The City gives preliminary approval to the issuance of the Bonds under the Capital

Improvement Plan in the maximum principal amount of \$221,666,000, plus any premium received,

provided that if a petition requesting a vote on issuance of the Bonds, signed by voters equal to

five percent (5%) of the votes cast in the last municipal general election, is filed with City Clerk

pursuant to the Act, the City may issue the Bonds only after obtaining approval of a majority of

voters voting on the question at an election.

Passed and adopted this 8th day of December, 2025.

| | Mayor |
|--------------------------|-------|
| ATTEST: | |
| | |
| Secretary to the Council | |



Request for Council Action

| ORDINANCES | ecember 8, 2025 |
|--|--|
| | |
| Requested Action: | |
| | o adopt Resolution No. 2025, authorizing the issuance and sale of nds, Series 2026A, in the proposed aggregate principal amount of |
| Item created by: Briana Eicheldinger, Fina Item presented by: Lori Economy-Scho | |

Background:

The City is authorized to finance the construction and restoration of the Nine Mile Creek Corridor Renewal and associated infrastructure (the Project) through the issuance of general obligation or revenue bonds in accordance with Minnesota Statutes, Chapter 475, as amended (the Act), and Laws of Minnesota 2023, Chapter 64, Article 10, Section 27 (the Special Law).

The Special Law provided that the general obligation or revenue bonds may be issued in a principal amount of up to \$20,000,000, plus an amount to be applied to the payment of costs of issuance of bonds and that the bonds may be paid from or secured by any funds available to the City, including a sales and use tax.

On November 7, 2023, a majority of the voters voting in the general election approved the ballot question relating to the imposition of a sales and use tax of one-half of one percent (0.50%) for twenty (20) years or until the Project is paid for, whichever comes first, to finance the Project.

Project Detail:

A wide array of improvements will be implemented including:

- Stream and streambank restoration
- 131 acres of woodland and wetland restoration
- Invasive species management

- New outdoor gathering space with restrooms
- New playground
- ADA accessibility improvements
- Trail enhancements
- Possible boardwalk connection to Minnesota River

All items subject to change. Extensive community engagement will take place to help guide final recommendations to the City Council.

Attachments:

Presentation
Authorizing Resolution



Resolution Authorizing the Issuance and Sale of General Obligation Sales Tax Revenue Bonds, Series 2026A

December 8, 2025 Lori Economy-Scholler, Chief Financial Officer



Financial Sustainability







One of only 37 municipal governments of more than 19,500 nationwide

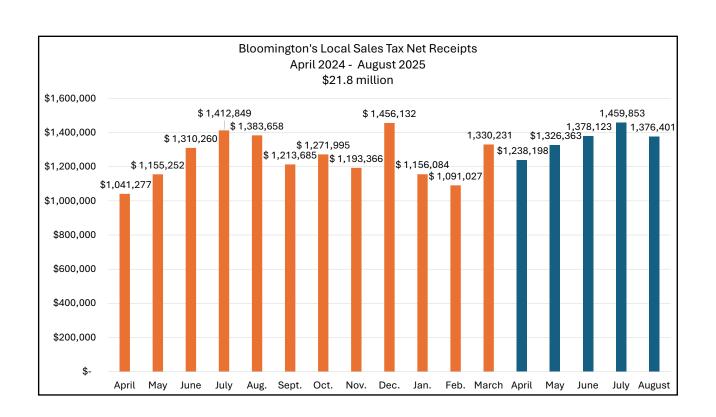


2

Nine Mile Creek Corridor

A wide array of improvements will be implemented including:

- Stream and streambank restoration
- 131 acres of woodland and wetland restoration
- Invasive species management
- New outdoor gathering space with restrooms
- New playground
- ADA accessibility improvements
- Trail enhancements
- Possible boardwalk connection to Minnesota River



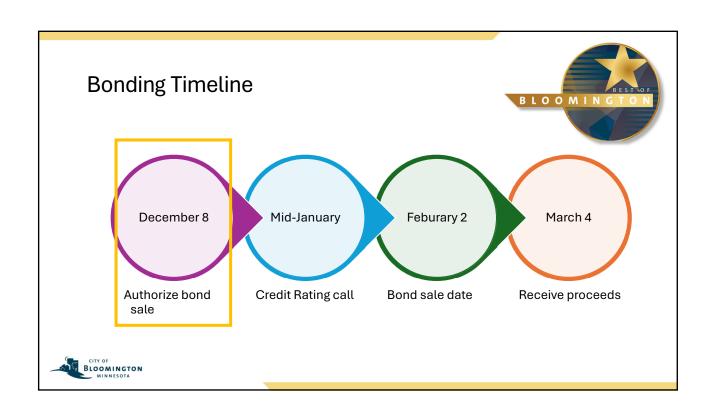
GO Sales Tax Revenue Bonds, Series 2026A



- Bonding project maximum is \$20,000,000 before cost of issuance and related debt service reserves
- 20-year term
- Sales tax revenues will pay the debt service on these bonds



5



Motions



Motion by _____, seconded by _____to adopt Resolution No. 2025-____, authorizing the issuance and sale of General Obligation Sales Tax Revenue Bonds, Series 2026A, in the proposed aggregate principal amount of \$19,765,000.





Thank you!



RESOLUTION NO. 2025-____

AUTHORIZING THE ISSUANCE AND SALE OF GENERAL OBLIGATION SALES TAX REVENUE BONDS, SERIES 2026A, IN THE PROPOSED AGGREGATE PRINCIPAL AMOUNT OF \$19,765,000

BE IT RESOLVED by the City Council of the City of Bloomington, Minnesota (the "City"), as follows:

Section 1. <u>Findings; Determinations</u>.

- (a) The City is authorized to finance the construction and restoration of the Nine Mile Creek Corridor Renewal and associated infrastructure (the "Project") through the issuance of general obligation or revenue bonds in accordance with Minnesota Statutes, Chapter 475, as amended (the "Act"), and Laws of Minnesota 2023, Chapter 64, Article 10, Section 27 (the "Special Law").
- (b) The Special Law provided that the general obligation or revenue bonds may be issued in a principal amount of up to \$20,000,000, plus an amount to be applied to the payment of costs of issuance of bonds, and that the bonds may be paid from or secured by any funds available to the City, including a sales and use tax, for the Project.
- (c) On November 7, 2023, a majority of the voters voting in the general election approved the ballot question relating to the imposition of a sales and use tax of one-half of one percent (0.50%) for twenty (20) years or until the Project and all projects authorized by the Special Law are paid for, whichever comes first, to finance the Project and the other projects authorized by the Special Law (the "Sales and Use Tax").
- (d) On November 26, 2024, the City issued its Taxable Sales Tax Revenue Bonds, Series 2024B (the "Series 2024B Bonds"), in the original aggregate principal amount of \$34,780,000, pursuant to the Act, the Special Law, and a resolution adopted by the City Council on October 28, 2024 (the "General Resolution"). Proceeds of the Series 2024B Bonds were used to finance the construction and rehabilitation of the Bloomington Ice Garden and associated infrastructure in the City. The Series 2024B Bonds are payable solely from net Sales and Use Tax revenues and are secured by a reserve fund. The General Resolution permits the issuance of additional bonds (i) payable solely from net Sales and Use Tax revenues and secured by a reserve fund (the "Senior Bonds"); and (ii) payable primarily from net Sales and Use Tax revenues and secured by a general obligation pledge of the City (the "Subordinate Bonds").
- (e) On August 13, 2025, the City issued its (i) Sales Tax Revenue Bonds, Series 2025A (the "Series 2025A Bonds"), in the original aggregate principal amount of \$63,500,000, pursuant to the Act, the Special Law, the General Resolution, and a resolution awarding the sale of the Series 2025A Bonds adopted by the City Council on July 14, 2025; and (ii) General Obligation Sales Tax Revenue Bonds, Series 2025B (the "Series 2025B Bonds"), in the original aggregate principal amount of \$28,125,000, pursuant to the Act, the Special Law, the General Resolution, and a resolution awarding the sale of the Series 2025B Bonds adopted by the City Council on July 14, 2025. Proceeds of the Series 2025A Bonds and the Series 2025B Bonds were used to finance the construction of a new Community Health and Wellness Center and associated

infrastructure in the City. The Series 2025A Bonds were issued as Senior Bonds, and the Series 2025B Bonds were issued as Subordinate Bonds.

Section 2. <u>Sale of Series 2026A Bonds; Terms.</u>

- 2.01. It is necessary and expedient to the sound financial management of the affairs of the City to issue its General Obligation Sales Tax Revenue Bonds, Series 2026A (the "Series 2026A Bonds"), in the proposed aggregate principal amount of \$19,765,000, pursuant to the Act, the Special Law, and the General Resolution, to finance all or a portion of the costs of the Project. The Series 2026A Bonds will be issued, sold, and delivered in accordance with the Terms of Proposal attached hereto as EXHIBIT A (the "Terms of Proposal"). The Series 2026A Bonds are proposed to be issued as Subordinate Bonds.
- 2.02. The City is authorized by Section 475.60, subdivision 2(9) of the Act to negotiate the sale of the Series 2026A Bonds, it being determined that the City has retained an independent municipal advisor in connection with such sale. The actions of City staff and the municipal advisor in negotiating the sale of the Series 2026A Bonds are ratified and confirmed in all respects.
- Section 3. <u>Authority of Municipal Advisor</u>. Baker Tilly Municipal Advisors, LLC (the "Municipal Advisor") is authorized and directed to negotiate the sale of the Series 2026A Bonds in accordance with the Terms of Proposal. The City Council will meet on Monday, February 2, 2026 (or such other date as the City Council shall deem appropriate) to consider proposals for the purchase of the Series 2026A Bonds and to take any other appropriate action with respect to the Series 2026A Bonds.
- Section 4. <u>Authority of Bond Counsel</u>. The law firm of Kutak Rock LLP, Minneapolis, Minnesota, as bond counsel for the City ("Bond Counsel"), is authorized to act as bond counsel and to assist in the preparation and review of necessary documents, certificates, and instruments relating to the Series 2026A Bonds. The officers, employees, and agents of the City are hereby authorized to assist Bond Counsel in the preparation of such documents, certificates, and instruments.
- Section 5. <u>Covenants</u>. In the resolution awarding the sale of the Series 2026A Bonds, the City Council will set forth the covenants and undertakings with respect to the Series 2026A Bonds.
- Section 6. <u>Official Statement</u>. In connection with the sale of the Series 2026A Bonds, the officers or employees of the City are authorized and directed to cooperate with the Municipal Advisor and participate in the preparation of an official statement for the Series 2026A Bonds and to deliver it on behalf of the City upon its completion.
- Section 7. <u>Declaration of Official Intent to Reimburse Expenditures.</u> On July 24, 2023, the City Council adopted Resolution No. 2023-113 (the "Reimbursement Resolution"), which constituted a declaration of official intent to reimburse expenditures with respect to the Project for purposes of Treas. Reg. § 1.150-2. The City Council hereby ratifies and affirms the Reimbursement Resolution and also amends the Reimbursement Resolution to allow for winter tree removal costs to be reimbursed from proceeds of the Series 2026A Bonds.

(The remainder of this page is intentionally left blank.)

| ATTEST: | Mayor |
|--------------------------|-------|
| Secretary to the Council | |

Passed and adopted this 8^{th} day of December, 2025.

EXHIBIT A

TERMS OF PROPOSAL

THE CITY HAS AUTHORIZED BAKER TILLY MUNICIPAL ADVISORS, LLC TO NEGOTIATE THIS ISSUE ON ITS BEHALF. PROPOSALS WILL BE RECEIVED ON THE FOLLOWING BASIS:

TERMS OF PROPOSAL

\$19,765,000*

CITY OF BLOOMINGTON, MINNESOTA

GENERAL OBLIGATION SALES TAX REVENUE BONDS, SERIES 2026A

(BOOK ENTRY ONLY)

Proposals for the above-referenced obligations (the "Series 2026A Bonds") will be received by the City of Bloomington, Minnesota (the "City") on Monday, February 2, 2026 (the "Sale Date") until 10:00 A.M., Central Time (the "Sale Time") at the offices of Baker Tilly Municipal Advisors, LLC ("Baker Tilly MA"), 30 East 7th Street, Suite 3025, Saint Paul, MN 55101, after which time proposals will be opened and tabulated. Consideration for award of the Series 2026A Bonds will be by the City Council at its meeting commencing at 6:30 P.M., Central Time, of the same day.

SUBMISSION OF PROPOSALS

Baker Tilly MA will assume no liability for the inability of a bidder or its proposal to reach Baker Tilly MA prior to the Sale Time, and neither the City nor Baker Tilly MA shall be responsible for any failure, misdirection or error in the means of transmission selected by any bidder. All bidders are advised that each proposal shall be deemed to constitute a contract between the bidder and the City to purchase the Series 2026A Bonds regardless of the manner in which the proposal is submitted.

(a) <u>Sealed Bidding.</u> Completed, signed proposals may be submitted to Baker Tilly MA by email to bids@bakertilly.com, and must be received prior to the Sale Time.

OR

(b) <u>Electronic Bidding.</u> Proposals may also be received via PARITY®. For purposes of the electronic bidding process, the time as maintained by PARITY® shall constitute the official time with respect to all proposals submitted to PARITY®. Each bidder shall be solely responsible for making necessary arrangements to access PARITY® for purposes of submitting its electronic proposal in a timely manner and in compliance with the requirements of the Terms of Proposal. Neither the City, its agents, nor PARITY® shall have any duty or obligation to undertake registration to bid for any prospective bidder or to provide or ensure electronic access to any qualified prospective bidder, and neither the City, its agents, nor PARITY® shall be responsible for a bidder's failure to register to bid or for any failure in the proper operation of, or have any liability for any delays or interruptions of or any damages caused by the services of PARITY®. The City is using the services of PARITY® solely as a communication mechanism to conduct the electronic bidding for the Series 2026A Bonds, and PARITY® is not an agent of the City.

If any provisions of this Terms of Proposal conflict with information provided by PARITY®, this Terms of Proposal shall control. Further information about PARITY®, including any fee charged, may be obtained from:

PARITY®, 1359 Broadway, 2nd Floor, New York, New York 10018 Customer Support: (212) 849-5000

*Preliminary; subject to change.

Baker Tilly Municipal Advisors, LLC is a registered municipal advisor and controlled subsidiary of Baker Tilly Advisory Group, LP. Baker Tilly Advisory Group, LP and Baker Tilly US, LLP, trading as Baker Tilly, operate under an alternative practice structure and are members of the global network of Baker Tilly International Ltd., the members of which are separate and independent legal entities. Baker Tilly US, LLP is a licensed CPA firm and provides assurance services to its clients. Baker Tilly Advisory Group, LP and its subsidiary entities provide tax and consulting services to their clients and are not licensed CPA firms. ©2025 Baker Tilly Municipal Advisors, LLC

G-1

DETAILS OF THE SERIES 2026A BONDS

The Series 2026A Bonds will be dated as of the date of delivery and will bear interest payable on February 1 and August 1 of each year, commencing February 1, 2027. Interest will be computed on the basis of a 360-day year of twelve 30-day months.

The Series 2026A Bonds will mature in the years and amounts* as follows:

| 2027 | \$840,000 | 2031 | \$ | 895,000 | 2035 | \$1,050,000 | 2039 | \$1,230,000 | 2042 | \$1,385,000 |
|------|-----------|------|-----|-----------|------|-------------|------|-------------|------|-------------|
| 2028 | \$800,000 | 2032 | \$ | 935,000 | 2036 | \$1,090,000 | 2040 | \$1,280,000 | 2043 | \$1,440,000 |
| 2029 | \$835,000 | 2033 | \$ | 970,000 | 2037 | \$1,135,000 | 2041 | \$1,330,000 | 2044 | \$1,495,000 |
| 2030 | \$860,000 | 2034 | \$1 | 1 010 000 | 2038 | \$1 185 000 | | | | |

*The City reserves the right, after proposals are opened and prior to award, to increase or reduce the principal amount of the Series 2026A Bonds or the amount of any maturity or maturities in multiples of \$5,000. In the event the amount of any maturity is modified, the aggregate purchase price will be adjusted to result in the same gross spread per \$1,000 of Series 2026A Bonds as that of the original proposal. Gross spread for this purpose is the differential between the price paid to the City for the new issue and the prices at which the proposal indicates the securities will be initially offered to the investing public.

BOOK ENTRY SYSTEM

The Series 2026A Bonds will be issued by means of a book entry system with no physical distribution of Series 2026A Bonds made to the public. The Series 2026A Bonds will be issued in fully registered form and one Series 2026A Bond, representing the aggregate principal amount of the Series 2026A Bonds maturing in each year, will be registered in the name of Cede & Co. as nominee of The Depository Trust Company ("DTC"), New York, New York, which will act as securities depository for the Series 2026A Bonds. Individual purchases of the Series 2026A Bonds may be made in the principal amount of \$5,000 or any multiple thereof of a single maturity through book entries made on the books and records of DTC and its participants. Principal and interest are payable by the registrar to DTC or its nominee as registered owner of the Series 2026A Bonds. Transfer of principal and interest payments to participants of DTC will be the responsibility of DTC; transfer of principal and interest payments to beneficial owners by participants will be the responsibility of such participants and other nominees of beneficial owners. The lowest bidder (the "Purchaser"), as a condition of delivery of the Series 2026A Bonds, will be required to deposit the Series 2026A Bonds with DTC.

REGISTRAR/PAYING AGENT

The Chief Financial Officer of the City will serve as registrar/paying agent for the Series 2026A Bonds.

OPTIONAL REDEMPTION

The City may elect on February 1, 2035, and on any day thereafter, to redeem Series 2026A Bonds due on or after February 1, 2036. Redemption may be in whole or in part and if in part at the option of the City and in such manner as the City shall determine. If less than all Series 2026A Bonds of a maturity are called for redemption, the City will notify DTC of the particular amount of such maturity to be redeemed. DTC will determine by lot the amount of each participant's interest in such maturity to be redeemed and each participant will then select by lot the beneficial ownership interests in such maturity to be redeemed. All redemptions shall be at a price of par plus accrued interest.

SECURITY AND PURPOSE

The Series 2026A Bonds will be general obligations of the City for which the City will pledge its full faith and credit and power to levy direct general ad valorem taxes. In addition, the Series 2026A Bonds will be secured by and are payable from a 0.5% tax on the gross receipts from sales at retail sourced within the City limits which are taxable under the Minnesota sales and use tax laws and rules and local use on the storage, use, distribution or consumption of goods or services sourced within the limits of the City that are taxable under Minnesota sales and use tax laws and rules and any earnings and other amounts on hand

in any of the funds and accounts established under the resolution awarding the sale of the Series 2026A Bonds. The pledge of the 0.5% of the sales and use tax was imposed by an ordinance adopted by the City Council on December 4, 2023. The sales and use tax having an effective date of April 1, 2024, applies to sales and purchases made on or after such effective date, and is in place for a period of 20 years or until the Project (hereinafter defined) is paid for, whichever comes first. The 2026A Bonds are expressly subordinate as to the lien and pledge of Net Sales and Use Tax Revenues to the Senior Bonds. The proceeds of the Series 2026A Bonds will be used to finance (i) the costs of for improvements to the Nine Mile Creek corridor and Moir/Central parks located within the City (the "Project"); and (ii) the costs associated with issuing the Series 2026A Bonds.

NOT BANK QUALIFIED TAX-EXEMPT OBLIGATIONS

The City will not designate the Series 2026A Bonds as qualified tax-exempt obligations for purposes of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

BIDDING PARAMETERS

Proposals shall be for not less than \$19,765,000 (Par) plus accrued interest, if any, on the total principal amount of the Series 2026A Bonds. Rates shall be in integral multiples of 1/100 or 1/8 of 1%. The initial price to the public for each maturity as stated on the proposal must be 98.0% or greater.

No proposal can be withdrawn or amended after the time set for receiving proposals on the Sale Date unless the meeting of the City scheduled for award of the Series 2026A Bonds is adjourned, recessed, or continued to another date without award of the Series 2026A Bonds having been made. The Series 2026A Bonds of the same maturity shall bear a single rate from the date of the Series 2026A Bonds to the date of maturity. No conditional proposals will be accepted.

ESTABLISHMENT OF ISSUE PRICE

In order to provide the City with information necessary for compliance with Section 148 of the Internal Revenue Code of 1986, as amended, and the Treasury Regulations promulgated thereunder (collectively, the "Code"), the Purchaser will be required to assist the City in establishing the issue price of the Series 2026A Bonds and shall complete, execute, and deliver to the City prior to the closing date, a written certification in a form acceptable to the Purchaser, the City, and Bond Counsel (the "Issue Price Certificate") containing the following for each maturity of the Series 2026A Bonds (and, if different interest rates apply within a maturity, to each separate CUSIP number within that maturity): (i) the interest rate; (ii) the reasonably expected initial offering price to the "public" (as said term is defined in Treasury Regulation Section 1.148-1(f) (the "Regulation")) or the sale price; and (iii) to the extent the hold-the-offering-price rule applies, pricing wires or equivalent communications supporting such offering or sale price. Any action to be taken or documentation to be received by the City pursuant hereto may be taken or received on behalf of the City by Baker Tilly MA.

The City intends that the sale of the Series 2026A Bonds pursuant to this Terms of Proposal shall constitute a "competitive sale" as defined in the Regulation based on the following:

- the City shall cause this Terms of Proposal to be disseminated to potential bidders in a manner that is reasonably designed to reach potential bidders;
- (ii) all bidders shall have an equal opportunity to submit a bid;
- (iii) the City reasonably expects that it will receive bids from at least three bidders that have established industry reputations for underwriting municipal bonds such as the Series 2026A Bonds; and
- (iv) the City anticipates awarding the sale of the Series 2026A Bonds to the bidder who provides a proposal with the lowest true interest cost, as set forth in this Terms of Proposal (See "AWARD" herein).

Any bid submitted pursuant to this Terms of Proposal shall be considered a firm offer for the purchase of the Series 2026A Bonds, as specified in the proposal. The Purchaser shall constitute an "underwriter" as said term is defined in the Regulation. By submitting its proposal, the Purchaser confirms that it shall require any agreement among underwriters, a selling group agreement, or other agreement to which it is a party relating to the initial sale of the Series 2026A Bonds, to include provisions requiring compliance with the provisions of the Code and the Regulation regarding the initial sale of the Series 2026A Bonds.

If all of the requirements of a "competitive sale" are not satisfied, the City shall advise the Purchaser of such fact prior to the time of award of the sale of the Series 2026A Bonds to the Purchaser. In such event, any proposal submitted will not be subject to cancellation or withdrawal. Within twenty-four (24) hours of the notice of award of the sale of the Series 2026A Bonds, the Purchaser shall advise the City and Baker Tilly MA if 10% of any maturity of the Series 2026A Bonds (and, if different interest rates apply within a maturity, to each separate CUSIP number within that maturity) has been sold to the public and the price at which it was sold. The City will treat such sale price as the "issue price" for such maturity, applied on a maturity-by-maturity basis. The City will not require the Purchaser to comply with that portion of the Regulation commonly described as the "hold-the-offering-price" requirement for the remaining maturities, but the Purchaser may elect such option. If the Purchaser exercises such option, the City will apply the initial offering price to the public provided in the proposal as the issue price for such maturities. If the Purchaser does not exercise that option, it shall thereafter promptly provide the City and Baker Tilly MA the prices at which 10% of such maturities are sold to the public; provided such determination shall be made and the City and Baker Tilly MA notified of such prices whether or not the closing date has occurred, until the 10% test has been satisfied as to each maturity of the Series 2026A Bonds or until all of the Series 2026A Bonds of a maturity have been sold.

GOOD FAITH DEPOSIT

To have its proposal considered for award, the Purchaser is required to submit a good faith deposit via wire transfer to the City in the amount of \$197,650 (the "Deposit") no later than 1:00 P.M., Central Time on the Sale Date. The Purchaser shall be solely responsible for the timely delivery of its Deposit, and neither the City nor Baker Tilly MA have any liability for delays in the receipt of the Deposit. If the Deposit is not received by the specified time, the City may, at its sole discretion, reject the proposal of the lowest bidder, direct the second lowest bidder to submit a Deposit, and thereafter award the sale to such bidder.

A Deposit will be considered timely delivered to the City upon submission of a federal wire reference number by the specified time. Wire transfer instructions will be available from Baker Tilly MA following the receipt and tabulation of proposals. The successful bidder must send an e-mail including the following information: (i) the federal reference number and time released; (ii) the amount of the wire transfer; and (iii) the issue to which it applies.

Once an award has been made, the Deposit received from the Purchaser will be retained by the City and no interest will accrue to the Purchaser. The amount of the Deposit will be deducted at settlement from the purchase price. In the event the Purchaser fails to comply with the accepted proposal, said amount will be retained by the City.

AWARD

The Series 2026A Bonds will be awarded on the basis of the lowest interest rate to be determined on a true interest cost (TIC) basis calculated on the proposal prior to any adjustment made by the City. The City's computation of the interest rate of each proposal, in accordance with customary practice, will be controlling.

The City will reserve the right to: (i) waive non-substantive informalities of any proposal or of matters relating to the receipt of proposals and award of the Series 2026A Bonds, (ii) reject all proposals without cause, and (iii) reject any proposal that the City determines to have failed to comply with the terms herein.

BOND INSURANCE AT PURCHASER'S OPTION

The City has **not** applied for or pre-approved a commitment for any policy of municipal bond insurance with respect to the Series 2026A Bonds. If the Series 2026A Bonds qualify for municipal bond insurance and a bidder desires to purchase a policy, such indication, the maturities to be insured, and the name of the desired insurer must be set forth on the bidder's proposal. The City specifically reserves the right to reject any bid specifying municipal bond insurance, even though such bid may result in the lowest TIC to the City. All costs associated with the issuance and administration of such policy and associated ratings and expenses (other than any independent rating requested by the City) shall be paid by the successful bidder. Failure of the municipal bond insurer to issue the policy after the award of the Series 2026A Bonds shall not constitute cause for failure or refusal by the successful bidder to accept delivery of the Series 2026A Bonds.

G-4

CUSIP NUMBERS

If the Series 2026A Bonds qualify for the assignment of CUSIP numbers such numbers will be printed on the Series 2026A Bonds; however, neither the failure to print such numbers on any Series 2026A Bond nor any error with respect thereto will constitute cause for failure or refusal by the Purchaser to accept delivery of the Series 2026A Bonds. Baker Tilly MA will apply for CUSIP numbers pursuant to Rule G-34 implemented by the Municipal Securities Rulemaking Board. The CUSIP Service Bureau charge for the assignment of CUSIP identification numbers shall be paid by the Purchaser.

SETTLEMENT

On or about March 4, 2026, the Series 2026A Bonds will be delivered without cost to the Purchaser through DTC in New York, New York. Delivery will be subject to receipt by the Purchaser of an approving legal opinion of Kutak Rock LLP of Minneapolis, Minnesota, and of customary closing papers, including a nolitigation certificate. On the date of settlement, payment for the Series 2026A Bonds shall be made in federal, or equivalent, funds that shall be received at the offices of the City or its designee not later than 12:00 Noon, Central Time. Unless compliance with the terms of payment for the Series 2026A Bonds has been made impossible by action of the City, or its agents, the Purchaser shall be liable to the City for any loss suffered by the City by reason of the Purchaser's non-compliance with said terms for payment.

CONTINUING DISCLOSURE

In accordance with SEC Rule 15c2-12(b)(5), the City will undertake, pursuant to the resolution awarding sale of the Series 2026A Bonds, to provide annual reports and notices of certain events. A description of this undertaking is set forth in the Official Statement. The Purchaser's obligation to purchase the Series 2026A Bonds will be conditioned upon receiving evidence of this undertaking at or prior to delivery of the Series 2026A Bonds.

OFFICIAL STATEMENT

The City has authorized the preparation of a Preliminary Official Statement containing pertinent information relative to the Series 2026A Bonds, and said Preliminary Official Statement has been deemed final by the City as of the date thereof within the meaning of Rule 15c2-12 of the Securities and Exchange Commission. For an electronic copy of the Preliminary Official Statement or for any additional information prior to sale, any prospective purchaser is referred to the Municipal Advisor to the City, Baker Tilly Municipal Advisors, LLC, by telephone (651) 223-3000, or by email bids@bakertilly.com.

A Final Official Statement (as that term is defined in Rule 15c2-12) will be prepared, specifying the maturity dates, principal amounts, and interest rates of the Series 2026A Bonds, together with any other information required by law. By awarding the Series 2026A Bonds to the Purchaser, the City agrees that, no more than seven business days after the date of such award, it shall provide to the Purchaser an electronic copy of the Final Official Statement. The City designates the Purchaser as its agent for purposes of distributing the Final Official Statement to each syndicate member, if applicable. The Purchaser agrees that if its proposal is accepted by the City, (i) it shall accept designation and (ii) it shall enter into a contractual relationship with its syndicate members for purposes of assuring the receipt of the Final Official Statement by each such syndicate member.

Dated December 8, 2025

BY ORDER OF THE CITY COUNCIL

/s/ Jamy Hanson City Clerk



Request for Council Action

| Originator Housing and Redevelopment Authority | 4.4 Public Hearing: Substantial Amendment to 2019 CDBG Annual Action Plan |
|--|---|
| Agenda Section HEARINGS, RESOLUTIONS, AND ORDINANCES | Date December 8, 2025 |

Requested Action:

| Motion by, seconded by, to adopt Resolution no. 2025, a resolution approving a substantial amendment to the 2019 Community Development Block Grant Action Plan approving the allocation of CDBG-CV3 funds to develop or rehab affordable rental housing. |
|--|
| Item created by: Michael Palermo, Housing and Redevelopment Authority Item presented by: Michael Palermo, Assistant HRA Administrator |

Description:

Background

The City of Bloomington received Community Development Block Grant Covid 19 (CDBG-CV) funds. Bloomington received \$784,913 in CDBG-CV funds in two tranches: CDBG-CV1 of \$269,466 and CDBG-CV3 of \$515,447. There remains a balance of \$230,447 of CDBG-CV3 that needs to be committed and spent by April 2026. It is recommended to utilize the funds to address deferred maintenance issues at HRA-owned homes caused by the pandemic in order to preserve affordable housing options for the future.

This use of funds was outlined in the Annual Action Plan that was approved by both the City Council and the Housing and Redevelopment Authority (HRA) in the spring of 2025; however HUD is also requiring this substantial amendment to the 2019 Annual Action Plan to use the funds.

Requirements

The CDBG-CV3 funds must be used to address needs caused by the Covid-19 pandemic and address needs for potential future pandemics. Previous activities include emergency rental assistance, housing navigation services, mortgage assistance and foreclosure prevention, and homeless response. It is proposed to amend the 2019 Annual Action Plan by adding the activity of Develop or Rehab Affordable Rental Housing. This activity would focus on addressing deferred maintenance issues caused by inability to access homes for inspections and a

significant reduction in rent during the pandemic. These two issues combined continue to show up in affordable rental projects where either information about the home's condition is incomplete and/or funds are insufficient to immediately address the maintenance issues. Examples of the projects include but are not limited to overdue tree trimming or removal, furnace replacements, plumbing upgrades, roof replacement or repair. The HRA has identified several overdue items in the rental homes it owns that would qualify for this activity and would expend the funds by the April 2026 deadline. The maintenance of these rental homes is critical to maintaining and promoting a resilient housing stock for potential future pandemics. These homes provide unique single family living situations for income restricted rental units. These homes provide access to relatively private outdoor space for families and provide larger units with more rooms which is helpful if required to sheltering in place during pandemic situations.

Process

The CDBG-CV funds are awarded to the City of Bloomington. The HRA staff administers the program by mutual agreement. The adopted Citizen Participation Plan outlines the process to amend the Annual Action Plan and Consolidated Plan. The proposed amendment is considered a substantial amendment because it is adding a new activity not previously identified. This requires a 30 day public comment period, a public hearing after the comment period, and approval by the authorizing body. The City and HRA advertised in the Sun Current newspaper and on its website on November 6, 2025. The public comment period ran from November 6, 2025 until December 7, 2025. The public hearing is held on December 8th. With approval from the City Council the City and County can submit a substantial amendment to HUD for processing. Once approved by HUD the City will commence on the identified project of rehabbing affordable rental units.

Attachments:

Resolution - CDBG-CV3 2019 AAP Amendment.pdf Affidavit of Publication - Public Comment Period.pdf 2019 Annual Action Plan - Proposed Amendment.pdf Public Hearing - CDBG-CV3 Substantial Amendment.pdf

RESOLUTION NO. 2025-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BLOOMINGTON APPROVING A SUBSTANTIAL AMENDMENT TO THE 2019 COMMUNITY DEVELOPMENT BLOCK GRANT ACTION PLAN APPROVING THE ALLOCATION OF CDBG-CV3 FUNDS TO DEVELOP OR REHAB AFFORDABLE RENTAL HOUSING

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, the City of Bloomington is an entitlement city for the receipt of federal Community Development Block Grant ("CDBG") funds administered and distributed by the U.S. Department of Housing and Community Development ("HUD"); and

WHEREAS, the City received in HUD Community Development Block Grant CV ("CDBG-CV3") funding; and

WHEREAS, the CDBG-CV3 funds may be used to prevent or prepare for the spread of coronavirus 19 ("COVID-19") and respond and facilitate assistance to eligible households, persons, and businesses economically impacted by COVID-19; and

WHEREAS, the City has identified the need to address deferred maintenance on affordable rental housing properties impacted by lack of access to the building and reduced revenue caused by the COVID-19 pandemic; and

WHEREAS, the City has identified the need to maintain and promote affordable rental housing that is safe and habitable to increase resiliency of the communities housing stock for potential pandemics in the future.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA, that based on the foregoing recitals incorporated by reference, the City Council hereby approves the Substantial Amendment to the 2019 Community Development Block Grant Action Plan Approving the Allocation of CDBG-CV3 Funds to Develop or Rehab Affordable Rental Housing; and hereby authorizes and directs the designated officials to undertake those actions convenient and required by this Resolution.

Passed and adopted this 8th day of December, 2025.

| | Mayor | |
|--------------------------|-------|--|
| Attest: | | |
| | | |
| | | |
| Secretary to the Council | | |

AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA) ss

I do solemly swear that the notice, as per the proof, was published in the edition of the

SC Bloomington Richfield

with the known office of issue being located in the county of:

HENNEPIN

with additional circulation in the counties of: HENNEPIN

and has full knowledge of the facts stated below:

- (A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.
- (B) This Public Notice was printed and published in said newspaper(s) once each week, for 1 successive week(s); the first insertion being on 11/06/2025 and the last insertion being on 11/06/2025.

MORTGAGE FORECLOSURE NOTICES

Pursuant to Minnesota Stat. §580.033
relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

By: Designated Ages

Designated Agent

Subscribed and sworn to or affirmed before me on 11/06/2025

Talor Mar Pleson Notary Public



Rate Information:

(1) Lowest classified rate paid by commercial users for comparable space:

\$999.99 per column inch

Ad ID 1500659

CITY OF BLOOMINGTON PUBLIC COMMENT PERIOD BEFORE THE CITY COUNCIL

The Bloomington City Council will accept public comment on Monday December 8, 2025, at 6:30 p.m. in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, 55431, and by electronic means as provided by State law, regarding Substantial Amendment to the Community Development Block Grant (CDBG) 2019 Annual Action Plan. Using the Citizen Participation Process, a substantial amendment includes adding a new project or increasing the amount of funding; these proposed amendments are available for a 30-day public review and comment period from November 6, 2025, until December 7, 2025. Written comments can be submitted by email or mail until December 7, 2025 to HRA@bloomingtonmn. gov or City of Bloomington Housing and Redevelopment Authority, 1800 West Old Shakopee Road, Bloomington, MN 55431. The City of Bloomington will amend the following eligible activities and potential projects subject to change based on needs and priorities of community: "Develop or Rehab Affordable Rental Housing - rehabilitation of HRA owned single family property for long-term affordable rental programs - approximately \$230,447.00." A full copy of the 2019 Annual Action Plan is available online at blm.mn/CDBG or for review during regular business hours in the Housing and Redevelopment Authority (HRA) at the Bloomington Civic Plaza, at the address listed above.

Published in the Sun Current November 6, 2025 1500659 Updated Bloomington CARES Act Amendment to include CDBG-CV funds. Additions indicated with underlined text, primarily in section AP-35 starting on page 27.

Executive Summary

AP-05 Executive Summary - 91.200(c), 91.220(b)

1. Introduction

The City of Bloomington will utilize Community Development Block Grant (CDBG) funds to achieve a number of goals that best serve the citizens of Bloomington. The City will use its entitlement funds to achieve the goals/outcomes that are identified within this plan. The City has incorporated performance measures into the Consolidated and Action Plan to ensure that the Plan is results orientated and that it meets its one and five year goals. The planned activities serve a large number of low/moderate income households. Overall, at least 80 percent of the grant will be expended on activities for low/moderate income households in Bloomington.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City will carry out acticvities that will provide for the preservation of the City's housing stock, provide essential services to seniors, provide affordable home ownership opportunities and support fair housing activities.

The activity to receive the largest amount of funding is the single-family rehabilitation program which serves low/moderate income homeowners with low interest loans to repair/update their homes. The rehabilitation loan program is coupled with the lead based paint activity to assist in the abatement of lead hazards in pre-1978 homes utilizing CDBG funds. In this way, the City is ensuring that no threats remain to the health of occupants from lead paint. This activity serves low/moderate income households at or below 80% median.

The City will again offer a homeowership activity with this plan, providing funding to the West Hennepin Affordable Housing Land Trust (WHALT) to assist two low/moderate income families pruchase homes in Bloomington. This activity will provide long-term affordable housing through the financing structure of the land trust. Participants in the program must re-sell the homes to a low/moderate income family.

The City will provide CDBG funds to Senior Community Service's Household and Maintenance for the Elderly (H.O.M.E.) Program to provide outside maintenance and home making services to low/moderate income seniors. This is an important service that allows seniors to continue to reside in their homes.

Lastly, the City contributes to the Hennepin County CDBG Consortium for Fair Housing Services. The City will allocate funds for the continuation of Fair Housing Services in suburban Hennepin County (including Bloomington). These funds may be used for education and research, housing discrimination testing and enforcement and Fair Housing counseling and clearinghouse activities.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City has a long history of actively working to preserve and upgrade the condition of its neighborhoods. The CDBG-funded single-family rehabilitation loan program (including lead-based paint abatement) have been a very successful and important part of these efforts since the 1980's.

In addition, the has a City's long-standing commitment to serving its' senior population. The CDBG funded H.O.M.E. program through Senior Community services has been a very successful and important part of these efforts. The City will continue this activity given the strong need in the community and the past performance of Senior Community Services.

Fair Housing continues to be a focus of the City of Bloomington. Past funding has provided for pared testing, among other activities that are coordinated by the lead agency of the consortium, Hennepin County. The City, as part of the consortium, focuses this activity based upon the results of the Analysis of Impedimentes that is completed by the metro-wide efforts of the Fair Housing Implementation Council (FHIC).

In program year 2016, the City added a new activity to provide affordable housing ownership opportunities in Bloomington by partnering with the West Hennepin Affordable Housing Land Trust (WHAHLT). The land trust purchases existing single-family homes in the City and completes any needed rehabilitation. The land trust then re-sells the home to a low/moderate income family who otherwise would not be able to afford to purchase a home in the city. The land trust retains ownership of the land and the family pays only for the structure, thus making the home affordable. The City commits CDBG funds to each home to provide assistance to provide gap financing to increase the affordability of the home. In the new program year, the City will commit CDBG funds to assist with two home ownership opportunities in Bloomington.

4. Summary of Citizen Participation Process and consultation process

Annual Action Plan 2019 2

Summary from citizen participation section of plan.

Summary from citizen participation section of plan.

The Bloomington Plan is part of the Hennepin County Consortium Plan. Bloomington's Plan will be made available for public comment 30 days prior to going before the Hennepin County Board for a public hearing. In addition, prior to the County's hearing, the Bloomington City Council will hold a public hearing for approval of the plan and to receive any public comments.

The Consortium Action Plan provides the complete Citizen Participation Plan for all members to follow, including Bloomington. The Citizen Participation Plan details the efforts to broaden public participation in the development of the Action Plan. An email notification is set to all subscribers to the HRA's webpage announcing the dates of the comment period.

In addition to the Consortium's hearing and comment period, the City of Bloomington provides other opportunities for public comments. The City's Action Plan is a subject of public hearings at both the City's HRA and Council prior to adoption and submission to be included in the Hennepin County Consortium Action Plan. The public hearing at the Council meeting is televised live on the City's cable television channel as well as streaming on the City's web page. All Council meeting videos are archived on our website and may be viewed at anytime.

Please note that all citizens and all other interested parties are also able to comment on Bloomington's Action Plan through the Hennepin County Consortium's public comment and hearing process.

In an ongoing effort to determine the best use of this limited resource, City staff may meet with interested businesses, developers, community and faith-based organizations to review specific proposals for utilization of the City's CDBG funds. Unfortunately, the City is unable to fund most of the proposals due to decreasing annual CDBG funds from HUD and the need to fund existing high-impact activities (such as single-family rehabilitation and H.O.M.E. maintenance for the elderly).

The Human Services Department has staff that has been trained by the local United Way to assess the need of homeless persons within the City and make recommendations to the City Council on how to best utilize City resources to respond to found needs. Human Services also operates a help line which connects people with needed services, including homeless, at the City and County level. These organizations and service providers receive over \$130,000 in funding. The primary source of these public service funds is the City's own General Fund.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Annual Action Plan 2019 3

Public comments were accepted in writing or during the hearing held by the Bloomington City Council on March 25, 2019. All interested parties were also able to provide comment on the entire plan through Hennepin County's comment period and public hearing process.

6. Summary of comments or views not accepted and the reasons for not accepting them

Not applicable. No comments were received.

7. Summary

In summary, the City continues to serve as many low/moderate income households as possible, while given that the funding for the City's grant has been reduced since the early 2000's This reduced funding, could impact the City's ability to keep up with the needs of low/moderate income households in the City. The City is hopeful that funding will soon be restored to former levels or increased, so it may initiate new projects and services to low and moderate income households.



PR-05 Lead & Responsible Agencies - 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

| Agency Role | Name | Department/Agency |
|--------------------|-------------|-----------------------|
| | | |
| CDBG Administrator | BLOOMINGTON | Community Development |

Table 1 – Responsible Agencies

Narrative

Consolidated Plan Public Contact Information

Bryan Hartman Michael Palermo

City of Bloomington

1800 West old Shakopee Road

Bloomington, MN 55431

AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

The development of the Hennepin County Consortium Consolidated Plan was led by Hennepin County. Because many of the agencies that work within the city also work county-wide, it was determined that only one contact needed to be made to these organizations. The responses below in this section reflect the work completed by Hennepin County and outlined in the overall Consortium Consolidated Plan, as well as outreach completed by the City of Bloomington.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

These activities are coordinated by Hennepin County at the local level. Where appropriate, the city may refer organizations and services agencies to each other to coordinate efforts.

In addition, the city's HRA operates a Housing Choice Voucher program of 551 units that serves a wide variety of low-income populations, including elderly, the disabled and families. The HRA's staff is trained to assist participants to connect with services such as mental health and public health services.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

This coordination is completed by the Minneapolis/Hennepin County Continuum of Care and the Office to End Homelessness. In addition, the City, through it's Human Services Division, provides essential referrals to homeless persons to connect them to services. As part of the larger consortium, Hennepin County as the lead agency, performs outreach to facilities and systems that may discharge persons ino homelessness for the development of the plan.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

Not applicable Bloomington does not receive ESG funds. Please refer to the Hennepin County section on this.

2. Agencies, groups, organizations and others who participated in the process and consultations

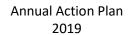
Annual Action Plan 2019 6

Table 2 – Agencies, groups, organizations who participated

| 1 | Agency/Group/Organization | Senior Community Services (SCS) |
|---|---|---|
| | Agency/Group/Organization Type | Services - Housing Services-Elderly Persons |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | The agency's CEO and other staff were interviewed and briefed on the plan activities proposed by the City of Bloomington. They informed staff of the growing needs of seniors in the city and the continued need for resources, including CDBG funding. |
| 2 | Agency/Group/Organization | Cornerstone Advocacy |
| | Agency/Group/Organization Type | Services-Victims of Domestic Violence |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs - Families with children |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | The agency's Executive Director and other staff were interviewed and briefed on the plan and activities proposed by the City of Bloomington. The importance of the continued partnership between the City and Cornerstone was agreed upon to serve this vulnerable populations. |
| 3 | Agency/Group/Organization | HOME Line |
| | Agency/Group/Organization Type | Services - Housing Services-Education |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs |

| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Through Hennepin County and the City's process for funding of non-profits. Important ally to the City in providing tenants with legal and other services |
|---|---|--|
| 4 | Agency/Group/Organization | COMMUNITY ACTION PARTNERSHIP OF SUBURBAN HENNEPIN |
| | Agency/Group/Organization Type | Services-homeless Service-Fair Housing |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Through Hennepin County and the City's process for funding of non-profits. The City and CAP partner to deliver first-time home-buyer education in Bloomington. This is accomplished with non-CDBG fund and both organizations are committed to providing this service into the future. |
| 5 | Agency/Group/Organization | City of Bloomington |
| | Agency/Group/Organization Type | PHA Grantee Department |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | The City, through its HRA was consulted for the need assessment and Goal setting process for the plan. The continued need for the preservation of the City's housing stock was stressed. |

| 6 | Agency/Group/Organization | Metropolitan Council - Metro HRA |
|---|--|---|
| | Agency/Group/Organization Type | Housing |
| | | PHA |
| | | Services - Housing |
| | | Regional organization |
| | | Planning organization |
| | What section of the Plan was addressed by | Housing Need Assessment |
| | Consultation? | Public Housing Needs |
| | | Market Analysis |
| | | Economic Development |
| | Briefly describe how the Agency/Group/Organization | Bloomington and the Metropolitan Council regularly coordinate and |
| | was consulted. What are the anticipated outcomes | communicate regarding economic/community development and affordable |
| | of the consultation or areas for improved | housing issues including coordination between the Housing Policy Plan and the |
| | coordination? | Consolidated Plan. Golas in the Consolidated Plan may overlap with |
| | | Metropolitan Council affordable housing goals. |



| 7 | Agency/Group/Organization | Office to End Homelessness |
|---|--------------------------------|--|
| | Agency/Group/Organization Type | Housing |
| | | РНА |
| | | Services - Housing |
| | | Services-Elderly Persons |
| | | Services-Persons with Disabilities |
| | | Services-Persons with HIV/AIDS |
| | | Services-Victims of Domestic Violence |
| | | Services-homeless |
| | | Services-Health |
| | | Services-Education |
| | | Services-Employment |
| | | Service-Fair Housing |
| | | Services - Victims |
| | | Health Agency |
| | | Child Welfare Agency |
| | | Publicly Funded Institution/System of Care |
| | | Other government - Federal |
| | | Other government - State |
| | | Other government - County |
| | | Other government - Local |
| | | Regional organization |
| | | Planning organization |
| | | Business Leaders |
| | | Civic Leaders |
| | | Business and Civic Leaders |
| | | Foundation |
| | | Neighborhood Organization |

| What section of the Plan was addressed by | Housing Need Assessment |
|--|---|
| Consultation? | Public Housing Needs |
| | Homeless Needs - Chronically homeless |
| | Homeless Needs - Families with children |
| | Homelessness Needs - Veterans |
| | Homelessness Needs - Unaccompanied youth |
| | Market Analysis |
| Briefly describe how the Agency/Group/Organization | he Office to End Homelessness has played a key role in the development of all |
| was consulted. What are the anticipated outcomes | housing and homeless-related sections of the plan. Coordination will continue |
| of the consultation or areas for improved | throughout the plan. Hennepin County coordinates outreach to this office. |
| coordination? | |



| 8 | Agency/Group/Organization | Hennepin County Human Services and Public Health Department |
|---|---|---|
| | Agency/Group/Organization Type | Housing |
| | | РНА |
| | | Services - Housing |
| | | Services-Children |
| | | Services-Elderly Persons |
| | | Services-Persons with Disabilities |
| | | Services-Persons with HIV/AIDS |
| | | Services-Victims of Domestic Violence |
| | | Services-homeless |
| | | Services-Health |
| | | Services-Education |
| | | Services-Employment |
| | | Service-Fair Housing |
| | | Services - Victims |
| | | Health Agency |
| | | Child Welfare Agency |
| | | Publicly Funded Institution/System of Care |
| | | Other government - Federal |
| | | Other government - State |
| | | Other government - County |
| | | Regional organization |
| | | Business Leaders |
| | | Business and Civic Leaders |
| | What section of the Plan was addressed by | Housing Need Assessment |
| | Consultation? | Non-Homeless Special Needs |
| | | Market Analysis |

| Briefly describe how the Agency/Group/Organization |
|--|
| was consulted. What are the anticipated outcomes |
| of the consultation or areas for improved |
| coordination? |

Consortium staff met with staff from Hennepin County Human Services and Public Health Department (HSPHD) regarding market conditions, housing needs, gaps in service, and recommendations for priorities. Additionally, HSPHD staff participates in HOME application reviews.

Identify any Agency Types not consulted and provide rationale for not consulting

Bloomington was actively involved in the Consortium consultation, development, and citizen participation process led by Hennepin County. All agency types were consulted through the Consortium's Consolidated Plan development and goal-setting process.

Other local/regional/state/federal planning efforts considered when preparing the Plan

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|--------------------|---------------------|---|
| Continuum of Care | Honnonin County | The Office to End Homelessness has played akey role in the development of all housing and |
| Continuum of Care | Hennepin County | homeless-related sections of the plan Coordination will continue throughout the plan. |
| | City of Bloomington | The city's comprehensive plan lays out development of the city for the next 30 years. It also |
| Comprehensive Plan | | identifies affordable housing efforts within the city, which may be impacted by the city's |
| | | CDBG efforts. |

Table 3 - Other local / regional / federal planning efforts

Narrative

The City of Bloomington works closely with Hennepin County Consortium in the implementation of the Consolidated Plan. The Consortium includes Hennepin County and several units of local government, including Minnetonka, Plymouth and Eden Prairie. Staff representing each member of the Consortium meet regularly to coordinate the creation and implementation of the Consolidated Plan, and to share outcomes from each of the cities' housing and economic development programs. The City of Bloomington also works with a variety of State Agencies on different aspects of the plan, such as the Minnesota Housing Finance Agency, the Department of Employment and Economic Development

Annual Action Plan

13

(DEED) and the Minnesota Department of Health (MDH). Coordination with the State may include utilizing state funding programs for economic development, consulting with state agencies on data and regulations for lead-based paint and environmental review



AP-12 Participation - 91.401, 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City of Bloomington is part of the Hennepin County Consortium, and therefore the City's Action Plan is part of the Hennepin County Consortium Action Plan. The City has a Citizen Participation Plan that mirrors Hennepin County's and other Consortium members Citizen Participation Plans, which calls for the Hennepin County Consortium Action Plan to be available for public comment 30 days prior its submission to HUD.

The City of Bloomington does significant outreach to citizens and interested agencies to broaden public participation in the development and approval of the Plan. In addition to the Consortium outreach, the City sought input through its own process to develop the plan through the solicitation of comments and public hearings.

The City of Bloomington's Plan, as part of the Consortium's entire Plan, was made available for public comment 30 days prior to going before the Hennepin County Board for a public hearing on April 16, 2019. This is the final public hearing on the consortiums plan, included the City of Bloomington's plan.

In addition and prior to the Consortium's hearing, the Bloomington City Council held a public hearing for comments on the development and approval of the City's plan. This hearing also serves to recieve any comments from the public or interested organizations prior to submission to the Hennepin County for inclusion it the Consortiums Plan.

The Consortium's Plan provides the complete Citizen Participation Plan for all members to follow, including Bloomington. The Citizen Participation Plan details the efforts to broaden public participation in the development of the Action Plan.

In addition to the Consortium's hearing and comment period, the City of Bloomington provides two opportunities for public comments on the plan and its development. The City's Action Plan is a subject of public hearings at both the City's HRA and Council prior to adoption and submission to be included in the Hennepin County Consortium Action Plan.

Please note that all citizens and all other interested parties are able to comment on the development of Bloomington's Action Plan by the submission of written comments, public testimony at either the HRA meeting or the City Council's public hearing. In addition, any member of the public or interested organization may offer input or comment through the Hennepin County Consortium's public comment and hearing process. Lastly, Hennepin County's an online survey of Hennepin County residents to provide feedback on the Consolidated Plan.



Citizen Participation Outreach

| Sort Or der | Mode of Out reach | Target of Out reach | Summary of response/attendance | Summary of comments rec eived | Summary of co mments not accepted and reasons | URL (If applicable) |
|----------------|----------------------|---|---|-------------------------------|--|--|
| 1 | Public Meeting | Non- targeted/bro ad community | The City of Bloomington's Housing and Redevelopment Authority held a public meeting at 5:30 p.m. on March 12, 2019 to accept comments on the development of the plan and to recommend the plan for approval to the City Council. The HRA's agenda and meeting schedule is posted on the City's website, including the plan or summary of the plan. Comments received on the plan will be considered for this or future plans. | No comments received. | | www.bloomingtonmn.gov/hra/community-development-block-grant-cdbg-program |

| Sort Or | Mode of Out | Target of Out | Summary of | Summary of | Summary of co | URL (If applicable) |
|---------|----------------|---------------|----------------------------|-----------------------|---------------|--|
| der | reach | reach | response/attendance | comments rec | mments not | |
| | | | | eived | accepted | |
| | | | The City of Planmington's | | and reasons | |
| | | | The City of Bloomington's | | | |
| | | | City Council held a public | | | |
| | | | hearing at 7:00 p.m. on | | | |
| | | | March 25, 2019 to accept | | | |
| | | | comments on development | | | www.bloomingtonmn.gov/hra/ community-development- block-grant-cdbg-program |
| | | , | of the plan and to | No comments received. | | |
| | | | recommend the plan for | | | |
| | | | approval to HUD and | | | |
| | | | Hennepin County, the lead | | | |
| | Public Meeting | | agency of the consortium. | | | |
| 2 | | | Notice of the hearing was | | | |
| | 0 | | published ten or more days | | | |
| | | | prior to the hearing. The | | | |
| | | | City Council's meeting | | | |
| | | | dates, times and agendas | | | |
| | | | are made available on the | | | |
| | | | City's website: | | | |
| | | | www.BloomingtonMN.gov/ | | | |
| | | | programs-and-services, | | | |
| | | | including the plan or | | | |
| | | | summary of the plan. | | | |

| Sort Or der | Mode of Out reach | Target of Out Summary of reach response/attendance | | Summary of comments rec | Summary of co mments not accepted | URL (If applicable) |
|----------------|----------------------|--|--|-------------------------|---|--|
| | | | | | and reasons | |
| | | | The City of Bloomington's | | | |
| | | | City Council held a public hearing at 7:00 p.m. on | | | |
| | | | March 25, 2019 to accept | | | |
| | | | comments on the | | | |
| | | | development of the plan | | | |
| | Newspaper Ad | | and to recommend the | | | |
| | | | plan for approval to HUD | | | |
| | | | and Hennepin County, the | | | |
| | | Non- | lead agency of the | | | www.bloomingtonmn.gov/hra/ community-development- block-grant-cdbg-program |
| 2 | | targeted/bro | consortium. Notice of the | No comments | | |
| 3 | | ad | hearing was published ten | received. | | |
| | | community | or more days prior to the | | | |
| | | | hearing. The City Council's | | | |
| | | | meeting dates, times and | | | |
| | | | agendas are made | | | |
| | | | available on the City's | | | |
| | | | website: | | | |
| | | | www.BloomingtonMN.gov/ | | | |
| | | | programs-and-services, | | | |
| | | | including the plan or | | | |
| | | | summary of the plan. | | | |

| Sort Or der | , | | Summary of comments rec | Summary of co mments not accepted | URL (If applicable) | |
|----------------|----------------------|---|---|---|-----------------------------------|--|
| | | | | Cived | and reasons | |
| 4 | Internet Outreach | Non- targeted/bro ad community | The City sent out a email to all subscribers of its HRA webpage to inform them of the comment period and public hearing to be held before the City Council on March 25, 2019. The HRA administers the CDBG program on behalf of the City. | No comments received. | | |
| 5 | Public Meeting | Non- targeted/bro ad community | The Bloomington City Council held a virtual public meeting on June 22, 2020, to approve the expenditure of CDBG-CV funds. A five day notice period was provided per the HUD COVID-19 waiver that the City requested and received. | No public comments were received. | No public comments were received. | |

| Sort Or der | Mode of Out reach | Target of Out reach | Summary of response/attendance | Summary of comments rec eived | Summary of co mments not accepted and reasons | URL (If applicable) |
|----------------|----------------------|---|---|-----------------------------------|--|---------------------|
| 6 | Public Meeting | Non- targeted/bro ad community | The Bloomington City Council held a virtual public meeting on August 2, 2021, to approve the expenditure of CDBG-CV3 funds. A five day notice period was provided per the HUD COVID-19 waiver that the City requested and received. | No public comments were received. | No public comments were received. | |

Table 4 – Citizen Participation Outreach



Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

The City of Bloomington is an entitlement jurisdiction for the Community Development Block Grant Program. The City is will receive \$446,226 in CDBG funds for the 2019 program year.

Anticipated Resources

| Program | Source | Uses of Funds | Ex | xpected Amount Available Year 1 | | Expected | Narrative Description | |
|---------|----------|-----------------|-------------|---------------------------------|------------|--------------|-----------------------|----------------------------------|
| | of | | Annual | Program | Prior Year | Total: | Amount | |
| | Funds | | Allocation: | Income: \$ | Resources: | \$ | Available | |
| | | | \$ | | \$ | | Remainder of | |
| | | | | | | | ConPlan | |
| | | | | | | | \$ | |
| CDBG | public - | Acquisition | | | | | | The City of Bloomington is an |
| | federal | Admin and | | | | | | entitlement jurisdiction for the |
| | | Planning | | | | | | Community Development Block |
| | | Economic | | | | | | Grant Program. |
| | | Development | | | | | | |
| | | Housing | | | | | | |
| | | Public | | | | | | |
| | | Improvements | | | 7 | | | |
| | | Public Services | 446,226.00 | 800,000.00 | 0.00 | 1,246,226.00 | 1,500,000.00 | |

| Program | Source | Uses of Funds | Ex | pected Amoun | t Available Ye | ear 1 | Expected | Narrative Description |
|---------|---------------------|-------------------------------------|-----------------------------|-----------------------|--------------------------------|--------------|--|---|
| | of Funds | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | Amount Available Remainder of ConPlan \$ | |
| Other | public - federal | Housing Public Services Other | | | | | | Total of two CDBG CV grants: CDBG-CV1 \$269,466 and CDBG-CV3 \$515,447. The City of Bloomington will use the CDBG-CV1 allocation for emergency rent assistance to income qualified participants. The CDBG-CV3 grant funds will be used for emergency rent, utility and mortgage assistance, foreclosure prevention, |
| | | | 784,913.00 | 0.00 | 0.00 | 784,913.00 | 0.00 | homeless outreach and counseling; administration. |

Table 5 - Expected Resources - Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City of Bloomington's CDBG funding leverages additional resources, including City and HRA levy funds. For example, the City of Bloomington has committed serveral hundered thousand dollars to augment the successful CDBG funded single-family rehabilitation program. In addition, the HRA has provided its' own levy funds to provide additional rehab loans to low/mod households in the City.

The CDBG program funds also leverage additional public services that are funded with City general funds. For example, with CDBG funds dedicated to the HOME senior service program, the City is able to fund other underserved or needed public services, including those that serve domestic violence victims and homeless youth.

Also note that the City's single-family rehab loan fund receives additional funds from the repayment of old loans (revolving loan fund). It is estimated that the activity will receive \$600,000 in repaid loans in PY2017.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Discussion



Annual Goals and Objectives

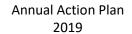
AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

| Sort | Goal Name | Start | End | Category | Geographic | Needs Addressed | Funding | Goal Outcome Indicator |
|-------|---------------------|-------|------|-------------|-------------|-------------------|--------------|---------------------------------|
| Order | | Year | Year | | Area | | | |
| 1 | Preserve and Create | 2015 | 2019 | Affordable | City of | Rehabilitation of | CDBG: | Rental units rehabilitated: 30 |
| | Single Family | | | Housing | Bloomington | Existing Units | \$344,138.00 | Household Housing Unit |
| | Homeowership | | | | | | | Homeowner Housing Added: |
| | | | | | | | | 2 Household Housing Unit |
| 2 | Senior Services | 2015 | 2019 | Non-Housing | City of | Public Service | CDBG: | Public service activities other |
| | | | | Community | Bloomington | | \$20,000.00 | than Low/Moderate Income |
| | | | | Development | | | | Housing Benefit: 100 Persons |
| | | | | | | | | Assisted |
| 3 | Fair Housing | 2015 | 2019 | Non-Housing | City of | Public Service | CDBG: | |
| | Activities | | | Community | Bloomington | | \$5,000.00 | |
| | | | | Development | | | | |

Table 6 - Goals Summary

Goal Descriptions



| 1 | Goal Name | Preserve and Create Single Family Homeowership |
|---|---------------------|--|
| | Goal Description | In order to preserve and maintain Bloomington supply and quality single-family homes, the City will make deferred payment loans of up to \$35,000 for low/moderate income homeowners to rehabilitate their single-family homes. This program is offered Citywide and will help approximately 30 low/moderate families maintain their homes per year. This program helps maintain the overall housing stock within the City of Bloomington. This is the only activity that produces program income and the proceeds are reinvested into the rehabilitation loan program according to the activity's budget and acts as a revolving loan fund. |
| | | In addition, the City willprovide two homeowership opportunities to low/moderate income households by partnering with the West Hennepin Affordable Housing Land Trust (WHAHLT). The land trust will acquire and rehabilitate three homes in Bloomington during the 2019 program year. The City's CDBG funds will provide at total of \$150,000 in gap financing for two homes. The homes will be sold to low/moderate income homeowners once construction is complete. |
| 2 | Goal Name | Senior Services |
| | Goal Description | In order to assist seniors living in Bloomington, the City's CDBG will fund the Home Maintenance Program (H.O.M.E.), a program of Senior Community Service. This service provides for household and outside maintenance chore services for elderly and persons with disabilities who are presumed to be low and moderate income. This program is offered citywide and will benefit approximately 100 households during each year of the plan. This program's accomplishment is to allow seniors and disabled persons to remain in their homes. |
| 3 | Goal Name | Fair Housing Activities |
| | Goal Description | This administrative activity is to further fair housing initiatives as part of the Hennepin County Consortium. Activities may include enforcement, training, education and outreach. |

AP-35 Projects - 91.420, 91.220(d)

Introduction

Activities that will be undertaken during 2019 will address priority needs and local objectives. The activities that are part of the 2019 Action Plan are to be completed within the program year. Of the total grant of \$446,226 the City will use \$351,226 or 80% to serve low and moderate income activities. The balance of funds will be used for Fair Housing activities and administration expenses.

| # | Project Name |
|-----------|--|
| 1 | Administration |
| 2 | Single-Family Rehabilitation Loans |
| 3 | West Hennepin Affordable Housing Land Trust (WHAHLT) |
| 4 | Fair Housing |
| 5 | HOME - Senior Community Services |
| 6 | CV-Emergency Rent Assistance |
| 7 | CV3-Emergency Rental and Utility Assistance |
| 8 | CV3-Emergency Mortgage Assistance and Foreclosure Prevention |
| 9 | CV3-Homelessness Response Services |
| 10 | CV3-Housing Assistance Navigators |
| 11 | CV3-Administration |
| <u>12</u> | CV - Develop or Rehab Affordable Rental Housing |

Table 7 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

AP-38 Project Summary

Project Summary Information



| 1 | Project Name | Administration |
|---|---|---|
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG: \$90,000.00 |
| | Description | General program operating expenses. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | |
| | Planned Activities | |
| 2 | Project Name | Single-Family Rehabilitation Loans |
| | Target Area | |
| | Goals Supported | Preserve and Create Single Family Homeowership |
| | Needs Addressed | Rehabilitation of Existing Units |
| | Funding | CDBG: \$156,226.00 |
| | Description | Revolving rehabilitation loan program to serve low/moderate income homeowners. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 30 Low/mod homeowners. |
| | Location Description | This activity is offered city-wide. |
| | Planned Activities | Rehabilitation of single-family homes owned by low/moderate income homeowers through a deferred loan program. |
| 3 | Project Name | West Hennepin Affordable Housing Land Trust (WHAHLT) |
| | Target Area | |
| | Goals Supported | Preserve and Create Single Family Homeowership |
| | Needs Addressed | Rehabilitation of Existing Units |

| | Funding | CDBG: \$1,500,000.00 |
|---|---|--|
| | Description | The City of Bloomington will partner with the West Hennepin Affordable Housing Land Trust (WHAHLT, dba: Homes Within Reach) to purchase and rehab two single-family homes in Bloomington. The homes will then be re-sold to low/moderate income first-time home buyers at an affordable price. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | Peruchase and rehab of two single-family homes through the West Hennepin Affordable Housing Land Trust (WHAHLT) for re-sale to low/moderate income first-time homebuyers. |
| | Location Description | This activit is offered cite-wide. |
| | Planned Activities | Peruchase and rehab of two single-family homes through the West Hennepin Affordable Housing Land Trust (WHAHLT) for re-sale to low/moderate income first-time homebuyers. |
| 4 | Project Name | Fair Housing |
| | Target Area | |
| | Goals Supported | Fair Housing Activities |
| | Needs Addressed | |
| | Funding | CDBG: \$50,000.00 |
| | Description | Fair Housing activites through the Hennepin County Consortium. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | Not applicatble - admistrative activity. |
| | Location Description | Not applicable - administrative activity. |
| | Planned Activities | Participation in the Hennepin County Consortium to offer and promote Fair Housing Activities. |
| 5 | Project Name | HOME - Senior Community Services |
| | Target Area | |
| | Goals Supported | Senior Services |
| | Needs Addressed | Public Service |

| | Funding | CDBG: \$20,000.00 |
|---|---|--|
| | Description | Funding for the Household and Outdoor Maintenance for Elderly (HOME) program administered by Senior Community Services to provide household and outdoor maintenance services for elderly persons on a city-wide basis. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 100 Seniors |
| | Location Description | This activity is offered city-wide. |
| | Planned Activities | The city will provide CDBG funds to Senior Community Service's Houehold and Maintenance for the Elderly (HOME) program to provide outside maintenance anf home-making services to low/moderate income seniors. |
| 6 | Project Name | CV-Emergency Rent Assistance |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG-CV: \$269,466.00 |
| | Description | Provision of up to three months of emergency rent assistance to Bloomington families to prevent homelessness as a result of COVID-19 impacts. |
| | Target Date | |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | |
| | Planned Activities | |
| 7 | Project Name | CV3-Emergency Rental and Utility Assistance |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |

| | Funding | CDBG-CV: \$200,000.00 |
|---|---|---|
| | Description | Provision of emergency rental and utility assistance to Bloomington families to prevent homelessness as a result of COVID-19 impacts. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | City of Bloomington |
| | Planned Activities | Provision of emergency rental and utility assistance to Bloomington families to prevent homelessness as a result of COVID-19 impacts. |
| 8 | Project Name | CV3-Emergency Mortgage Assistance and Foreclosure Prevention |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG-CV: \$194,447.00 |
| | Description | Funding to support emergency mortgage assistance and foreclosure prevention counseling. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | City of Bloomington |
| | Planned Activities | Funding to support emergency mortgage assistance and foreclosure prevention counseling. |
| 9 | Project Name | CV3-Homelessness Response Services |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG-CV: \$50,000.00 |

| | Description | Funds will be used to provide grants to non-profit organizations who can provide outreach and access to county services to unsheltered persons as a result of COVID-19. |
|----|---|---|
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | City of Bloomington |
| | Planned Activities | Funds will be used to provide grants to non-profit organizations who can provide outreach and access to county services to unsheltered persons due to COVID-19. |
| 10 | Project Name | CV3-Housing Assistance Navigators |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG-CV: \$35,000.00 |
| | Description | Support for housing navigation services to help residents impacted by COVID-19 to successfully access housing assistance, such as Rent Help MN funding. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | City of Bloomington |
| | Planned Activities | Support for housing navigation services to help residents impacted by COVID-19 to successfully access housing assistance, such as Rent Help MN funding. |
| 11 | Project Name | CV3-Administration |
| | Target Area | |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | CDBG-CV: \$36,000.00 |

| | Description | CDBG-CV3 funds towards increased administration costs to support staff who are assisting with responding to new project needs created by the COVID-19 pandemic. Â |
|-----------|---|--|
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | |
| | Location Description | City of Bloomington |
| | Planned Activities | CDBG-CV3 funds towards increased administration costs to support staff who are assisting with responding to new project needs created by the COVID-19 pandemic. |
| <u>12</u> | Project Name | CV - Develop or Rehab Affordable Rental Housing |
| | Target Area | City of Bloomington |
| | Goals Supported | |
| | Needs Addressed | |
| | Funding | <u>\$230,447</u> |
| | Description | Rehabilitation of single family property for long-term affordable rental programs addressing deferred maintenance caused by the COVID-19 pandemic. |
| | Target Date | <u>6/30/2026</u> |
| | Estimate the number and type of families that will benefit from the proposed activities | <u>15</u> |
| | Location Description | City of Bloomington |
| | Planned Activities | Rehabilitation of single family rental properties including but not limited to tree removal or trimming, roof replacement or repair, plumbing, and other maintenance needs identified for each property. |

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The Bloomington CDBG program activites will be available to low/moderate income (LMI) persons citywide and will not be geographically targeted. Bloomington's CDBG activities are provided on a limited clientele basis (available to all qualified households in the City) rather than on an area-benefit basis (principally benefitting or available to persons within a specific area). Because the housing problems or needs, such as cost-burden are experienced by LMI households across the City and not concentrated in any particular area, Bloomington makes its CDBG activities available to LMI households city-wide.

Geographic Distribution

| Target Area | Percentage of Funds |
|---------------------|---------------------|
| City of Bloomington | 100 |

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion



AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

The City of Bloomington has a long track record supporting new and exisiting affordable housing within the City. The Bloomington HRA operates a Housing Choice Voucehr Proram (Section 8) that assists 551 households each month. The HRA also provides affordable rental opportunities through the 41 rental homes that are owned and managed by the HRA. The HRA has also partnered with private and non-profit developers for development of new affordable housing. Most recently in 2008, the HRA provided \$600,000 for the development of 50 affordable units through the low-income housing tax credit program with a private developer. In 2019, the HRA will assist with the development of 42 Low-Income Housing Tax Credit units at 108 Place. the HRA will provide the land to the developer at a reduced cost to increase the affordablity of the project.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The City of Bloomington continues to seek out ways to foster the development of affordable housing, both ownership and rental. The City is developming its Comprehensive Plan for the Metropolitan Council. Through this process, the City will review its policies, practices, procedures, etc. that may or may not affect the development of affordable housing and the return on residential development from 2020-2040.

The City of Bloomington continues to offer flexibility in the approval of housing projects, including affordable, that help a project to be successful. For example, the City will work with a project's developer and may offer higher densities, reduced parking requirements or TIF or tax abatement to assist the project. In February 2019, the City adopted an Opportunity Housing Ordiance to promote the development of affordable housing in the City. This comprehensive ordinance includes incentives and goals for the development of affordable housing units. More information on the ordinance and other City affordable housing initiatives can be found at: https://www.bloomingtonmn.gov/cd/affordable-housing-preservation-and-creation

The greatest barrier that the City experiences to the development of new affordable housing is the lack of available and/or affordable land. The

City, through its HRA, meets frequently with developers of affordable housing who are seeking to create new affordable housing within the City. Bloomington is a built-out city and any new affordable housing will be redevelopment project, which adds significant costs to a project. The HRA is exploring different ways to assist in the land acquisition process for affordable housing, however, greatly deminished emenint domain powers limit the HRA's ability to assemble the multiple parcels needed for most projects

Discussion



AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Despite limited funding, Bloomington's CDBG program is designed to meet a wide range of needs, including services for seniors, fair housing activities, housing rehabilitation and reducing lead-based paint hazards. The City works with a variety of public, non-profit, and private industry partners to accomplish its community development goals, both through the CDBG program and through other resources.

Actions planned to address obstacles to meeting underserved needs

The City will continue to identify obstacles, such as lack of affordable housing, to unmet and underserved community needs and support the goals established in the 2015-2019 Consolidated Plan. The City's approach to meeting these affordable housing needs is to provide affordable housing opportunities includes the City's HRA and the Housing Choice Voucher program. In addition, to preserve and expand the supply of decent, safe, and affordable housing, the City will provide financial assistance for rehabilitation and repair of owner-occupied units to low to moderate income families. Other activities that would meet unmet needs not addressed by our limited CDBG funding will be identified and other resources may be sought to meet the need.

The City has chosen activities that best serve the needs of the Citizens of Bloomington, given limited funding of the CDBG Program. Over the past several funding cycles, the City's total grant has been reduced by nearly \$100,000 from its high point of \$522,000 in FY2003. This reduction has created obstacles to expanding existing activities or funding new activities to meet underserved needs.

Actions planned to foster and maintain affordable housing

The biggest affordable housing activity that the Bloomington HRA manages is our 551 unit Housing Choice Voucher program. This important community resources assists 551 families every month. These families include elderly, disabled and single-parent households. However, recent reductions in funding to the Voucher program by Congress/HUD has resulted in the HRA reducing the number of families assisted each month.

In addition, the Bloomington HRA owns 20 single-family homes in our Assisted Rental Housing Program. The units maintain their affordability through the HRA's action to project-base 20 vouchers from its tenant-based Section 8 program in these units. Originally, the units were part of the HRA's Public Housing program, which ended in 2012. The HRA's Public Housing program was developed in 1995; however the program failed to be self-supporting. The HRA had to provide additional funding over several years to cover shortfalls in the Public Housing program. This use of local levy funds to support this federal program was necessary as a result of several years of reduced funding by HUD. The HRA received approval from HUD to terminate its Public Housing program and transfer the units to the

Annual Action Plan

39

Section 8 Housing Choice Voucher program.

In addition, the City of Bloomington's HRA currently has 21 single-family homes in its Rental Home for First-Time Home Buyers program. This program was originally funded by Hennepin County HOME funds. This program serves families that are making the transition from renting to owning their own home. The program escrows a portion of their monthly rent for future use as a down payment on the purchase of a home.

The Bloomington HRA is responsible for maintenance and management of all 41 of the above single-family affordable rental units.

The HRA used FY 2007 funding for the land acquisition-substantial rehabilitation activity to assist in funding the land acquisition for the development of 50 new units of affordable tax-credit rentals. The HRA worked with Sherman and Associates to acquire the land for the units with the CDBG funds at 8735 Portland Avenue South. The amount of CDBG expended was \$257,000. In addition, the HRA contributed \$343,000 of its own funds to the project, for a total of \$600,000. The affordability of these tax-credit apartments will provide additional needed workforce housing in the City. The project completed lease up in the fall of 2009. Due to reduced CDBG grants, the City has not been able to fund this activity in recent years.

In 2019. the HRA will assist with the development of 42 Low-Income Housing Tax Credit units at 108 Place. the HRA will provide the land to the developer at a reduced cost to increase the affordablity of the project.

In February 2019, the City adopted an Opportunity Housing Ordiance to promote the development of affordable housing in the City. This comprehensive ordinance includes incentives and goals for the development of affordable housing units. More information on the ordinance and other City affordable housing initiatives can be found at: https://www.bloomingtonmn.gov/cd/affordable-housing-preservation-and-creation

Actions planned to reduce lead-based paint hazards

The City will continue to comply with all requirements of Title X-Residential Paint Hazard Reduction Act of 1992. Additionally, the Bloomington HRA is using a portion of the CDBG funds for lead abatement activities in its Section 8 Rent Assistance Program and CDBG Single Family Rehabilitation Loan Program. The Bloomington HRA also informs all tenants participating in the Section 8 Program, public

Annual Action Plan 2019 40

housing and rental home program of potential hazards of lead paint.

All recipients of rehabilitation funds must have a lead paint inspection performed on their home prior to receiving a loan. Any lead that is found must then be abated using CDBG funds. The Bloomington Public Health Department also makes referrals for testing when cases of lead poisoning are suspected.

The Bloomington HRA also keeps Section 8 landlords up to date regarding lead paint through its quarterly Rental Collaborative meetings.

The Bloomington HRA has two staff people who are trained lead inspectors and risk assessors. The Bloomington HRA provides CDBG funding to owners of rental property with Section 8 households with children below the age of six where the units will have to be tested for lead. Also, all of their Single Family rehabilitation activities (approximately 35 units) through the CDBG Program will have to be assessed and abated of lead paint.

Collaborative efforts: The City of Bloomington's Public Health Division advises the staff of the HRA of any known persons with lead poisoning who may be seeking services from the HRA/CDBG funded activities. In addition, the City partners with Hennepin County to provide lead paint abatement services for single-family rehabilitation clients whose family composition qualifies.

Actions planned to reduce the number of poverty-level families

The HRA provides affordable housing to poverty-level families through its Housing and Redevelopment Authority. This stable housing offers families and individuals the structure necessary to work on their income issues, such as education, new jobs and other important factors to overcome poverty.

Actions planned to develop institutional structure

The City of Bloomington has and will continue to coordinate with other institutions in the delivery of housing and community development programs. For example, in the past, the City has partnered with the National Handicapped Housing Institute, Sherman & Associates, MWF, Aeon and Sand Companies for the development of new or preservation of affordable and/or accessible housing

Actions planned to enhance coordination between public and private housing and social service agencies

The City of Bloomington has its own Housing and Redevelopment Authority. The HRA manages the CDBG program for the City and the two entities work closely together to achieve shared goals. In addition the HRA manages 551 units of affordable housing through its Housing Choice Voucher program. This important community resources assists 551 families every month. These families include

elerly, disabled and single-parent households.

In addition, the Bloomington HRA owns 20 single-family homes in our Assisted Rental Housing Program. The units maintain their affordability through the HRA's action to project-base 20 vouchers from its tenant-based Section 8 program in these units. Originally, the units were part of the HRA's Public Housing program, which ended in 2012. The HRA's Public Housing program was developed in 1995; however the program failed to be self-supporting. The HRA had to provide additional funding over several years to cover shortfalls in the Public Housing program. This use of local levy funds to support this federal program was necessary as a result of several years of reduced funding by HUD. The HRA received approval from HUD to terminate its Public Housing proegram and transfer the units to the Section 8 Housing Choice Voucher program.

Discussion



Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

| 1. The total amount of program income that will have been received before the start of the nex | ι. |
|---|--------|
| program year and that has not yet been reprogrammed | C |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year | to |
| address the priority needs and specific objectives identified in the grantee's strategic plan. | C |
| 3. The amount of surplus funds from urban renewal settlements | C |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has n | ot |
| been included in a prior statement or plan | C |
| 5. The amount of income from float-funded activities | C |
| Total Program Income: | 0 |
| | |
| Other CDBG Requirements | |
| 1. The amount of urgent need activities | C |
| 2. The estimated percentage of CDBG funds that will be used for activities that | |
| benefit persons of low and moderate income. Overall Benefit - A consecutive period | |
| of one, two or three years may be used to determine that a minimum overall | |
| benefit of 70% of CDBG funds is used to benefit persons of low and moderate | |
| income. Specify the years covered that include this Annual Action Plan. | 80.00% |



Attachments



Grantee SF-424's and Certification(s)

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fate Housing -- The jurisdiction will affirmatively further him housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan – It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 to contraction with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying -- I'o the best of the jurisdiction's knowledge and belief:

- 1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an efficiency complayed of any agency, a Member of Congress, an officer or couplinged of Congress, or an employed of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the contening into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
- 2. If any fauds other than Federal appropriated funds have been paid or will be paid to any person for influencing or aftempting to influence an officer or employee of any agency, a Member of Congress, an efficient or employee of Congress, or an employee of a Member of Congress in consection with this Federal contract, grant, loan, or ecoperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Loobying." in accordance with its instructions; and
- 3. It will require that the language of paragraph 1 and 2 of this anti-hisbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grunts, foans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction .- The costsolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal unifority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan - The housing activities to be undertaken with Community Development Block Count. HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 If will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701a) and implementing regulations at 24 CFR Part 135.

Signature of Authorized Official Date

Mayor 7/16/

Date

City Manager

Title

riewed and Approved by the City Attorney

its Attorney

Date

Annual Action Plan

2019

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Specific Community Development Block Grant Certifications

The Entitlement Community cortifies (Lut:

Citizen Participation — It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan — Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent hersing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Fullowing a Plan -- It is (i)] owing a current consolidated plan that has been approved by HUD.

Use of Funds -- I; has complied with the following criteria;

- 1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so us to give maximum feasible priority to activities which benefit low- and moderate-income lamilies or aid in the prevention or elamination of slinins or bright. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other timanefal resources are not available (see Optional CDBG Certification).
- 2. Overall Benefit. The agarcgate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2019 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.
- 3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBC funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) littanced from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of proporties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it tacks CDBG funds to cover the assessment

Excessive Force - It has adopted and is enforcing:

- A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
- A pullicy of enforcing applicable State and local anys against physically barring enfrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Crvil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Load-Based Paint – Its activities concerning lead-hazed paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, I, K and R.

Comptioner with Laws -- It will comply with applicable laws.

Signature of Authorized Official

7/19/1 Date

City Manager

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7-22-19

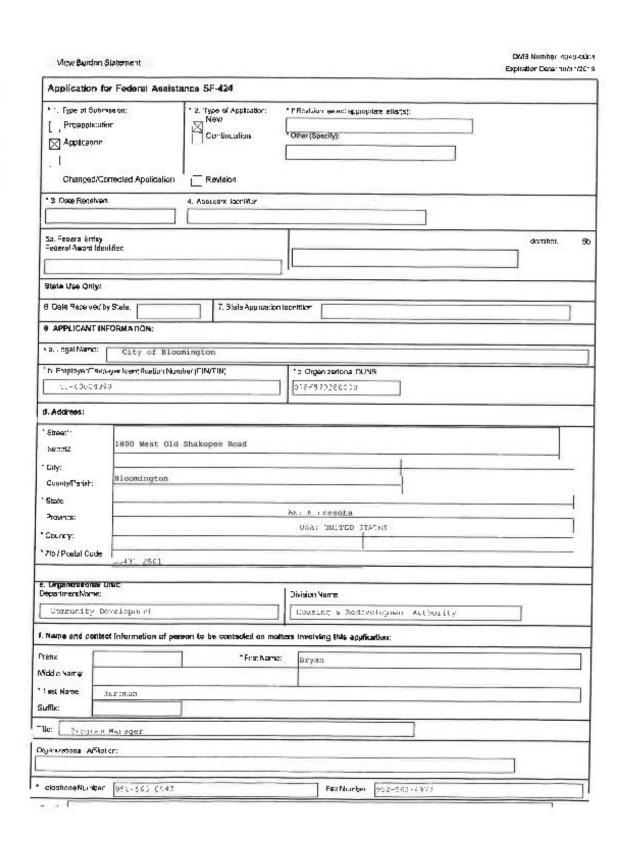
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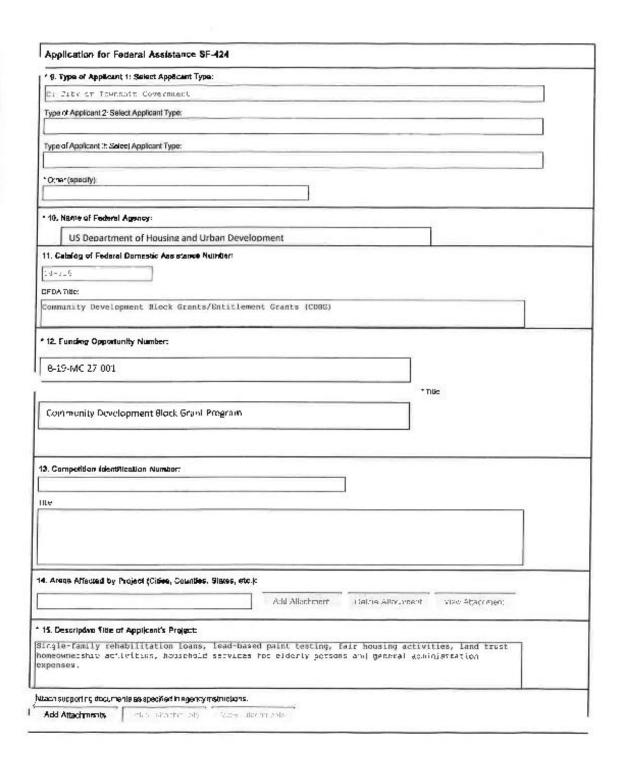
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Reviewed and Approved by the City Attorney

City Attorney

Date





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Public reporting burden for this collection of Information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing cata sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden astimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budgal, Paperwork Reduction Project (0348-0042), Weshington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET, SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have quastions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional essurances. If such is the case, you will be helpfulge.

As the duty authorized recresentative of the applicant, I dustify that the applicant:

- Has the legal suthody to apply for Federal assistance, and the institutional managerial and financial capability (including funds sufficient to pay the non-Federal share of project case) to ensure proper planning, management and completion of project describer, in this application.
- Will give the awarding agency, the Computer of the United States and, if appropriate, the State, the Aght to examine all records, brooks, papers, or donuments related to the assistance; and will establish a proper accounting system in accordance with generally amonated accounting standards or agency directives.
- 3. Will not dispose of, modify the usp of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Faderal awarding agency directives and will include a coverant, in the title of real property acquired hybridie or in part with faderal assistance hands to assure non-discomination during the useful He of the project.
- Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
- 5. Will provide and maintain compalent and adequate engineding supervision at the construction site as ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
- Will initiate and complexe this work within the applicable time frame after receipt of approval of the awarding againty.
- Will establish safegiands to prohibit employees from using their pusitions for a purpose that constitutes or presents the appearance of personal or organizational curfiel of interest, or possinal gain.

- Will compty with the Intergovernmental Prosonnet Act of 1970 (42 U.S.C. §51728-4783) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Apprentix A of OPM's Sentiants for a Ment System of Personnet Administration (5 C.F.R. 800, Subpect F).
- Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4301 et seq.) which prohibits the use of lead based paint in construction or rehabilitation of residence structures.
- 10. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race. chlor or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1636), which prohibits discrimination on the case of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29) U.S.C. §794), which prohibits discrimination on the basis of "arrdinade; (d) the Age Discrimination Act of 1975, as anrended (42 U.S.C. §86101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as ammiced relating to nondiscrimination on the besis of crug abuse (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Art of 1970 (P.L. 91 816) as amended, relating to nondiscrimination on the basis of alcohol abuse or efcutolism: (g) §§523 and 527 of the Public Health Service Act at 1912 (42 U.S.C. §§290 cu-5 and 290 se Balamenced, releting to confidentiality of a conol and drog abuse patient records, (h) Trile Vill of the Civil Rights Act of 1988 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or ficencing of holsbrig; () any other nondiscrimination provisions in the specific statue(s) under which application for Federal assistance is being made; and (j) the requirements of any other rondiscrimination status(s) which may apply to the application.

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Standard Form 424D (Hrw. 7-97) Prescribed by OMB Circular A-102

- 11. Will comply, or has already complied, with the requirements of Titles it and ill of the Linform Relocation Assistance and Rest Property Accusation Policies. Act of 1970 (P.1. 91-848) which provide for fair and equilable heatment of persons displaced on whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in rest property equired for project purposes regardless of Federal participation in purchases.
- 19 Will comply with the provisions of the Hatch Aid (5 U.S.C. §§1501-1508 and 7324-7328) which I mit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
- 13. Will comply, as applicable, with the provisions of the Devis-Bacon Act (40 U S C, §§276a to 276a-7) the Cope and Act (40 U.S.C, §276c and 18 U S C, §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C, §§327-233) regarding labor standards for foderally assisted construction sub-agreements.
- t4. Will comply with floud insurance purchase requirements of Section 102(a) of the Fixed Diseaser Protection Art of 1973 (P.L. 93-224) which requires recipients of a special food hexard area to participate in the program and to purchase flood insurance if the text cost of insurable construction and acquisition is \$10,000 or more.
- 15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of commonwhat quality control revisiones under the National Environmental Policy Act of 1869 (P.L. 91.180) and Executive Order (EO) 11514; (b) notification in violating "solities dursuant to EO 11738* (c) protection of wetlends pursuant to EO 11798; (d) evaluation of flood hazards in floodplains in accordance with EO 11989; (e) associance of project consistency with the approvant State management program developed under the Coestal Zone Monagement Act of 1972 (16 J.B.C. §§* 451 d. seq.), (t) conformity of

- Federal soflors to State (Clear Air) implementation. Plans under Seption 176(-) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.), (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (ii-) protection of children and species under the Endorgered Species Act of 1973, as amended (P.L. 93-205).
- 16. Will comply with the Wirt and Scenic Hivers Act of 1968 (16 U.S.C. §§1271 et sog ; related to protecting components in potential components of the national wild and scenic rivers system.
- Will easist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1986, as amended (16 U.S.C. §470), EO 11593 (joint fication and protection of historic properties), and the Archeeological and historic Preservation Act of 1974 (16 U.S.C. §§468a-1 at seq).
- 18. Will cause to be performed the required financial and compliance sudits in associative with the Single Audit. Act Americans of 1995 and OMS Circular No. A-133, Audits of Statics, Local Governments, and Non Profit Organizations!
- 13. Will comply with all epolicable requirements of at other Federal laws, executive orders, regulations, and colletes governing this program.
- 20. Will comply with the requirements of Section 108(g) of the Trafficking Victoris Protection Act (TVPA) of 2005; is amended (22 U S C, 71%) which prohibits grant award recipients one sub-recipient from (1) Engaging in severe forms of frafficking in persons during the period of time that the award is in effect (2) Produring a commercial sex sect during the pends of time that the award is in effect or (3) Dates forced labor for the performance of the award on sub-awards under the award.

| SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL SOLUTION (J. D. J. L. | MAYOR/CITY MANAGER |
|---|---------------------------|
| APPLICANT ORGANIZATION | DATE SUBMITTED |
| CITY OF BLOOMINGTON, MINMESOTA | 7/19/19 |
| REVIEWED AND APPROVED BY CITY ATTORNEY | DATE |
| MelipayManderschie | 子11声119 |
| | SF-424D (Rev. 7-97) Haick |

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurnalistics certifies that.

Affirmatively Further Fair Housing -- The jurisdiction will affirmatively further fair housing,

Uniform Relocation Act and Anti-displacement and Relocation Plan — It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Labbying -- To the best of the jurisdiction's knowledge and belief:

- 1. No Federal appropriated forals have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
- 2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-ULL, "Disclosure Form to Report Lobbying," in accordance with its instructions: and
- 3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction -- The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grunt, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701n) and implementing regulations at 24 CFR Part 135.

Signature of Authorized Official

Mayor

Title

Reviewed and Approved by the City Attorney

1 100001

Date

Specific Community Development Block Grant Certifications

The Ratiflement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan (hgl astisfies the requirements of 24 CFR 91,105.

Community Development Plan — Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate (neone) and requirements of 24 CFR Parts 91 and 570.

Following a Plan - It is following a current consolidated plan that has been approved by HLID.

Use of Funds -- It has complied with the following criteria:

- 1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or climination of slums or highly. The Action Plan may also include CDBG-assisted activities which the grantee conflicts are designed to meet other community development needs having particular urgency because existing conditions passe a serious and immediate threat to the health or welfare of the community, and other linancial resources are not available (see Optional CDBG Certification).
- 2. Overall Benefit. The aggregate use of CDBC funds, including Section 108 guaratteed loans, during program year(s) __2019 _____ is period specified by the gruntee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the annual is expended for activities that benefit such persons during the designated period.
- 3. Special Assessments. If will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or ussessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

- A policy probibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
- A policy of enforcing applicable State and local laws against physically barring entrunce to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with fille VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, I, K and R.

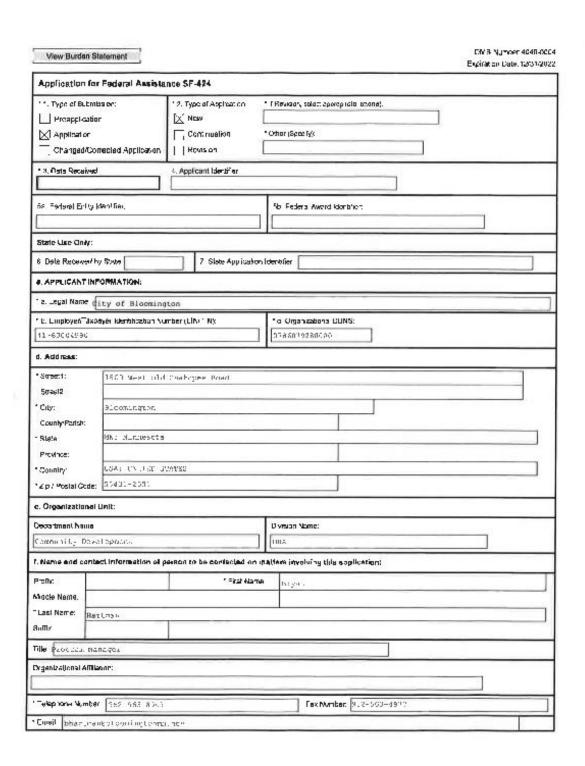
Compliance with Laws - It will comply with applicable laws.

Signature of Authorized Official

Mayor Title

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Date



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Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, scarching existing data pounds, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other expect of this collection of information including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0346-042), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or grogram. If you have questions, please contact the Awarding Agency. Further, certain Federal essistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant.

- Has the legal authority to apply for Federal assistance and the institutional managenel and financia, capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper oranging, management and come-ction of project, rescribed in this application.
- Will give the awarding agency, the Comptroller General
 of the United States and, if appropriate, the State,
 the right to examine all records, books, bepara, or
 documents related to the assistance; and will establish
 a hoper accounting system in accordance with
 generally accepted accounting standards or agency
 directives.
- 3. Will not dispose of, moorly the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whose or in part with Federal assistance funds to assure nondiscontingation curing the useful title of the project.
- 4 Will comply with the requirements of the assistance awarding agency with regard to the drafting neview and approval of construction plans and specifications.
- 5. Will provide and mainten competent and adequate engineering supervision at the construction sits to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other into mallon as may be required by the assistance awarding agency or State.
- Whill initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
- Will establish safeguards to proribit employees from using their publicins for a purpose that constitutes or prosents the appearance of personal or organizational conflict of interest, or personal gain.

- Will compty with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4753) relating to prescribed standards of their systems for programs funded under one of the 19 statutes or regulations specified in Appendix Alcf OPM's Standards for a Ment System of Personnel Aprintigitation (5 C.F.R. 900 Support F).
- 9 Will comp y with the Lend-Based Paint Poisoning Prevention Act (42 U.S.C. §\$4601 at seq.) which prohibits the use of lead-based point in construction or renabilitation of real-dense structures.
- 10. Wit comply with all Federal statutes rolating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discretination on the basis of rape. color or national orgin, (t) Title IX of the Education Americaneous of 1972, as amended (20 U.S.C. §§1681 1683 and 1935-1686), which prohibits discrimination on the cases of sex, (c) Section 504 of the Rehabilitation Act of 1973, as smended (29) U.S.C. §794), which prohibits discrimination on the basis of handicaps: (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§8101-6107), which prohibits discrimination on the basis of ager (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as emended relating to nondiscrimination on the basis at drug abuse, (f) Ine Comprehensive Alcohol Abuse and Accholism Prevention Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as americad, relating to rondiscrimination on the basis of alcohol abuse or alcoholism, (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U S C 9§290 dd-3 and 290 cc as amended, releting to confidentiality of a cohol and drug abuse galters records (h) Title V II of the Civil Rights Act of 1968 (42 U.S.C. 553801 et seq.), as amended ire ating to nordiscrimination in the sele, rental or financing of housing; (i) any other nondlacrimination provisions in the specific statue(s) under Which application for Federal assistance is being made, and (j) the requirements of any other nondiscrimination status is; which may apply to the applicătion,

Previous Edition Deable

Authorzed for Local Reproduction

Standard Form 424D (Rev. 7-97) Prescribed by QMB Circular 4-102

- 11 Will comply or has a ready complied, with the requirements of 1 dies II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-348) which provide for fair and equitable freatment of persons a splaned or whose property is acquired as a result of Fedoral and federally-sesisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
- 12 Will comply with the provisions of the Haten Act (5 or 8 C. §§1501-1509 and 7324-7328) which limit the political solivities of employees whose principal employment activities are funded in whole uninitially with Feyoral funds.
- 13. Will comply, as applicable, with the provisions of the Dayls Bacon Act (40 U.S.C. §§276s to 276s 7; the Concland Act (40 U.S.C. §276s and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327. 333) regarding ligher standards for federally-essisted construction subagreaments.
- 14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to curchase flood hazard cellf the fully cost of insurable construction and acquisition is \$10,000 or more.
- Will come y with environmental standards which may be prescribed pursuant to the following (a) institution of environmental quality control measures under the kational Environmental Policy Act of 1988 (P.L. 91.190) and Executive Order (P.O) 11514; (b) notification of violating facilities oursuant to EO 11735; (c) profession of wollands pursuant to EO 11790, (a) evaluation of flood hezerds in floodplains in accordance with EO 11988, (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 at seq.): (1) conformity of

- Federal actions to State (Clean Air) implomentation Plans under Section 175(c) of the Clean Air Act of 1955, as amended (42 til S.C. 3§7401 of sec.); (g) protection of underground actions of drinking water under the Safe Diriking Water Act of 1974, as amended (P.L. 50-529); and, (h) protection of endangeries species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
- 46. Will comply with the Wila and Scenic Rivers Act of 1968 (18 U.S.C. §§1271 of seq.) related to protecting components or potential components of the national wild and scenic rivers system.
- Will assist the awarding agency in assisting compliance with Section 105 of the National Historic Preservation Act of 1986, as amended (18 U.S.C. §470), EO (1593 (Merbitcation and protestion of historic properties): and the Archaeological and Historic Preservation Act of 1974 (18 U.S.C. §§469a 1 et seq).
- 18 Will cause to be polformed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. Ar 33, "Audit of States, Local Governments, and Non-Profit Organizations."
- Will comply with all applicable requirements of all other Federa leve, exacutive orders, regulations, and policies governing this program.
- 20. Will comply with the requirements of Section 108(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which probabilising rant award recipients of 3 sub-recipient from (f) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Produing is commercial sex and during the period of time that the award is in effect or (3) Using torced labor in the performance of the award or subswards under the award.

| SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL | TITLE |
|--|----------------|
| T= Buse | Mayor |
| APPLICANT ORGANIZATION | DATE SUBMITTED |
| City of Bloomington | 7/6/20 |
| City Manager Date Reviewed and Approved by the City Attorney City Attorney Date | 120 120 |

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each making the subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

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CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing -The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan — It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as smended, (12 U.S.C. 4601, 4665) and implementing regulations at 49 CFR Part 24. It has in affect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant, or HOME programs.

Anti-Lobbying -To the best of the jurisdiction's knowledge and ballef

- 1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for Industring or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or amployee of Congress, or an employee of a Member of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
- If any funds other than Fadera' appropriated funds have been paid or will be paid to any person for influencing or
 attempting to influence an officer or employee of any agency is Member of Congress, an officer or employee of
 Congress, or an employee of a Member of Congress in connection with this Faderal contract, grant, loan, or cooperative
 agreement, it will complete and submit Standard Form-Lill, "Disclosure Form to Report Loboying," in accordance with its
 instructions; and
- If will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award occurrents
 for all aubawards at all tiers (Including subcontracts, subgrants, and contracts under grants, loans, and cooperative
 agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction bossesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations

Consistency with plan -- The housing activities to be undertaken with Community Development Block Grant, HOME. Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS lands are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 · It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

| Signature of Authorized Official | 8-6-21 Date | <u>City Manager</u> Title | |
|--|----------------|------------------------------|--|
| Tim Busse | 8 421 | Mayor | |
| Signature of Authorized Official | 8-3-21 | Title City Atterney | |
| Reviewed and Approved by City Attorney | Date | Tibe | |

Specific Community Development Block Grant Certifications

The Entition ent Community certifies that:

Citizen Participation If is in full compliance and to inwing a detailed citizen participation plan that satisfies the requirements of 24 QFR 91.105.

Community Development Plan — its consciidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of visola urban communities, by providing decent housing and expanding according opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following ontens:

- 1. <u>Maximum Feasible Phority.</u> With respect to activities expected to be assisted with CDBG funde, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of sturns or bright. The Action Plan may also include CDBG-assisted activities which the grantce certifies are destigned to most other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or wolfare of the community, and other financial resources are not available (see Optional CDBG Certification).
- Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program
 year(s) 2019 [a period specified by the grantee of one, two, or three specific consecutive program
 yours], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent
 of the amount is expended for activities that benefit such persons during the designated period.
- 3. Special Assessments. It will not attempt to recover any capital costs of public improvements resisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against proporties owned and occupied by persons of low and moderate income, violuting any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements I hanced by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the juried ction certifies that it tacks CDBG funds to cover the assessment.

Excessive Force -- If has adopted and is enforcing:

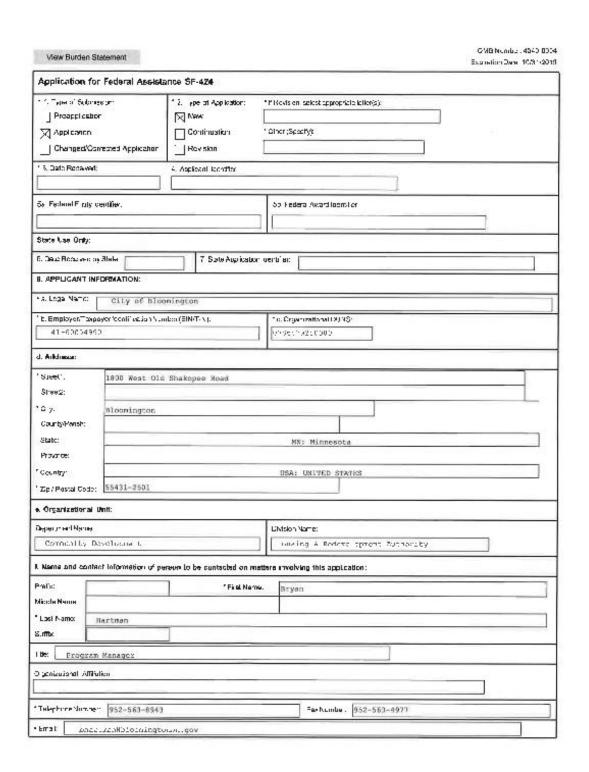
- 1. A policy prohibiting the use of excessive force by two enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
- A policy of enforcing applicable State and local laws against physically barring enfrance to or oxit from a
 facility or location which is the subject of such non-vicient civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws — the grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -. Its act vittes concerning load-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws - it will comply with applicable laws.

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| Signature of Authorized Official | Date | Tillo | |
| Tim Busse | 8-le-21 | Mayor | |
| Signature of Authorized Official | Date | Tille | |
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| Reviewed and Approved by City Attorney | Dete | T*Ue | |



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Annual Action Plan 2019

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DISCLOSURE OF LOBBYING ACTIVITIES DMB Central Number: 4040-0013 Explication Date: 2028/2022 Complete this form to disclose lobbying activities pursuant to 31 U.S.C.1362

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View Burden Statement

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Public reporting barden for this collection of information is satirhated to everage 15 minutes per response, including time for reviewing instructions, assembling existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other espect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget. Paperwork Reduction Project (0348-0042), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to addit una assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant; I certify that the applicant:

- *. Total the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to say the non-hederal share of project costs) to ensure proper planning, management and completion of project described in this application.
- Will give the ewarding agency, the Comptrollor Coners of the United States and it appropriate the State. The right to examine all records, broke, pacers, or documents related to the assistance; and will espatish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
- 3. Will not dispose of, modify the use of, or change the terms of the real property litie or other interest in the site and facilities will out permission and instructions from the according agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acculred in whole or in perfixing Federal assistance funds to assure non-distribution curring the useful life of the project.
- Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
- Will provide and maintain connected and adequate orginizating supervision at the construction site to ensure that the compete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
- WI initiate and complete the work within the applicable lime frame after receipt of approval of the awarding agency.
- Will establish safeguards to prohibit amployees from using their positions for a purpose that constitutes or presents the appearance of personal or organized anal conflict of increes, or personal gain.

- Will comply with the intergovernmental Personne Act of 1970 (42 U.S.C. §§4728—763) relating to prescribed standards of meet systems for programs funced under one of the 19 scalules or regulations specified in Appendix A of OPM's Sancards for a Merit System of Personno Administration (5 C.F.R. 900, Subpart F).
- 9 Will comply with the Lead-Besed Peint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construit on un rehabilitation of residence structures.
- 10. Will comply with all Federal statutes relating to nondiscrimination. These not ude but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race. color or national origin: (b) Title IX of the Foucetion Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discriming on on the basis of see; (a) Section 504 of the Rehabitiarion Ara of 1973, as amended (29) II S.C. §/94), which prohibits assuminet on on the pesis of hand deps. (c.) the Age Discrimination Act of 1975, as amended (42 U.S. C. §§5101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse. Office and Treatment Act of 1972 (P.J. 92 255), as arrended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehacilitation Asi of 1970 (P.L. 91 616), as arrended, relating to nanc scrimination on the basis of all what abase or alcoholism: (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dc-3 and 290 ee 3), as amended, rule in glob confidentially of alcohol and drug alcose pet critirecords; (n) Title VIII of the C.V.I. Rights Act of 1960 (42 U.S.C. §§3001 or seq.), as amended, relating to nondiscrimination in the sale, renta or linanding of notating (i) any other mondiscrimination provisions in the specific statur(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination stalue(s) which may apply to the application.

Previous -dition Usable

Authorizen for Josa Represudien

Standard Form 424D (Rev. 7-97) Prescribed by CMB Circular A-102

- 11. Will comply, or has a ready complied, with the requirements of Thise II and III of the Drifton Relocation Assistance and Real Property Acquisition Poticis. Act of 1970 (P.J., 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and Federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
- Will comply with the provisions of the Halch Act (5 U.S.C. §§1501-1508 and 7324-7328) which tim, the political activities of corplayees wrose arincipal employment activities are funded in whole or in part with Federal funds.
- Will comply (exapplicable, with the provisions of the Davis-Battin Act (40 U.S.C. §§278a to 276a 7), the Copoland Act (40 U.S.C. §276c and 18 U.S.C. §87f) and the Contract Work Hours and Sarety Standards Act (40 L.S.C. §§327-333) regarding abor standards for federally-essisted construction sub-agreements.
- '4 Will comply with flood insurance purchase requirements of Section (102/e) of the Food Disaster Protection Act of 1973 (11, 193-23") which requires reopients in a special flood hazard area to participate in the program and to punchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
- 15. Will comply with any cummental standards which may be an eactived pursuant to the following (a) including or environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514, (b) notification of violating facilities pursuant to EO 11738; (c) proceedion of wellands pursuant to EO 11990; (d) evaluation of cool based in floody sins in accordance with EO 11983; (a) assurance of project consistency with the approved State management program developed under the Coasta Zone Management Act of 1972; (16 IJ.S.C. §§1451 or son.); (f) confinently of

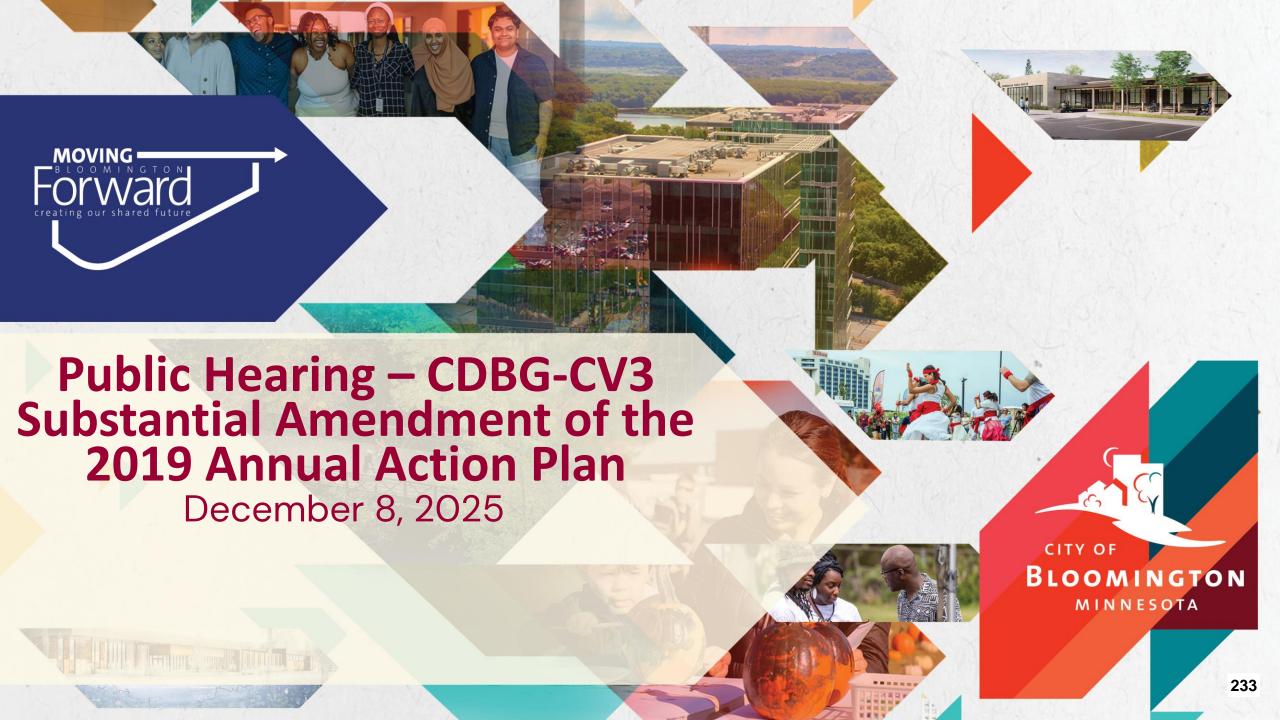
- Extract artisms to State (Cliran Air) implementation Plans under Section 178(c) of the Clean Air Act of 1955, as amended (42 U S C §\$7401 et seq.) (g) protection of underground sources of dining water under the Sate Erinking Water Act of 1974, as amended (P L 93-523), and, [1] protection of encargeted species under the Endangered Species Act of 1973, as amended (7 L 93-205).
- Will comply with the Wild and Sperio Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and sceniorivers system.
- 77. Will assist the awarding agency in assuring compliance with Section 106 of the National II storic Preservation Act of 1986, as an encode (18 U.S.C. §470), EO 11593 (condition and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §\$459a-1 et eeq).
- 18 Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1926 and OMB Chouse No. A-133 "Audits of States. Local Governments, and Non-Profit Organizations."
- Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
- 20. Will comply with the requirements of Section 105(g) of the Trafficking Victoria Protection Act (TVPA) of 2000 as amended (22 U.S.C. 7104) which prohibits grant award motipients on a sub-requirem from (1) Engaging in severe forms of trafficking in persons during the period of time that the sward is in effect (2) Propuring a commercial sax act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or sub-awards under the award.

| - |
|--|
| DATE SUBMITTED |
| DATE 9-3 -21 SE 424J (NOV. 7-97) 6300. |
| |

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBITYING CERTIFICATION:

Lobbying Certification
The certification are material representation of fact upon which reliance was placed when this transaction was made or entered into.
Submission of this certification is a prerequisite for making or entering into this transaction process by section 1352, title 51, U.S. Code. Any person who fails to file the required certification shall be subject to a civil herally of not loss than \$10,000 and not more than \$100,000 for each such failure.





Background

- Bloomington received \$784,913 in CDBG-CV funds in two tranches:
 - CDBG-CV1 of \$269,466
 - CDBG-CV3 of \$515,447
- Of that \$230,447 remains unspent and unallocated
- The budget was originally approved with the 2025 Consolidated Plan but requires amending the 2019 Annual Action





Recommended Amendment

- New activity: Develop or Rehab Affordable Rental Housing
- This activity addresses deferred maintenance caused by the pandemic
 - Lack of full access to homes
 - Decreased rental revenue
- Supports diverse affordable housing stock during future pandemics
 - Rehab single family rental housing owned by the HRA
 - Has relatively private outdoor space
 - More rooms than apartment which is beneficial during stay at home situations





Suggested Motion

Motion to adopt a resolution approving a substantial amendment to the 2019 Community Development Block Grant Action Plan approving the allocation of CDBG-CV3 funds to develop or rehab affordable rental housing





Staff Report Ordinance

Request for Council Action

| Originator Community Development | 4.5 Public Hearing: Small Business Codes and Processes Phase II Ordinance |
|---|--|
| Agenda Section HEARINGS, RESOLUTIONS, AND ORDINANCES | Date December 8, 2025 |
| Requested Action: | |
| The Planning Commission and staff red | commend approval through the following motion: |
| allowances for and performance stand | to approve Ordinance No. 2025, an ordinance establishing dards for exterior refuse, solid waste, and recyclable material enclosures for cts, thereby amending Chapter 21 of the City Code. |
| Staff recommend authorization of sun | nmary publication through the following motion: |
| | to adopt Resolution No. 2025, a resolution authorizing summary thereby amending Chapter 21 of the City Code. |
| Item created by: Dakota Kastenday, Co Item presented by: Dakota Kastend | |
| Description: | |
| Ordinance updating performance stan thereby amending Chapter 21 of the C | dards applicable to refuse and recycling facilities for non-residential uses, City Code. |
| Attachments: | |

Resolution for Summary of Publication Exhibit A - Comparison Table Affidavit of Publication Presentation

GENERAL INFORMATION

Applicant: City of Bloomington

Location: Citywide

Request: Ordinance updating performance standards applicable to

refuse and recycling facilities for non-residential uses,

thereby amending Chapter 21 of the City Code.

HISTORY

Planning Commission 12/19/2024 – Study item held (Case #PL2024-216)

City Council 01/06/2025 – Study item held (Case #<u>PL2024-216</u>)

Planning Commission 05/08/2025 – Public hearing held for Phase I Ordinance

(Case #PL2025-33)

City Council 06/02/2025 – Phase I Ordinance adopted (Vote: 5-2)

(Case #PL2025-33)

Planning Commission 08/14/2025 – Study item held (Case #PL2025-96)

City Council 09/15/2025 – Study item held (Case #PL2025-96)

CHRONOLOGY

Planning Commission 11/06/2025 Public hearing held, recommended

approval subject to an amendment

(Vote: 5-1)

Council 12/08/2025 Public hearing scheduled

DEADLINE FOR AGENCY ACTION

Application Date: 09/18/2025 60 Days: 11/17/2025 120 Days: 01/16/2026

Applicable Deadline: Waived by the applicant (City)

Report to the City Council Planning Division/Engineering Division

12/08/2025

STAFF CONTACT

Dakota Kastenday, Planning Supervisor

Phone: (952) 563-8926

E-mail: dkastenday@bloomingtonmn.gov

PROPOSAL

The proposed ordinance would modify refuse (trash) and recycling storage facility standards (§ 21.301.17) to allow nonresidential uses to construct exterior trash enclosures, subject to several performance standards. The current refuse and recycling storage facility standard for nonresidential uses only allows an attached, fully enclosed trash room that is accessible from inside the principal building. The proposed ordinance allows nonresidential uses a second option to properly store their refuse and recycling materials on site within an exterior enclosure.

This topic is one of six subjects reviewed as part of the broader Small Business Codes and Processes project. The identified goal of this project was to identify performance standards that could be amended to reduce barriers to small business formation and support ongoing small business operations in Bloomington while maintaining public health, safety, and welfare.

BACKGROUND

This project was added to the 2024 Planning Commission Work Plan by the City Council to identify and reduce barriers to small business formation in Bloomington. With the assistance of Port Authority staff, ongoing opportunities for small business owners to give feedback have been provided through meetings with interested groups and an online survey. The first phase ordinance for the project was adopted in June 2025 (Case #PL2025-33).

Performance standards for exterior trash enclosures were presented in study sessions with the Planning Commission and City Council in August and September 2025 (Case #PL2025-96). General consensus from study session discussions was that performance standards should ensure attractive enclosures that mitigate nuisance characteristics and support the general health, safety, and welfare for the City. With the right performance standards, there was support to allow exterior trash enclosures for nonresidential uses. The content of the proposed ordinance was discussed at these study sessions and reflects the consensus direction provided by the Planning Commission and City Council at that time.

ANALYSIS

The Phase II Small Business Codes and Processes Ordinance proposes the following amendments to refuse, solid waste, and recyclable material handling and storage standards in § 21.301.17:

- Allows nonresidential uses in all zoning districts to provide an exterior refuse enclosure
- Establishes performance standards for exterior refuse enclosures

The analysis of the proposed ordinance is organized around the required performance standards for an exterior trash enclosure that reflects new policy for the City. There are also a few minor "cleanups" and reorganization of the code section that are summarized below.

Allowances For Exterior Refuse Enclosure

The proposed ordinance would allow all commercial, industrial, institutional, and office uses in all zoning districts to provide an attached or detached exterior trash enclosure to store solid waste, organic, and recyclable materials. These nonresidential uses could still provide an interior trash room for storage of refuse if that is preferred for their business, but the proposed ordinance provides this second option to meet the minimum storage requirements. All exterior trash enclosures must meet the performance standards outlined in the proposed ordinance (discussed below).

The proposed ordinance does not change refuse storage standards for residential uses (including multi-family uses in mixed-use developments). Residential uses must continue to meet the current standard of a fully enclosed space, attached to the principal building. A comparison between the current standards and the proposed standards in the ordinance is further described in Exhibit A.

Performance Standards for Exterior Refuse Enclosure

The proposed ordinance outlines the following performance standards for all exterior trash enclosures. Under this scenario, all solid waste, organic, and recyclable materials must be inside approved containers (dumpsters) that are within a trash enclosure that is either attached to or detached from the principal building.

General Setbacks

The trash enclosure must be located a minimum of 20 feet from a property line along a street and minimum of five feet from a property line not abutting a street. These required setbacks align with our required landscape buffers for nonresidential properties where structures would already not be allowed. These proposed setbacks also typically align with easements on a property that would already restrict the placement of structures, including a trash enclosure. Language was added, as recommended by the Planning Commission (see further discussion below), to also ensure that the trash enclosure not be permitted closer to the street than the principal structure on a front lot line or the side corner lot line along a street.

Residential Setback

In addition to the general setbacks designated above, the trash enclosure must also be a minimum of 20 feet from any abutting property that is both zoned and used residentially. This proposed standard is to help mitigate odor or other negative impacts of the trash enclosure from a residential property. In most circumstances, a nearby home will already be at least 30 feet from an adjacent nonresidential use, based on setbacks in our residential zoning districts. Given these setbacks, the trash enclosure will likely be 50 or more feet from the residential structure. Staff believe this is an adequate distance to balance flexibility for the placement of the trash enclosure on the nonresidential property, while avoiding nuisances impacting neighboring properties.

Proximity To Principal Building

In the proposed ordinance, the trash enclosure must be located within 100 feet of the associated principal building. This provision meets the intent of the ordinance to enhance employee safety by ensuring employees don't have to walk a long distance to take out trash materials. Having a reduced distance to carry any trash materials also helps to meet the intent of the ordinance to limit impacts to storm sewer infrastructure (less opportunity for liquid waste to leak into storm sewer).

Access and Circulation

The trash enclosure and any associated containers or dumpsters must not block sidewalks and drive aisles. This is to help ensure that the containers stay within the enclosure (with the exception when they are actively being emptied by a garbage truck) and are not floating out in the parking lot unscreened. This is also to ensure that vehicle and pedestrian circulation is not disrupted as detached trash enclosures will likely be located somewhere in or near a parking lot for a nonresidential use.

Lighting Compliance

In the proposed ordinance, proper lighting must be provided around the trash enclosure, as well as the path employees would walk from the principal building to the trash enclosure. The lighting standards required are outlined in § 21.301.17(c)(12). This would require 2.0 Footcandles (FC) within 5 feet of the entire trash enclosure and 1.5-2.0 FC for the path to the trash enclosure. This provision meets the intent of the ordinance to enhance employee safety.

Screening

The trash enclosure must provide fully opaque screening on all sides, except for the access gate or door to ensure that trash materials and containers are not in public view. The access gate or doors would be allowed to have an opacity between 50-100% to strike a balance between screening trash materials from public view and allowing employees at a nonresidential use to see into the enclosure to enhance employee safety. The screening provision meets the ordinance intent to enhance property aesthetics and enhance employee safety.

Exterior Materials

The trash enclosure must be constructed of materials that match the principal building. Based on study session discussions with the Planning Commission and City Council, general consensus was to also allow some flexibility to ensure that the trash enclosure is constructed of durable materials, particularly if a building was primarily wood or stucco.

In the proposed ordinance, an architectural concrete masonry unit (ACMU) or comparable masonry material could be used for the trash enclosure in cases where the principal building is not constructed of masonry materials. The masonry material must be similar and complementary in color scheme to the principal building. For example, if the principal building was a light brown stucco building, an integrally colored ACMU that is light brown could be used for the trash enclosure. This flexibility would be reviewed and approved administratively to align with our recent efforts to streamline our approval processes. This provision meets the ordinance intent to enhance property aesthetics.

Roof Required

The proposed ordinance would require that the trash enclosure has a durable roof that limits the intrusion of rain or snow into the enclosure. This requirement meets the ordinance intent to limit impact to storm sewer infrastructure by mitigating potential for water runoff within the enclosure that could carry liquid waste or soiled runoff into the storm sewer.

Floor Surface

The trash enclosure must have an impermeable floor surface for maintenance purposes and to help reduce discharge of liquid waste into storm sewer systems. In addition, the enclosure must be at least 10 feet from any storm sewer inlet and not be located within the curb and gutter system of the property to not impede drainage pathways. These standards were suggested by our Water Resources staff to further meet the ordinance intent to limit impact to our storm sewer infrastructure.

Height

The trash enclosure must not exceed 16 feet in height. This provision matches the height standard for accessory buildings and structures in nonresidential districts.

Cleanups

In addition to the new policy changes above, the proposed ordinance also includes a few cleanup and reorganization items that are summarized below:

- The content and findings to approve an interior access waiver have not changed but are reorganized into § 21.301.17(d)(1)(B)(i-iv).
- Some exceptions in our nonconformity section were removed as the minimum base refuse storage standards would now be more flexible.

- Exception standards that were created from a privately-initiated code amendment (#PL2024-13) are removed as this proposed ordinance now establishes performance standards for exterior trash enclosures for all nonresidential uses, instead of a specific exception just for a food service facility in an industrial zoning district. The existing trash enclosure at the property that initiated the amendment would be legally nonconforming if it did not meet any of the performance standards established in this ordinance.
- A statement to ensure safe and sanitary conditions at all solid waste, organic, and recyclable
 material storage facilities is added to support the intent of the ordinance and further support
 proper enforcement to correct trash rooms or enclosures that are unsafe or unsanitary.

OUTREACH

Outreach/Notification

- Newspaper Notice (10-day notice 10/23/25 and 11/27/25 Sun Current)
- Public Hearing Notice Online
- E-Subscribe Group Notification
- Let's Talk Bloomington Page
- Small Business Owner Survey
- Meetings with Interested Groups

PLANNING COMMISSION REVIEW

The Planning Commission held a public hearing for the proposed ordinance on November 6, 2025. No one spoke at the public hearing. After closing the public hearing, the Planning Commission discussed multiple standards contained within the ordinance for clarification. This included topics related to odor mitigation, impacts to stormwater system and sanitary system, distance requirements from the building and the minimum opacity of the access gate.

During discussion, the chair asked for clarity around whether trash enclosures could be closer to the street than the principal building. The original proposed ordinance drafted by staff would allow trash enclosures to be closer to the street than the principal building. Many nonresidential properties are on corner lots or through lots (lots with public or private streets at the front and rear lot lines), so not allowing them closer to the street could really limit where enclosures are placed on a nonresidential site. Staff wanted to balance the sentiment from Planning Commission and City Council study sessions to avoid businesses needing variances to our proposed standards and ensure visual impact of the trash enclosures is reduced. Through discussion, the Planning Commission directed staff to add language to the ordinance to prohibit the trash enclosure being closer to the street than the principal building. Staff were supportive of the proposal as long as there was an exception for through lots when the trash enclosure is behind the building, but would technically be closer to a street on the rear lot line than the principal building.

After discussion, the Planning Commission recommended the City Council adopt the Small Business Codes and Processes Phase II Ordinance subject to amendments to prohibit the trash enclosures be located closer to the front lot line and side corner lot line than the principal building (Passed 5-1). The one Planning Commission member who voted against the motion did so because they did not support adding the further setback restriction of limiting enclosures between the building and the street.

The ordinance presented to the City Council for adoption includes language to meet the recommendation from the Planning Commission and ensure that the trash enclosure is not closer to the street on the front property line and the side corner lot line. It also includes some revised language to provide further clarity that the opacity for the access gate or door can be between 50-100 percent opacity, and that they cannot be less than 50 percent opacity, which some Commissioners interpreted was the case with the original language proposed by staff.

FINDINGS

There are no explicit findings that have to be met for the review and approval of an ordinance. The guidance of the Comprehensive Plan is the most relevant. This ordinance aligns with the Comprehensive Plan's overall goals to ensure redevelopment improves local conditions and to promote continued economic development in the City. Specific strategies from the Comprehensive Plan that support the proposed ordinance include: Strategies 1.3, 1.5, 2.2, and 3.3 of the Land Use Element.

RECOMMENDATION

| The Planning Commission and staff recommend approval through the following motion: |
|---|
| Motion by, seconded by, I move to adopt Ordinance No. 2025, an ordinance establishing allowances for and performance standards for exterior refuse, solid waste, and recyclable material enclosures for nonresidential uses in all zoning districts, thereby amending |
| Chapter 21 of the City Code. |
| Staff recommend authorization of summary publication through the following motion: |
| Motion by, seconded by, I move to adopt Resolution No. 2025, a resolution authorizing summary publication of the adopted Ordinance, thereby amending Chapter 21 of the City Code. |
| |
| |

| ORDINANCE NO. 2025- | |
|---------------------|--|
|---------------------|--|

AN ORDINANCE ESTABLISHING ALLOWANCES FOR AND PERFORMANCE STANDARDS FOR EXTERIOR REFUSE, SOLID WASTE, AND RECYCLABLE MATERIAL ENCLOSURES FOR NONRESIDENTIAL USES IN ALL ZONING DISTRICTS, THEREBY AMENDING CHAPTER 21 OF THE CITY CODE

The City Council of the City of Bloomington, Minnesota ordains:

Section 1. That Chapter 21 of the City Code is hereby amended by deleting those words that are contained in brackets and [stricken through] and adding those words that are <u>underlined</u>, to read as follows:

CHAPTER 21: ZONING AND LAND DEVELOPMENT

ARTICLE III: DEVELOPMENT STANDARDS

DIVISION A: GENERAL STANDARDS

§ 21.301.17 REFUSE, SOLID WASTE, AND RECYCLABLE MATERIALS HANDLING AND STORAGE FACILITIES.

- (a) *Purpose and intent*. The City Council finds the generation of waste is a normal and unavoidable part of business and residential activities. Proper refuse, solid waste, and recyclable materials handling is a function that, to avoid nuisances impacting neighboring properties and the general public, must be included in the design and construction of buildings. This section establishes minimum standards for storage and handling of refuse, solid waste, recyclable materials, yard waste, organics, and construction debris. This list is intended to be illustrative, not exhaustive. Properly designed storage and handling facilities decrease illegal disposal, enhance employee safety, enhance property aesthetics, limit impacts to storm sewer infrastructure, and decrease the potential for vandalism and unsanitary conditions. Refuse, solid waste, trash, recyclable materials, yard waste, organics, and construction debris are defined in § 10.04 of this code.
- (b) Applicability. Upon submittal of a development application or when compliance with this section is required in subsection (f), plans for refuse, solid waste, and recyclable materials handling facilities must be provided for review. Plans must be based on accurate final site and building plans, at an appropriate scale. The plans must illustrate the location and describe the operation of refuse, solid waste, and recyclable storage activities, including, but not limited to, the capacity of appropriate containers for each type of waste.

- (c) [Storage] Residential use minimum location and design standards. All residential uses in all zoning districts must have storage facilities for solid waste, organic and recyclable materials in accordance with the following minimum requirements:
- (1) For single-family, two-family, and townhouse dwelling units with individual dwelling unit trash and recyclables storage and pick-up, all residential solid waste materials must be stored within approved containers appropriate for each type of waste that prevent health and nuisance problems. All solid waste, trash, recyclable materials, yard waste, organics and construction debris must be placed at the assigned collection location no more than 12 hours before and the containers be removed no more than 12 hours after the scheduled collection day. The storage of residential solid waste containers for single family detached homes must be setback 30 feet from any four season living area other than the owner's. Residential solid waste containers must not be stored more than five feet in front of the principal building along any public right-of-way.
- (2) For multiple family residential units other than those identified in subsection (c)(1), residential solid waste containers must be stored within a fully enclosed space, which must be attached to the principal structure.
- [(3) All commercial and office uses must have storage facilities for solid waste, organic and recyclable materials in accordance with one of the following requirements:
- (A) Within a fully enclosed space designated for the storage of solid waste, organic and recyclable materials. All required solid waste, organic and recyclable materials enclosures must be accessible from within the principal building. The Issuing Authority may waive the interior access requirement when:
- (i) The proposed solid waste, organic and recyclable materials storage facility is not in conflict with the stated purpose in this section of this code;
- (ii) The proposed solid waste, organic and recyclable materials storage facility is accessed by separated walkway to the facility that is illuminated in accordance with § 21.301.07 of the city code;
- (iii) The proposed solid waste, organic and recyclable materials storage facility will not unreasonably harm or restrict public health, safety and welfare or create a nuisance; and
- (iv) The proposed location is attached to the principal structure and does not create a hazard for vehicular or pedestrian traffic.
- (B) Power-operated solid waste, organic and recyclable materials processing equipment when loaded from within the principal structure must be screened from all sides except where access is approved by the Issuing Authority. Screening must be constructed using building materials consistent in style, color and composition within the materials on the principal building approved by the Issuing Authority.
- (4) All industrial uses must have storage facilities for solid waste, organic and recyclable materials in accordance with one of the following requirements:
- (A) For industrial uses where the solid waste, organic and recyclable materials facilities that are not food preparation or food service uses and are located within 300 feet from a property meeting two of the three following criteria: (1) residential use including multiple family; (2)

residential designation on the Comprehensive Land Use Plan; or (3) Zoned R-1, R-1A or RS-1, solid waste, organic and recyclable materials must be within a fully enclosed space designated for the processing and storage of solid waste, organic and recyclable materials. All required solid waste, organic and recyclable materials enclosures must be accessible from within the principal building. The Issuing Authority may waive the interior access requirement when:

- (i) The proposed solid waste, organic and recyclable materials storage facility is not in conflict with the stated purpose in this section of this code;
- (ii) The proposed solid waste, organic and recyclable materials storage facility is accessed by separated walkway to the facility that is illuminated in accordance with § 21.301.07 of the city code;
- (iii) The proposed solid waste, organic and recyclable materials storage facility will not unreasonably harm or restrict public health, safety and welfare or create a nuisance; and
- (iv) The proposed location is attached to the principal structure and does not create a hazard for vehicular or pedestrian traffic.
- (B) For industrial uses where the solid waste and recyclable materials facilities that are not food preparation or food service uses and are located greater than 300 feet from a property meeting two of the three following criteria: (1) residential use; (2) residential designation on the Comprehensive Land Use Plan; or (3) Zoned R-1, R-1A or RS-1, solid waste and recyclable materials may be stored outside a building. Trash, recyclables, and other solid waste storage must be in an approved container and fully screened from adjoining properties and public streets. Screening must be constructed using building materials consistent in style, color and composition with the principal building; or
- (C) Solid waste and recyclable materials collection and storage may be outside the building as part of power-operated solid waste or recyclable processing equipment. The equipment must be screened from all sides except where access is approved by the Issuing Authority. Screening must be constructed using building materials consistent in style, color and composition with the principal building and approved by the Issuing Authority.
- (D) Industrial uses in the TI District must comply with standards for handling refuse, solid waste, and recyclable materials described in § 21.301.17(c)(3).
- (d) Nonresidential use [M]minimum location and design standards. All commercial, industrial, institutional, and office uses in all zoning districts must have storage facilities for [S]solid waste, organic and recyclable materials [storage and handling facilities, other than those identified in § 21.301.17(c)(1), must have an exterior design using building materials consistent with the primary structure. The interior must comply] in accordance with one of the following minimum requirements:
- (1) [For all uses other than grocery stores, restaurants or other food service facilities:] *Interior space.* Inside an approved container(s) within a fully enclosed space designated for the storage of solid waste, organic and recyclable materials. All required solid waste, organic, and recyclable material enclosures must be accessible from within the principal building.
 - (A) [Doors must be designed to function properly during periods of ice and snow.

- (B) Bump rails or bollards are required to prevent penetration of the walls by the dumpster or roll-off box.
- (2)] For grocery stores and food service facilities as a primary use, the following additional minimum design standards apply to the interior space:
- [(A)] (i) Floors must be covered with quarry tile or equivalent with integral sanitary cove base tile.
- [(B)] (ii) Interior walls must have a smooth non-absorbent material sealed or finished to withstand frequent cleaning.
- [(C)] (iii) Bump rails or bollards are required to prevent penetration of the walls by the dumpster or roll-off box.
 - [(D)] (iv) Doors must be designed to function properly during periods of ice and snow.
 - [(E)] (v) Hose bib with back flow prevention must be provided for cleaning the facility.
 - [(F)] <u>(vi)</u> Floor drains must be connected to the sanitary sewer system.
 - (B) The Issuing Authority may waive the interior access requirement when:
- (i) The proposed solid waste, organic, and recyclable materials storage facility is not in conflict with the stated purpose of this section;
- (ii) The proposed solid waste, organic, and recyclable materials storage facility is accessed by separated walkway to the facility that is illuminated in accordance with § 21.301.07;
- (iii) The proposed solid waste, organic, and recyclable materials storage facility will not unreasonably harm or restrict public health, safety, and welfare; and
- (iv) The proposed location is attached to the principal structure and does not create a hazard for vehicular or pedestrian traffic.
- (2) Exterior refuse enclosure. Inside an approved container(s) within a storage facility either attached to or detached from the principal building, meeting the following minimum location and design standards:
- (A) Setbacks, general. The storage facility must be located a minimum of 20 feet from a property line along a street or public right-of-way and a minimum of five feet from a property line not abutting a street or public right-of-way. The storage facility must not be closer to the property line along a public street than the principal building, except on a through lot, the storage facility may be closer to a public street when along the rear lot line and behind the principal building.
- (B) Setback from residential. The storage facility must be setback at least 20 feet from any abutting property zoned and used residentially, as measured from the nearest wall of the enclosure to the nearest residential property line.

- (C) Proximity. The storage facility must be located within 100 feet of the associated principal building being served by the storage facility, as measured from the nearest wall of the enclosure to the nearest wall of the principal building.
- (D) Access and circulation. The storage facility location and the associated solid waste, organic, and recyclable material containers, must not block sidewalks, drive aisles or otherwise impede vehicular or pedestrian circulation.
- (E) Lighting compliance. The storage facility location must comply with minimum lighting and illumination standards for secondary and emergency building entrance and exits described in § 21.301.17(c)(12). The pedestrian walkway surface from the building entrance or exit to the storage facility must meet the same lighting standards for the parking lot surface.
- (F) Screening. The storage facility must provide fully opaque screening on all sides, except for the access gate or doors. The access gate or doors must have an opacity between 50 and 100 percent opacity.
- (G) Exterior materials. The storage facility must be constructed of building materials that match the principal building being served by the storage facility. However, architectural concrete masonry units (ACMUs) or other comparable masonry materials may instead be used when similar and complementary in color scheme to the principal building being served by the storage facility, as approved by the Planning Manager.
- (H) *Roof.* The storage facility must have a durable roof that limits the intrusion of rain or snow into the enclosure.
- (I) Floor surface. The storage facility must have an impermeable floor surface and be designed to limit the discharge of liquid and solid waste into the storm sewer system. The storage facility must be at least 10 feet from any surface inlet and must not be located within a runoff conveyance feature, such as a curb and gutter system, so that it does not impede drainage pathways.
- (J) *Height*. The storage facility must not exceed 16 feet in height, measured from the lowest exterior point to the highest point of the roof.
 - (e) Minimum storage area requirements.
- (1) The minimum size required for recycling must be provided for each building as set forward in Minnesota Administrative Rules 1303.1500, as it may be amended from time to time. An additional solid waste area equal to the recycling area requirement must also be provided. The minimum solid waste storage area may be reduced up to 60% by incorporating a solid waste compacting device or a waste management plan as approved by the Issuing Authority.
- (2) Other uses in solid waste and recyclable storage rooms unrelated to solid waste and recyclable handling may be located in the rooms only when approved by the Issuing Authority.
- (f) <u>Nonconformities</u>. Existing solid waste and recyclables storage facilities that conform to zoning approvals granted prior to [February 5, 2001] <u>December 18, 2025</u>, and that do not comply

with the requirements of this section are considered legally nonconforming and may remain, subject to the following provisions:

- (1) Solid waste and recyclables storage facilities in compliance with this section are required for any proposal that expands its floor area more than 25%, cumulatively, relative to the floor area in existence as of [March 1, 2001] December 18, 2025.
- [(2) Screening of all solid waste facilities with a fence, wall, landscaping or comparable materials as approved by the Issuing Authority must be installed when:
- (A) Final site and building plans are approved for expansion where the gross floor area of the addition is less than 25% of a building;
 - (B) Final site and building plans are approved for expansion of a parking lot; or
- (C) Final site and building plans are approved for alteration of the exterior building materials.
- ([3]2) When the occupancy group of a site is changed the solid waste and recyclable storage must be modified, as necessary, to comply with the requirements of this section. The occupancy groups of the [Uniform] State Building Code must be used to determine occupancy classification for the purposes of this section. In multiple tenant buildings, this provision must apply only to tenant spaces where a change is proposed.
- ([4]3) When a nonconforming use ceases for a continuous period of one year, the solid waste and recyclable storage facilities must comply with this section before any use of the site occurs.
- [(5) Nothing in this section relieves any property of solid waste and recyclable storage requirements that were mandated as a condition of approval for any plan or permit by the City Council before the effective date of this section. The owner of such property may apply to the City Council for removal of the condition and, if the application is approved, comply with the provisions of this section.
 - ([6]4) Additional requirements for nonconformities are set forth in § 21.504[-of this code].
 - (g) [Exceptions.
- (1) A food service facility that meets the following criteria may store solid waste and recycling materials in containers within a defined area outdoors provided the standards in § 21.301.17(g)(2) are met.
 - (A) The food service facility is in an industrial zoning district;
 - (B) The food service facility does not serve fried food; and
- (C) The food service facility is at least 500 feet from the nearest residentially zoned and used property measured in a direct line from the edge of the solid waste area to the closest property line of the residential use.
 - (2) Exception standards.
 - (A) The solid waste/recycling area must not be visible from a public street;

(B) The containers must be fully screened from public view by a fence or wall; (C) The containers must be constructed of non-combustible materials; (D) The containers must be within 20 feet of an access door of the facility they are serving; (E) To reduce the amount of leachate flowing to local water bodies, containers must be leak-proof, non-absorbent containing tight-fitting lids; (F) The solid waste/recycling area must meet the lighting standards for building entrances; (G) The solid waste/recycling area must be monitored by a security camera; (H) The solid waste containers must be emptied at least twice per week; (I) The containers must be cleaned in an area that drains to the sanitary sewer system. Any liquids or refuse that are directed or drain into the storm sewer system would be considered an illicit discharge as described in § 16.10: (J) The defined area may not be located in required parking areas; and (K) The defined area may not block sidewalks, drive aisles, or impede pedestrian or vehicular circulation, or interfere with public safety. Maintenance. Solid waste, organic and recycling material storage facilities must be maintained in a safe and sanitary condition and kept in a state of good repair. The cleaning and maintenance activities related to any solid waste, organics, and recyclables storage facilities must be done in an area that drains to the sanitary sewer system. Any liquids or refuse that drain into the storm sewer system are an illicit discharge as described in § 16.10. Section 2. Effective Date. This Ordinance shall be in full force and effect from and after its passage and publication according to law. Passed and adopted this 8th day of December, 2025. Mayor ATTEST: APPROVED:

City Attorney

Secretary to the Council

RESOLUTION NO. 2025-

A RESOLUTION DIRECTING SUMMARY PUBLICATION OF ORDINANCE NO. 2025__, AN ORDINANCE ESTABLISHING ALLOWANCES FOR AND PERFORMANCE STANDARDS FOR EXTERIOR REFUSE, SOLID WASTE, AND RECYCLABLE MATERIAL ENCLOSURES FOR NONRESIDENTIAL USES IN ALL ZONING DISTRICTS AN ORDINANCE AMENDING CHAPTER 21 OF THE CITY CODE

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, Section 3.08 of the Bloomington City Charter provides as follows:

SEC. 3.08. SIGNING AND PUBLICATION OF ORDINANCES AND RESOLUTIONS.

Every ordinance or resolution passed by the council must be signed by the mayor or by the acting mayor, attested by the secretary of the council and filed and preserved by the secretary. Every ordinance and any resolutions requested by the mayor or by two other members of the council must be published at least once in the official newspaper. The council, by a two-thirds vote of all of its members, can direct publication of only the title and a summary of an ordinance, if the council approves the text of the summary and determines that it would clearly inform the public of the intent and effect of the ordinance. The summary must comply with the requirements of Minnesota Statutes Section 331A.01, subd. 10 and give notice that a full copy of the ordinance is available for inspection during regular office hours at the city clerk's office. As provided by law, an ordinance can incorporate by reference a statute of Minnesota, a state administrative rule or a regulation, a code, or ordinance or part thereof without publishing the material referred to in full.

; and

WHEREAS, the City Council at its regular meeting on December 8, 2025, enacted the attached ordinance establishing additional allowances for and performance standards for exterior refuse, solid waste and recyclable material enclosures for nonresidential uses, including detached enclosures, thereby amending Chapter 21 of the City Code.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA, that the following title and summary of the ordinance be published in the official newspaper. The City Council determines that the following summary would clearly inform the public of the intent and effect of the ordinance enacted:

NOTICE OF SUMMARY PUBLICATION OF ORDINANCES

On December 8, 2025, at its regular meeting, the Bloomington City Council enacted an ordinance (No. 2025-) establishing additional allowances and performance standards for exterior refuse, solid waste and recyclable material enclosures, including detached enclosures, thereby amending Chapter 21 of the City Code. The "AN ORDINANCE specific title of the ordinance enacted was: **ALLOWANCES ESTABLISHING FOR PERFORMANCE** AND STANDARDS FOR EXTERIOR REFUSE, SOLID WASTE, AND RECYCLABLE MATERIAL ENCLOSURES FOR NONRESIDENTIAL USES IN ALL ZONING DISTRICTS, THEREBY AMENDING CHAPTER 21 OF THE CITY CODE". The full ordinance is available to the public for inspection at the Bloomington City Clerk's Office, 1800 West Old Shakopee Road, Bloomington, Minnesota 55431, (952) 563-8700, during the hours of 8:00 a.m. and 4:30 p.m. and online at www.blm.mn/code.

| ed and adopted this 8th day of December, 2025. | |
|--|-------|
| ATTEST: | Mayor |
| Secretary to the Council | |

EXHIBIT A: Comparison Table for Current Standards and Proposed Ordinance

| | Current Refuse Storage Standards | Standards with Proposed Ordinance |
|--|---|---|
| Residential Uses | | |
| Single-family, two-family and townhouse dwelling units | Individual trash/recyclable containers for pickup a. Stored at least 30 feet from another house b. No more than 5 feet in front of house along the street | Individual trash/recyclable containers for pickup a. Stored at least 30 feet from another house b. No more than 5 feet in front of house along the street |
| Multiple-family residential units | Stored in a fully enclosed space attached to the principal structure | Stored in a fully enclosed space attached to the principal structure |

Exhibit A: Comparison Table for Current Standards and Proposed Ordinance

| Commercial, Office, Food Service Uses | Current Refuse Storage Standards | Standards with Proposed Ordinance |
|---|--|---|
| Commercial and office uses, excluding food service facilities (new construction) | Fully enclosed space accessible from within the principal structure a. Option to waive interior access when certain standards met | Fully enclosed space accessible from within the principal structure a. Food service facility: Interior room must meet design standards to ensure floors and walls can be easily cleaned |
| Commercial and office uses, excluding food service facilities (reuse of existing space) | Fully enclosed space accessible from within the principal structure a. Option to waive interior access when certain standards met | b. Option to waive interior access when certain standards met -OR- |
| Food service facilities (new construction) | Fully enclosed space accessible from within the principal structure a. Interior room must meet design standards to ensure floors and walls can be easily cleaned b. Option to waive interior access when certain standards met | 2. Attached or detached exterior trash enclosure with performance standards |
| Food service facilities (reuse of existing space) | Fully enclosed space accessible from within the principal structure a. Interior room must meet design standards to ensure floors and walls can be easily cleaned b. Option to waive interior access when certain standards met | |

Exhibit A: Comparison Table for Current Standards and Proposed Ordinance

| | Current Refuse Storage Standards | Standards with Proposed Ordinance |
|--|---|---|
| Industrial Uses | | |
| Industrial uses within 300 feet of a residential property, excluding food service facilities | Fully enclosed space accessible from within the principal structure a. Option to waive interior access when certain standards met | Fully enclosed space accessible from within the principal structure a. Food service facility: Interior room must meet design standards to ensure floors and walls can be easily cleaned |
| Industrial uses greater than 300 feet from a residential property, excluding food service facilities | May be stored outside a building in an approved container and fully screened from adjacent properties and public streets | b. Option to waive interior access when certain standards met -OR- |
| Industrial uses in TI Zoning District | Fully enclosed space accessible from within the principal structure a. Option to waive interior access when certain standards met | 2. Attached or detached exterior trash enclosure with performance standards |

| | Current Refuse Storage Standards | Standards with Proposed Ordinance |
|---|--|--|
| Exceptions | | |
| Scenarios where a trash enclosure structure is allowed instead of interior trash room | Food service facility in an industrial district that does not serve fried food and is 500 feet or more from a residential property | N/A – Attached or detached exterior trash enclosure structure would be the minimum standard for all non-residential uses |

AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA) ss COUNTY OF HENNEPIN

I do solemly swear that the notice, as per the proof, was published in the edition of the

SC Bloomington Richfield

with the known office of issue being located in the county of:

HENNEPIN

with additional circulation in the counties of: HENNEPIN

and has full knowledge of the facts stated below:

- (A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.
- (B) This Public Notice was printed and published in said newspaper(s) successive once each week, for 1 successive week(s); the first insertion being on 10/23/2025 and the last insertion being on 10/23/2025.

MORTGAGE FORECLOSURE NOTICES

Pursuant to Minnesota Stat. §580.033
relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

Designated Agent

Subscribed and sworn to or affirmed before me on 10/23/2025

Notary Public

Darlene Marie MacPherson
Notary Public
Minnesota
My Commission Expires Jan. 31, 2029

Rate Information:

(1) Lowest classified rate paid by commercial users for comparable space:

\$999.99 per column inch

Ad ID 1497740

CITY OF BLOOMINGTON NOTICE OF PUBLIC HEARING BY THE PLANNING COMMISSION

Planning The Bloomington Commission will hold a public hearing on November 6, 2025, at 6:00pm in the Council Chambers at Bloomington Civic Plaza, 1800 West Old Shakopee Road, Bloomington, Minnesota, or by electronic means as permitted by State law, to consider PL202500143 an application by the City of Bloomington for a City Code amendment to update performance standards applicable to refuse and recycling facilities for non-residential uses, thereby amending Chapter 21 of the City Code.

Review information and materials at www.blm.mn/notices. For more information or to submit comments, contact Dakota Kastenday, Planning Supervisor, 1800 West Old Shakopee Road, Bloomington, MN 55431-3027. (952) 563-8926 or dkastenday@bloomingtonmn.gov

Published in the Sun Current October 23, 2025 1497740

REFUSE AND RECYCLING FACILITIES

Small Business Codes and Processes Phase II Ordinance

City Council Dec 8, 2025

Dakota Kastenday, Planning Supervisor



AGENDA

B L O O M I N G T O N

- 1. Project Background
- 2. Existing Standards
- 3. Proposed Ordinance
- 4. Amendment from Planning Commission
- 5. Recommendation



PROJECT BACKGROUND



- Added by City Council to 2024 PC Work Plan
- Policy support in Bloomington Forward 2040 Plan and BTT Strategic Plan
- Six topics were presented in study sessions with PC and CC (Case #PL2024-216)
 - Four topics adopted in Phase I (Case #PL2025-33)
 - Refuse and recycling standards explored in Phase II

Goal: Lower barriers for business formation and operations



EXISTING STANDARDS (§ 21.301.17)



- Most refuse and recycling facilities must be:
 - Attached to principal building
 - Internally accessible
 - Additional finishes inside room for food and grocery store uses





PROPOSED ORDINANCE

B L O O M I N G T O N

 Allows nonresidential uses in all zoning districts to provide an exterior refuse enclosure

Establishes performance standards for exterior

refuse enclosures



DETACHED ENCLOSURE WITH ROOF THAT MATCHES BUILDING



ALLOWANCES FOR EXTERIOR ENCLOSURE



- All commercial, industrial, institutional and office uses in all zoning districts
 - Provides a second option for the detached enclosure if an attached, interior trash room is not preferred for their business
 - No changes for residential uses (including multi-family in mixeduse developments)
- All exterior trash enclosures must meet the performance standards outlined in the proposed ordinance



PROPOSED PERFORMANCE STANDARDS

| Design element | Proposed Performance Standard |
|---------------------------------|---|
| General setback | 20 ft min from property line along street; 5 ft min from other property line; Added by PC: enclosure cannot be closer to the street than the principal building (except on a rear lot line on a through lot) |
| Residential setback | 20 ft min from any abutting residential property line |
| Proximity to principal building | Located within 100 ft of the associated building |
| Access and Circulation | Enclosure must not block sidewalks or drive aisle, not impede circulation |
| Lighting | 21.301.17(c)(12) – 2.0 FC within 5 ft of enclosure, 1.5-2.0 FC across parking lot |
| Screening | Fully opaque on all sides, except access gate (gate must be 50-100% opaque) |
| Exterior Materials and Roof | Materials must match the principal building; however, ACMU's of similar color scheme can be used; durable roof required |
| Floor surface | Impermeable floor surface, 10 feet from any storm sewer inlet |
| Height | Not exceed 16 feet in height |

EXTERIOR MATERIALS

















- Reorganized section around interior access waiver (no policy change, just moving within the ordinance)
- Some exceptions in nonconformity section were removed as base refuse standards are now more flexible and provide a better standard
- Exception standards from privately-initiated code amendment (#PL2024-13) are removed
- Statement added to ensure safe and sanitary conditions of all trash storage facilities



AMENDMENT FROM PLANNING COMMISSION



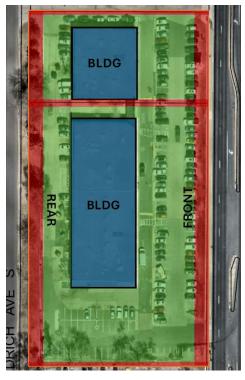
• 21.301.17(d)(2)(B) Setbacks, general. The storage facility must be located a minimum of 20 feet from a property line along a street or public right-of-way and a minimum of five feet from a property line not abutting a street or public right-of-way. The storage facility must not be closer to the property line along a public street than the principal building, except on a through lot, the storage facility may be closer to a public street when along the rear lot line and behind the principal building.



DETACHED ENCLOSURE PERMITTED

THROUGH LOT EXAMPLE -LYNDALE AVE

ORIGINAL ORDINANCE FROM STAFF



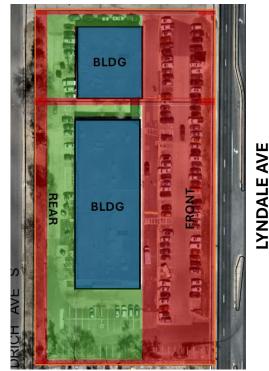
20 FT FROM STREET PROPERTY LINE 5 FT FROM OTHER PROPERTY LINE



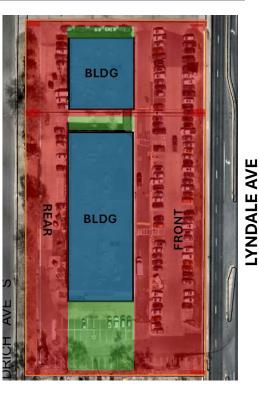
ALDRICH AVE

LYNDALE AVE

RECOMMENDED AMENDMENT FROM PC



20 FT FROM STREET PROPERTY LINE 5 FT FROM OTHER PROPERTY LINE NOT CLOSER TO STREET, EXCEPT ON **REAR LOT LINE OF THROUGH LOT**



ALDRICH AVE

20 FT FROM STREET PROPERTY LINE 5 FT FROM OTHER PROPERTY LINE NOT CLOSER TO STREET

RECOMMENDATION

| The Planning Commission and staff recommend approval through the following motion: |
|---|
| Motion by, seconded by, I move to adopt Ordinance No. 2025- , an ordinance establishing allowances for and performance standards for exterior refuse, solid waste, and recyclable material enclosures for nonresidential uses in all zoning districts, thereby amending Chapter 21 of the City Code. |
| Staff recommend authorization of summary publication through the following motion: |
| Motion by, seconded by, I move to adopt Resolution No. 2025- , a resolution authorizing summary publication of the adopted Ordinance. |



Request for Council Action

| Originator Human Resources | 1tem 5.1 |
|---|---|
| | Resolution to Revise Compensation Plan for Full-Time, Part-Time, Seasonal and Temporary Non-Union Employees for the City of Bloomington |
| Agenda Section ORGANIZATIONAL BUSINESS | Date December 8, 2025 |
| Requested Action: | |
| | , to adopt Resolution No. 2025 adopting the new part-time, seasonal and temporary non-union employees for the City of |
| Item created by: Steven Barrett, Huma Item presented by: Steven Barrett, | |
| Description: | |
| Adoption of the new 2026 compensation stu | ion plan for non-union employees, implementing the recommendations udy performed by Baker Tilly. |
| Attachments: | |

2026 Compensation Plan for Unrepresented Employees.pdf

2025-12-08 implement compensation study (3).pdf

2025-12-08 City Council.pdf



2026 COMPENSATION PLAN FOR NON-UNION EMPLOYEES OF THE CITY OF BLOOMINGTON, MN

Effective December 20th, 2025

INTRODUCTION

Non-union employees of the City of Bloomington shall be paid in accordance with the following schedules, effective December 20, 2025. In each of the established Pay Grades of Grade 1 through 23, the starting pay is 73% of the maximum pay. Additionally, nine pay steps have been defined, each reflecting a 4% increase over the previous step.

ADMINISTRATION

For positions in Pay Grades 1-3, these are seasonal, temporary, and/or part time positions where the general practice of the City shall be to place newly hired or promoted employees at the appropriate lowest step within the Pay Grade to which their position is assigned unless market conditions or the qualifications of the candidate warrant a higher starting pay. When warranted, employees shall generally advance to the next step of the Pay Grade to which their position is assigned annually on the anniversary of their hire or promotion to the position. Positions will be broken up within the Pay Grades to reflect what steps those positions are eligible for step advancements. In limited circumstances, the City Manager or designee may authorize advancement to the next step of the Pay Grade sooner than one year, when the City Manager finds it to be in the best interests of the City to do so.

For positions in Pay Grades 4-23, the general practice of the City shall be to place newly hired or promoted employees at Step 1 of the Pay Grade to which their position is assigned unless market conditions or the qualifications of the candidate warrant a higher starting pay. A starting pay higher than Step 5 of the pay grade shall be awarded only in limited circumstances and with the approval of the City Manager or designee. Employees shall generally advance to the next step of the Pay Grade annually on the anniversary of their hire or promotion to the position. In limited circumstances, the City Manager or designee may authorize advancement to the next step of the Pay Grade sooner than one year, when the City Manager finds it to be in the best interests of the City to do so.

LANGUAGE PREMIUM PAY

Full-time employees will be compensated \$500 in two increments (July and December) if the criteria outlined in the Language Premium Pay Policy is met and the employee has passed the language proficiency assessment.

| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|------------------------------|-------------------------|------------------------------|-------------------------|--|-----------------------|------------------------------|--------------|---------------------------------------|
| GRADE 1 | \$15.50 | \$16.12 | \$16.76 | \$17.44 | \$18.13 | \$18.86 | \$19.61 | \$20.40 | \$21.21 |
| STEP 1 to STEP 5 | | | | | | | | | |
| Bloom High School Intern | Minimum Wage | | | | Maximum Wage | | | | |
| Clubhouse Cashier | Minimum Wage | | | | Maximum Wage | | | | |
| Ice Garden Attendant | Minimum Wage | | | | Maximum Wage | | | | |
| P & R Attendant | Minimum Wage | | | | Maximum Wage | | | | |
| Ranger / Starter | Minimum Wage | | | | Maximum Wage | | | | |
| STEP 2 to STEP 6 | | | | | | | | | |
| Food & Beverage Associate | | Minimum Wage | | | | Maximum Wage | | | |
| Ice Garden Specialist | | Minimum Wage | | | | Maximum Wage | | | |
| P & R Building Attendant | | Minimum Wage | | | | Maximum Wage | | | |
| STEP 3 to STEP 7 | | | | | | | | | |
| Camp Counselor | | | Minimum Wage | | | | Maximum Wage | | |
| P & R Instructor | | | Minimum Wage | | | | Maximum Wage | | |
| STEP 4 to STEP 8 | | | | | | | | | |
| Park Maintenance Seasonal | | | | Minimum Wage | | | | Maximum Wage | |
| PW Seasonal Maintenance | | | | Minimum Wage | | | | Maximum Wage | |
| Seasonal Groundskeeper | | | | Minimum Wage | | | | Maximum Wage | |
| STEP 5 to STEP 9 | | | | | | | | | |
| Head Cook | | | | | Minimum Wage | | | | Maximum Wage |
| Inclusion Facilitator | | | | | Minimum Wage | | | | Maximum Wage |
| Lifeguard | | | | | Minimum Wage | | | | Maximum Wage |
| P & R Facility Lead | | | | | Minimum Wage | | | | Maximum Wage |
| P & R Intern | | | | | Minimum Wage | | | | Maximum Wage |
| GRADE 2 | \$18.50 | \$19.24 | \$20.01 | \$20.81 | \$21.64 | \$22.51 | \$23.41 | \$24.34 | \$25.32 |
| STEP 1 to STEP 5 | Ψ20.00 | ¥23.2 i | ¥20.01 | ¥20.02 | ¥22.01 | ¥==== | ¥201.12 | ¥2 | ¥20.02 |
| Lead Cashier | Minimum Wage | | | | Maximum Wage | | | | |
| Lead Ranger / Starter | Minimum Wage | | | | Maximum Wage | | | | |
| P & R Lead Staff | Minimum Wage | | | | Maximum Wage | | | | |
| STEP 2 to STEP 6 | | | | | | | | | |
| Bloom Intern | | Minimum Wage | | | | Maximum Wage | | | |
| Ice Garden Supervisor | | Minimum Wage | | | | Maximum Wage | | | |
| P & R Program Specialist | | Minimum Wage | | | | Maximum Wage | | | |
| STEP 3 to STEP 7 | | Trage | | | | Transcription Trage | | | |
| P & R Assistant Coordinator | | | Minimum Wage | | | | Maximum Wage | | |
| P & R Audio Visual Technician | | | Minimum Wage | | | | Maximum Wage | | |
| Theatre Technician | | | Minimum Wage | | | | Maximum Wage | | |
| | | | - | | | | _ | | |
| F VV DEASONAL IVIAINTENANCE - CDC | | | iviinimum wage | | | | Maximum Wage | | |
| PW Seasonal Maintenance - CDL WIC Peer Breastfeeding Counselor | | | Minimum Wage Minimum Wage | | | | Maximum Wage | | |
| WIC Peer Breastfeeding Counselor | | | Minimum Wage | | | | Maximum Wage Maximum Wage | | |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 | | | _ | | Minimum Wage | | | | Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern | | | _ | | Minimum Wage | | | | _ |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 | | | _ | | Minimum Wage Minimum Wage Minimum Wage | | | | Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator | | | _ | | Minimum Wage | | | | Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator | \$23.38 | \$24.31 | _ | \$26.30 | Minimum Wage | \$28.44 | | \$30.77 | Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant | \$23.38 | \$24.31 | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage | \$28.44 | Maximum Wage | | Maximum Wago Maximum Wago |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 | \$23.38 Minimum Wage | \$24.31 | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage | \$28.44 | Maximum Wage | | Maximum Wago Maximum Wago |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 | | \$24.31 | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 | \$28.44 | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator | Minimum Wage | \$24.31 | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 Maximum Wage | \$28.44 | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official | Minimum Wage Minimum Wage | \$24.31 | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | \$28.44 | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor | Minimum Wage Minimum Wage | \$24.31 Minimum Wage | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | \$28.44 Maximum Wage | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor STEP 2 to STEP 6 | Minimum Wage Minimum Wage | | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor STEP 2 to STEP 6 Early Voting/Absentee Assistant | Minimum Wage Minimum Wage | Minimum Wage | Minimum Wage | \$26.30 | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | Maximum Wage | Maximum Wage | | Maximum Wag Maximum Wag |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor STEP 2 to STEP 6 Early Voting/Absentee Assistant Skate School Coordinator | Minimum Wage Minimum Wage | Minimum Wage | Minimum Wage | \$26.30 Minimum Wage | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | Maximum Wage | Maximum Wage | | Maximum Wag Maximum Wag \$32.00 |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor STEP 2 to STEP 6 Early Voting/Absentee Assistant Skate School Coordinator STEP 4 to STEP 8 | Minimum Wage Minimum Wage | Minimum Wage | Minimum Wage | | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | Maximum Wage | Maximum Wage | \$30.77 | Maximum Wag Maximum Wag \$32.00 |
| WIC Peer Breastfeeding Counselor STEP 5 to STEP 9 Intern P & R Program Coordinator Production Assistant GRADE 3 STEP 1 to STEP 5 Food & Beverage Coordinator P & R Sports Official WIC Senior Peer Breastfeeding Counselor STEP 2 to STEP 6 Early Voting/Absentee Assistant Skate School Coordinator STEP 4 to STEP 8 Cadet | Minimum Wage Minimum Wage | Minimum Wage | Minimum Wage | | Minimum Wage Minimum Wage \$27.35 Maximum Wage Maximum Wage | Maximum Wage | Maximum Wage | \$30.77 | |

| \$26.42 | \$27.47 | \$28.57 | \$29.72 | \$30.91 | \$32.14 | \$33.43 | \$34.76 | \$36.15 |
|-----------|---|---|---|---|--|---|---|--|
| | | | 7 | 700.51 | 752.17 | 755.45 | 754.70 | 330.13 |
| \$54,949 | \$57,147 | \$59,433 | \$61,811 | \$64,283 | \$66,854 | \$69,528 | \$72,310 | \$75,202 |
| | | | | | | | | |
| | | | | | | | | |
| \$30.64 | \$31.87 | \$33.15 | \$34.47 | \$35.85 | \$37.28 | \$38.78 | \$40.33 | \$41.94 |
| \$63,741 | \$66,291 | \$68,942 | \$71,700 | \$74,568 | \$77,551 | \$80,653 | \$83,879 | \$87,234 |
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |
| \$31.87 | \$33.15 | \$34.47 | \$35.85 | \$37.28 | \$38.78 | \$40.33 | \$41.94 | \$43.62 |
| | | • | | <u> </u> | | - | | \$90,724 |
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| \$33.15 | \$34.47 | \$35.85 | \$37.28 | \$38.78 | \$40.33 | \$41.94 | \$43.62 | \$45.36 |
| | | | | | | | | \$94,353 |
| 7 55,5 15 | Ţ: _ ,: - J | 4: ,,=== | ¥,555= | 700,000 | 7-2,2.0 | 70.7=0 | 7/ | 40.,000 |
| | Employees | s in Equipment O | perator and Park | Maintenance Te | chnican who wer | e arandfathered | in under a | |
| | | | | | | | | |
| | uijjei eine ee | pensation strat | | mare a pay rate | | . the duneme step | s pay rate. | |
| \$34.47 | \$35.85 | \$37.28 | \$38.78 | \$40.33 | \$41.94 | \$43.62 | \$45.36 | \$47.18 |
| \$71,700 | \$74,568 | \$77,551 | \$80,653 | \$83,879 | \$87,234 | \$90,724 | \$94,352 | \$98,127 |
| | | | | | | | | |
| \$35.85 | \$37.28 | \$38.78 | \$40.33 | \$41.94 | \$43.62 | \$45.36 | \$47.18 | \$49.06 |
| \$74,568 | \$77,551 | \$80,653 | \$83,879 | \$87,234 | \$90,723 | \$94,352 | \$98,126 | \$102,051 |
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| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|--|----------|----------|----------|----------|----------|----------|-----------|-----------|-----------|
| GRADE 10 | \$37.28 | \$38.77 | \$40.32 | \$41.93 | \$43.61 | \$45.35 | \$47.17 | \$49.05 | \$51.01 |
| 911 Shift Supervisor | \$77,533 | \$80,635 | \$83,860 | \$87,214 | \$90,703 | \$94,331 | \$98,104 | \$102,029 | \$106,110 |
| *Assistant Golf Maintenance Superintendent | | | | | | | | | |
| Data Governance Coordinator | | | | | | | | | |
| Desktop Support Specialist | | | | | | | | | |
| Engineering Technician | | | | | | | | | |
| GIS Specialist I | | | | | | | | | |
| Graphics Production Specialist | | | | | | | | | |
| Senior Production Specialist | | | | | | | | | |
| Traffic Management Coordinator | | | | | | | | | |
| Right-of-Way Technician | | | | | | | | | |
| Utility Operator | | | | | | | | | |
| Utilities Services Coordinator | | | | | | | | | |
| Video Production Specialist | | | | | | | | | |
| Workforce Development Program Coordinator | | | | | | | | | |
| workforce Development Frogram Coordinator | | | | | | | | | |
| GRADE 11 | \$39.33 | \$40.90 | \$42.53 | \$44.24 | \$46.01 | \$47.85 | \$49.76 | \$51.75 | \$53.82 |
| Applications Administrator I | \$81,798 | \$85,070 | \$88,473 | \$92,012 | \$95,692 | \$99,520 | \$103,500 | \$107,640 | \$111,946 |
| *Auditor | | | | | | | | | |
| City Forester | | | | | | | | | |
| Community Outreach & Engagement Coordinator | | | | | | | | | |
| Community Outreach & Volunteer Coordinator | | | | | | | | | |
| Communications Specialist | | | | | | | | | |
| Desktop Administrator | | | | | | | | | |
| *Digital Communications Coordinator | | | | | | | | | |
| Dispatch Supervisor | | | | | | | | | |
| Equity and Inclusion Program Manager | | | | | | | | | |
| *GIS Specialist II | | | | | | | | | |
| HR Analyst | | | | | | | | | |
| Laboratory Analyst | | | | | | | | | |
| Media and Video Production Coordinator | | | | | | | | | |
| Natural Resources Specialist | | | | | | | | | |
| *Office Supervisor | | | | | | | | | |
| *Police Records Supervisor | | | | | | | | | |
| Production Specialist | | | | | | | | | |
| *Production Supervisor | | | | | | | | | |
| Purchasing Coordinator | | | | | | | | | |
| Senior Fleet Technician | | | | | | | | | |
| Senior Fieet Technician Senior Utility Operator | | | | | | | | | |
| • • | | | | | | | | | |
| Signal/Instrumentation Technician | | | | | | | | | |
| Sustainability Specialist | | | | | | | | | |
| *Small Business Procurement Program Coordinator | | | | | | | | | |
| Systems Administrator I | | | | | | | | | |
| Utility Service Specialist | 1 | | | | | | | | |

| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|----------|----------|----------|-----------|-----------|-----------|-----------|-----------|-----------|
| GRADE 12 | \$43.65 | \$45.40 | \$47.21 | \$49.10 | \$51.07 | \$53.11 | \$55.23 | \$57.44 | \$59.74 |
| *Accountant | \$90,796 | \$94,427 | \$98,205 | \$102,133 | \$106,218 | \$110,467 | \$114,885 | \$119,481 | \$124,260 |
| Applications Administrator II | | | | | | | | | |
| *Assistant Capital Project Manager | | | | | | | | | |
| *Assistant Center for the Arts Manager | | | | | | | | | |
| *Assistant Golf Course Manager | | | | | | | | | |
| Background Investigator | | | | | | | | | |
| *Benefits and Wellness Coordinator | | | | | | | | | |
| *Business Analyst | | | | | | | | | |
| *Center for the Arts Maintenance Superintendent | | | | | | | | | |
| Contracts Coordinator | | | | | | | | | |
| *Dietitian | | | | | | | | | |
| Embedded Therapist | | | | | | | | | |
| *Golf Course Maintenance Superintendent | | | | | | | | | |
| *Human Resources Representative | | | | | | | | | |
| *Ice Garden Maintenance Superintendent | | | | | | | | | |
| *Nutritionist | | | | | | | | | |
| *Public Health Nurse | | | | | | | | | |
| *Public Health Specialist | | | | | | | | | |
| *Recreation Supervisor | | | | | | | | | |
| Senior Engineering Technician | | | | | | | | | |
| Senior Utility Service Specialist | | | | | | | | | |
| *Special Projects Coordinator | | | | | | | | | |
| *Special Projects Coordinator/Executive Assistant | | | | | | | | | |
| *Strategic Communications Coordinator | | | | | | | | | |
| Systems Administrator II | | | | | | | | | |
| Water Resources Specialist | | | | | | | | | |

* Positions in Grades 4-12 that are preceded by an asterisk (*), as well as all positions in Grades 13-22, are exempt from the overtime provisions of the federal Fair Labor Standards Act (FLSA).

| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|----------|----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| GRADE 13 | \$94,428 | \$98,205 | \$102,133 | \$106,218 | \$110,467 | \$114,886 | \$119,481 | \$124,260 | \$129,231 |
| Assistant Ice Garden Manager | | | | <u> </u> | | <u> </u> | | | |
| Center for the Arts Manager | | | | | | | | | |
| Communications Supervisor | | | | | | | | | |
| Crime Analyst Supervisor | | | | | | | | | |
| Database Administrator | | | | | | | | | |
| Deputy City Clerk, Elections | | | | | | | | | |
| Deputy City Clerk, Licensing | | | | | | | | | |
| Development Coordinator | | | | | | | | | |
| Facilities Maintenance Supervisor | | | | | | | | | |
| Fleet Maintenance Supervisor | | | | | | | | | |
| Infrastructure Systems Analyst | | | | | | | | | |
| Network Administrator | | | | | | | | | |
| Park Maintenance Supervisor | | | | | | | | | |
| Project Coordinator | | | | | | | | | |
| Public Health Nurse Supervisor | | | | | | | | | |
| Public Health Program Supervisor | | | | | | | | | |
| Solid Waste Program Coordinator | | | | | | | | | |
| Special Projects & Initiatives Manager | | | | | | | | | |
| Street Maintenance Supervisor | | | | | | | | | |
| Sustainability Coordinator | | | | | | | | | |
| Utilities Supervisor | | | | | | | | | |
| Utility Controls & Instrumentation Technician | | | | | | | | | |
| Water Quality Supervisor | | | | | | | | | |

| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| GRADE 14 | \$98,205 | \$102,133 | \$106,219 | \$110,467 | \$114,886 | \$119,481 | \$124,261 | \$129,231 | \$134,400 |
| Civil Engineer | | | | | | | | | |
| Facility & Project Supervisor | | | | | | | | | |
| GIS Coordinator | | | | | | | | | |
| Network Engineer | | | | | | | | | |
| Operations Manager | | | | | | | | | |
| Recreation Manager | | | | | | | | | |
| Systems Engineer | | | | | | | | | |
| | | | | | | | | | |
| GRADE 15 | \$103,115 | \$107,240 | \$111,529 | \$115,990 | \$120,630 | \$125,455 | \$130,473 | \$135,692 | \$141,120 |
| Assistant Traffic Engineer | | | | | | | | | |
| Business Assistance Manager | | | | | | | | | |
| Creative Placemaking Manager | | | | | | | | | |
| Data Governance Officer | | | | | | | | | |
| Environmental Health Supervisor | | | | | | | | | |
| Golf Course Manager | | | | | | | | | |
| Ice Garden Manager | | | | | | | | | |
| Planning Supervisor | | | | | | | | | |
| Professional Land Surveyor | | | | | | | | | |
| Public Health Program Manager | | | | | | | | | |
| Public Safety Engagement Manager | | | | | | | | | |
| Purchasing Manager | | | | | | | | | |
| Residential Appraisal Supervisor | | | | | | | | | |
| Strategy, Research, & Projects Manager | | | | | | | | | |
| Sustainability Manager | | | | | | | | | |
| Treasury Manager | | | | | | | | | |
| Utility Billing Manager | | | | | | | | | |
| | | | | | | | | | |
| GRADE 16 | \$107,239 | \$111,529 | \$115,990 | \$120,630 | \$125,455 | \$130,473 | \$135,692 | \$141,120 | \$146,765 |
| Analytics & Strategy Manager | | | | | | | | | |
| Assistant Building Official | | | | | | | | | |
| Assistant HRA Administrator | | | | | | | | | |
| Assistant Port Authority Administrator | | | | | | | | | |
| Battalion Chief | | | | | | | | | |
| Capital Project Manager | | | | | | | | | |
| Facilities Manager | | | | | | | | | |
| Finance Manager | 1 | | | | | | | | |
| Fleet Manager | | | | | | | | | |
| HR Business Partner | | | | | | | | | |
| Strategy, Policy, & Performance Manager | | | | | | | | | |
| Street & Traffic Manager | | | | | | | | | |
| Wellness Officer | | | | | | | | | |
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| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| GRADE 17 | \$113,674 | \$118,221 | \$122,949 | \$127,867 | \$132,982 | \$138,301 | \$143,833 | \$149,587 | \$155,570 |
| Assistant Director of Parks & Natural Resources | | | | | | | | | |
| Assistant Fire Chief | | | | | | | | | |
| Commercial Appraisal Supervisor | | | | | | | | | |
| Community Health & Wellness Center Manager | | | | | | | | | |
| Community Outreach & Engagement Manager | | | | | | | | | |
| Compliance Manager | | | | | | | | | |
| Risk & Litigation Manager | | | | | | | | | |
| Traffic & Transportation Engineer | | | | | | | | | |
| Water Resources Manager | | | | | | | | | |
| GRADE 18 | \$125,041 | \$130,042 | \$135,244 | \$140,654 | \$146,280 | \$152,131 | \$158,216 | \$164,545 | \$171,127 |
| Assistant City Engineer | \$125,041 | \$130,042 | \$155,244 | \$140,654 | \$140,280 | \$152,151 | \$150,210 | 3104,343 | \$1/1,12/ |
| Assistant City Engineer Assistant Director of Public Health | | | | | | | | | |
| Assistant Utilities Superintendent | | | | | | | | | |
| Building Official | | | | | | | | | |
| City Assessor | | | | | | | | | |
| City Clerk | | | | | | | | | |
| Deputy Director of Parks & Recreation | | | | | | | | | |
| Deputy Finance Officer | | | | | | | | | |
| Environmental Health Manager | | | | | | | | | |
| Equity & Workplace Culture Administrator | | | | | | | | | |
| HRA Administrator | | | | | | | | | |
| Human Resources Manager | | | | | | | | | |
| Information Technology Manager | | | | | | | | | |
| Planning Manager | | | | | | | | | |
| Port Authority Administrator | | | | | | | | | |
| Support Services Bureau Manager | | | | | | | | | |
| | | | | | | | | | |
| GRADE 19 | \$131,293 | \$136,545 | \$142,006 | \$147,687 | \$153,594 | \$159,738 | \$166,127 | \$172,772 | \$179,683 |
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| | STEP 1 | STEP 2 | STEP 3 | STEP 4 | STEP 5 | STEP 6 | STEP 7 | STEP 8 | STEP 9 |
|---|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| GRADE 20 | \$137,858 | \$143,372 | \$149,107 | \$155,071 | \$161,274 | \$167,725 | \$174,434 | \$181,411 | \$188,668 |
| Deputy City Attorney | | | | | | | | | |
| Deputy Fire Chief | | | | | | | | | |
| Deputy Police Chief | | | | | | | | | |
| Maintenance Superintendent | | | | | | | | | |
| Utilities Superintendent | | | | | | | | | |
| GRADE 21 | \$164,051 | \$170,613 | \$177,437 | \$184,535 | \$191,916 | \$199,593 | \$207,576 | \$215,879 | \$224,515 |
| Chief Financial Officer | | | | | | | | | |
| Chief Information Officer | | | | | | | | | |
| City Attorney | | | | | | | | | |
| City Engineer | | | | | | | | | |
| Director of Communications & Engagement | | | | | | | | | |
| Director of Community Development | | | | | | | | | |
| Director of Parks & Recreation | | | | | | | | | |
| Director of Public Health | | | | | | | | | |
| Fire Chief | | | | | | | | | |
| GRADE 22 | \$180,456 | \$187,674 | \$195,181 | \$202,988 | \$211,108 | \$219,552 | \$228,334 | \$237,467 | \$246,966 |
| Chief of Police | | | | | | | | | |
| GRADE 23 | \$196,861 | \$204,735 | \$212,924 | \$221,441 | \$230,299 | \$239,511 | \$249,091 | \$259,055 | \$269,417 |
| Deputy City Manager | | | | | | | | | |
| Deputy City Manager | | | | , | , | | | - | |

Section 1 ACTING PAY

Section 1.1 Policy

The City shall pay additional compensation for any employee who performs working out of class assigned duties and responsibilities in a higher job classification than their current position, which are in addition to the regular duties of the employee's position. The additional compensation shall continue for such length of time as determined by the City Manager or designee.

The City Manager has sole authority to grant additional compensation. The City Manager may designate a review committee to review requests and make recommendations to the City Manager. The City Manager may accept the recommendation of the Deputy City Manager or department head and approve the request, deny the request, or modify the request to serve the best interests of the City. The City Manager's decision shall be in writing and shared with the employee, supervisor, and department head.

Section 1.2 Criteria

- A. The employee must assume the assigned duties and responsibilities of a higher job classification for at least ten (10) workdays.
- B. The employee must meet the experiences and competencies of the higher job classification.
- C. Requests for compensation for Acting Pay shall be made by the employee's department head and either prior to or around the time employee assumes the additional duties of higher classification.
- D. The decision to award Acting Pay shall rest with the City Manager or designee.

Section 1.3 Pay Calculation

To calculate additional pay, the employee's current base pay will have 5% applied, then the calculated wage will be placed into the nearest step of the higher classification without being less than the employee's current base pay plus the added 5%. If the employee were to receive a step increase, then the formula to calculate additional pay will be recalculated on the new base pay.

Section 2 EXCEPTIONAL PERFORMANCE PAY

Section 2.1 Policy

The City may provide additional compensation to employees who demonstrate exceptional work performance, is a key contributor in a one-time citywide project with organization wide or community impact or provides significant assistance during a transition, or takes on additional work outside the employee's normal scope of duties.

The City Manager has sole authority to grant additional compensation. The City Manager may designate a review committee to review requests and make recommendations to the City Manager. The City Manager may accept the recommendation of the Deputy City Manager or department head and approve the request, deny the request, or modify the request to serve the best interests of the City. The City Manager's decision shall be in writing and shared with the employee, supervisor, and department head.

Section 2.2 Approval Procedure

Requests for additional compensation may be made by a supervisor. The request should detail the reasons for the request and achievement of required criteria. If the department head agrees with the request, they may then forward the request to the respective service team Deputy City Manager and City Manager.

Section 2.3 Payment

This additional compensation shall be a payment of up to \$4,000 per calendar year, and is not a base salary increase. No employee shall receive more than \$4,000 in exceptional performance pay per calendar year.

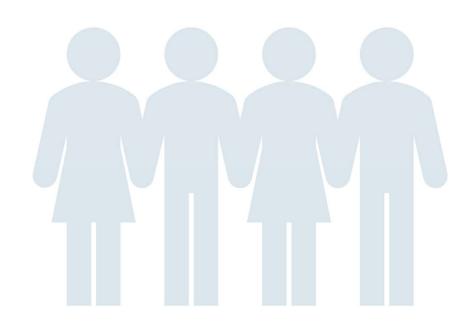
Section 2.4 Report

The City Manager shall file with the City Council each year before the time set for the adoption of the annual budget a report of his or her action in exercising authority for Exceptional Performance Pay.

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2026 Compensation Plan

City Council Monday, December 8, 2025



Creating a New Compensation Plan

Address inequities of current structure

Remain competitive in the job market

Fair and transparent wage progression

Stable budget projections

Sustainable structure

Improved longterm financial sustainability

Partnership with Baker Tilly

Comprehensive Compensation Study

- Contract with Baker Tilly executed in September 2024
- Employee kick-off sessions in November 2024
- Position Analysis Questionnaires
- Job evaluations 9 compensable factors
- Market assessment 150 benchmark positions
- Pay plan development based on the market
- Grade assignments for all positions
- Implementation scenarios

A new compensation plan that meets our needs

One single compensation plan for all City employees

Grades 1-3 cover seasonal and temporary positions, grades 4-23 cover full-time and regular part-time positions

Nine (9) steps in each pay grade

4.00% increment between steps

Simplified, predictable structure

- Move from a 6-step plan with performance range, to a unified 9-step plan covering all City employees
- Predictable progression eliminates inconsistent advancement patterns

Competitive pay

- 4.00% step increases, rather than 3.00%
- COLAs can be smaller or skipped in future years
- 2.00% COLA proposed for 2026

Fair and transparent wage progression

- Step increases on employees' anniversary date
- Exceptional performers may receive a one-time performance payment (not added to base) to promote fairness and budget stability

Predictable budgeting

- Clear step progression improves both departmental and Citywide budget forecasting
- Only two (2) variables COLA and step increases affect long-term projections

Improved financial stability and equity

- Consistent and equitable salary growth for all employees
- Eliminates reliance on supervisor discretion for percentage-based raises

Cost savings and efficiency

- Baker Tilly delivered specialized compensation expertise at a lower cost than internal alternatives
- Project was completed under budget with remaining funds applied to implementation costs

Sustainable long-term budget planning

- The 2026 budget reflects full implementation of this new structure
- Future projections are simplified COLA plus step assumptions create a stable forecasting model

Requested action

Resolution to adopt the compensation plan for full-time, part-time, seasonal and temporary non-union employees for the City of Bloomington

Motion by ______, seconded by ______, to adopt Resolution No. 2025-_____, adopting the new 2026 compensation plan for full-time, part-time, seasonal and temporary non-union employees for the City of Bloomington.

A RESOLUTION TO REVISE THE COMPENSATION PLAN FOR FULL-TIME, PART-TIME, SEASONAL AND TEMPORARY NON-UNION EMPLOYEES FOR THE CITY OF BLOOMINGTON

WHEREAS, the City Council of the City of Bloomington is the official governing body of the City of Bloomington, Minnesota ("City"); and

WHEREAS, Chapter 2, Section 2.64 of the Bloomington City Code states that the City Council shall establish a Compensation Plan for all City employees; and Section 2.65 establishes that the City Council may modify the Compensation Plan by resolution; and

WHEREAS, from time to time it is necessary and appropriate for the City Council to amend the Compensation Plan for full-time and seasonal and temporary employees; and

WHEREAS, the following modifications to the Compensation Plan for Full-Time, Seasonal and Temporary Non-Union Employees are needed to implement the recommendations from a comprehensive compensation study conducted by Baker Tilly:

- (1) Creating a single compensation plan for all City employees, rather than maintaining separate compensation plans for full-time, and part-time seasonal and temporary employees;
- (2) Creating a compensation structure consisting of 23 pay grades, where grades 1-3 represent seasonal and temporary positions, and grades 4-23 represent regular full-time and part-time positions;
- (3) Creating pay grades with nine (9) steps, with 4.00% increment between steps;
- (4) Adopting a more equitable approach to performance pay; and
- (5) Creating a compensation structure that is competitive and sustainable.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BLOOMINGTON, MINNESOTA that the attached Compensation Plan for Full-Time, Part-Time, Seasonal and Temporary Non-Union Employees of the City of Bloomington is hereby adopted.

Passed and adopted in regular session this 8th day of December, 2025.

| | Mayor | |
|--------------------------|-------|--|
| ATTEST: | | |
| | | |
| Secretary to the Council | | |