

REPORT TO THE CITY COUNCIL FROM
WAYS & MEANS COMMITTEE
August 20, 2019

A regular meeting of the committee was convened at 1:30 pm on this date.

Members Present: Council Members Steve Fletcher (Vice-Chair), Phillipe Cunningham, Andrew Johnson, and Linea Palmisano (Quorum - 4)

Members Absent: Council Members Abdi Warsame (Chair) and Andrea Jenkins

Matters listed below are hereby submitted with the following recommendations; to-wit:

1. Legal settlement: Steven Meldahl v. City of Minneapolis ([2019-00950](#))

Approving the settlement of the lawsuit Steven Meldahl v. City of Minneapolis by payment of \$1,452.50 to Steven Meldahl, and authorizing the City Attorney's Office to execute any documents necessary to effectuate the settlement.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

2. Legal settlement: Workers' Compensation claim of Timothy Costello ([2019-00948](#))

Approving the settlement of the Workers' Compensation claim of Timothy Costello by payment of \$175,000 to Mr. Costello and his attorneys, and authorizing the City Attorney's Office to execute any documents necessary to effectuate the settlement.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

3. Automobile No-Fault Claim Processing Authorization: Sgt. Daniel Pommerenke ([2019-00947](#))

Approving initial authorization to submit all current and ongoing bills relating to no-fault claimant Sgt. Daniel Pommerenke to the City Finance Officer for payment from Fund/Org 06900-1500100-145400, following review by the City Attorney or her designee, pursuant to Minneapolis Code of Ordinances, Chapter 16.1120.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

4. Contract amendment with LeJeune Steel Company for additional structural steel for the Public Service Building Project ([2019-00938](#))

Authorizing an increase to Contract No. COM0000147 with LeJeune Steel Company, in the amount of \$31,841 for a total amount not-to-exceed \$7,914,548, for costs associated with additional structural steel material supply for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

5. Contract amendment with B&D Associates, LLC for reduced costs for masonry construction for the Public Service Building Project ([2019-00937](#))

Authorizing a decrease to Contract No. COM0001122 with B&D Associates, LLC, in the amount of \$162,710 for a total amount not to exceed \$2,681,290, for changes to the masonry scope of work for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

6. Contract amendment with RTL Construction for drywall work for the Public Service Building Project ([2019-00936](#))

Authorizing an increase to Contract No. COM0001070 with RTL Construction, in the amount of \$82,963 for a total amount not to exceed \$4,758,342, for increased drywall work for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

7. Contract amendment with Modern Piping, Inc. for reduced costs for mechanical work for the Public Service Building Project ([2019-00934](#))

1. Authorizing a decrease to Contract No. COM0000416 with Modern Piping, Inc., in the amount of \$14,750 for a total amount not to exceed \$28,947,299, for changes to the project schedule for the Public Service Building Project.
2. Authorizing a decrease to Contract No. COM0000416 with Modern Piping, Inc., in the amount of \$1,706,100 for a total amount not to exceed \$27,241,199, for changes associated with value engineering for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

8. Contract amendment with Danny's Construction Company, LLC for structural steel installation for the Public Service Building Project ([2019-00935](#))

1. Authorizing a decrease to Contract No. C-44518 with Danny's Construction Company, LLC, in the amount of \$40,454 for a total amount not to exceed \$3,420,380, for changes to the project schedule for the Public Service Building Project.
2. Authorizing an increase to Contract No. C-44518 with Danny's Construction Company, LLC, in the amount of \$50,894 for a total amount not to exceed \$3,471,274, for increased structural steel work for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

9. Contract amendment with Spec 7 Group, LLC for reduction in scope for waterproofing work for the Public Service Building Project ([2019-00945](#))

Authorizing a decrease to Contract No. COM0000184 with Spec 7 Group, LLC, in the amount of \$2,382 for a total amount not to exceed \$664,183, for changes and reductions in scope that have reduced costs associated with waterproofing the below grade structures for the Public Service Building Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

10. Bid Pack 5 for Public Service Building Project: Solar array ([2019-00944](#))

Accepting the low bid of BlueSky Electric Company, LLC, submitted on Event No. 239, Construction Category 5.03, in the amount of \$221,900, to provide all materials, labor, equipment, and incidentals necessary for the Public Service Building Project – Bid Pack 5 - Solar array, and authorizing a contract for the project, all in accordance with City specifications.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

11. Bid Pack 5 for Public Service Building Project: Landscaping ([2019-00939](#))

Accepting the low bid of Margolis Company, submitted on Event No. 239, Construction Category 5.01, in the amount of \$498,265, to provide all materials, labor, equipment, and incidentals necessary for the Public Service Building Project – Bid Pack 5 - Landscaping, and authorizing a contract for the project, all in accordance with City specifications.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

12. Customization of contract form with SmartProcure, Inc. dba GovSpend for software subscription licenses ([2019-00946](#))

Authorizing the customization of the City's Standard Contract Form for Professional Services with SmartProcure, Inc., dba GovSpend, to provide software subscription licenses to support the Procurement Office with research and verification of prices for certain informal purchases of goods and commodities, to reflect the following:

1. GovSpend's liability is capped at the contract amount.
2. If the City terminates the contract in the first year, it would owe any remaining first year fees.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

13. Contract amendment with Robitshek Building Partners, LP for lease of First Precinct office space at 25 4th St N [\(2019-00940\)](#)

Authorizing Amendment No. 2 to Lease Contract No. C-26396 with Robitshek Building Partners, LP for lease of First Precinct office space at 25 4th St N clarifying how real estate taxes are allocated between the residential and commercial tenants.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

14. Contract amendment with SMG US Bank Stadium for traffic control services [\(2019-00941\)](#)

Authorizing an extension to Contract C-44170 with SMG US Bank Stadium from Aug 1, 2019, to July 31, 2020, for traffic control services.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

15. Contract with Midwest Urban Strategies, Inc. for Midwest regional workforce development services [\(2019-00908\)](#)

Authorizing a contract with Midwest Urban Strategies, Inc., in an amount not to exceed \$30,000, for development of best practices, strategies, and coordinated resources that promote the Midwest region's workforce development system through June 30, 2021.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

16. Contract with Phyt Orion, Inc. for Enterprise Resource Planning (ERP) finance reporting services [\(2019-00930\)](#)

Authorizing an increase to Contract No. C-39190 with Phyt Orion Inc., in the amount of \$50,000, for a new not-to-exceed total of \$850,000, for Enterprise Resource Planning (ERP) finance reporting services to upgrade the Cognos environment.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

17. Contract with CenturyLink Sales Solutions, Inc. for voice and data telecommunication services [\(2019-00931\)](#)

Authorizing an increase to Contract No. C-37845 with CenturyLink Sales Solutions, Inc. in the amount of \$3,500,000, for a new not-to-exceed total of \$9,500,000, and extending the contract for 3 years through Feb 10, 2023, for voice and data telecommunication services across numerous City departments and locations.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

18. Contract with DRT Benefits Corporation dba 121 Benefits for COBRA administration, continuation benefits billing, and Affordable Care Act compliance ([2019-00942](#))

Authorizing a contract for Event No. 225 with DRT Benefits Corporation, dba 121 Benefits, in an amount not to exceed \$340,000, for three-years with two optional one-year extensions, to provide required compliance services including COBRA administration, continuation benefits billing, and Affordable Care Act reporting.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

19. Contract amendment with Deloitte Consulting LLP for actuarial and consulting services to support the City's employee benefits program ([2019-00943](#))

Authorizing an increase to Contract No. C-41832 with Deloitte Consulting, LLP, in the amount of \$15,000 per year for each of the two optional one-year extensions for benefits consulting and actuarial services for the City's self-insured medical and dental plans and employee insurance benefit and wellness plans.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

20. Northside Artspace Lofts project financing: 229 Irving Ave N ([2019-00925](#))

1. Passage of Resolution approving Tax Increment Financing (TIF) Plan and Housing Development Plan for Northside Artspace Lofts at 229 Irving Ave N.
2. Passage of Resolution authorizing the issuance of a "Pay-As-You-Go" TIF note to Northside Artspace Lofts, LP, in a principal amount not to exceed \$1,343,000.
3. Authorizing a redevelopment contract and other necessary documents related to the recommended actions with Northside Artspace Lofts, LP or affiliated entity.
4. Passage of Resolution authorizing preliminary and final approval of the issuance of Tax Exempt Multifamily Housing Revenue Entitlement Bonds in an amount not to exceed \$14,700,000 for the Northside Artspace Lofts located at 229 Irving Ave N.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

21. Mino-bimaadziwin Apartments Tax Increment Financing (TIF) Plan and bond issuance: 2105 Cedar Ave S ([2019-00924](#))

1. Passage of Resolution approving the Tax Increment Financing (TIF) Plan for Mino-bimaadziwin Apartments at 2105 Cedar Ave S.
2. Passage or Resolution authorizing the issuance of a "Pay-As-You-Go" TIF note to the RLBC Franklin Station Limited Partnership in a principal amount not to exceed \$2,015,000.
3. Authorizing a redevelopment contract with RLBC Franklin Station Limited Partnership and other necessary documents related to the actions for the Mino-bimaadziwin Apartments project.

4. Passage of Resolution authorizing preliminary and final approval for the issuance of Tax Exempt Multifamily Entitlement Housing Revenue Bonds in an amount not to exceed \$22,000,000 for Mino-bimaadiziwin Apartments project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

22. Land sale and Tax Increment Financing Plan for Portland at Third affordable housing project: 530 3rd St S and 500 3rd St S to Sherman Associates, and redevelopment of Minneapolis Fire Station #1 ([2019-00928](#))

1. Passage of Resolution approving the acquisition of a future, to-be-platted Registered Land Survey (RLS) parcel at the corner of 3rd St S and 5th Ave S, built out as a turnkey fire station to City specifications from Sherman Associates, or affiliated entity, for \$12,000,000 plus transaction costs.
2. Passage of Resolution approving the sale of the property at 530 3rd St S to Sherman Associates, or affiliated entity, for \$680,000, less transaction costs, subject to the terms described in the report, for redevelopment as a portion of a 90-unit affordable housing project.
3. Passage of Resolution approving Portland at Third Tax Increment Financing (TIF) Plan, for development at 530 3rd St S, 500 3rd St S, and 240 Portland Ave.
4. Passage of Resolution authorizing the issuance of a tax increment revenue note to Sherman Associates, or affiliated entity, in a principal amount not to exceed \$11,000,000.
5. Authorizing a redevelopment contract with Sherman Associates, or affiliated entity, and related documents in accordance with the terms set forth in the report.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

23. Grant from Hennepin County for teen pregnancy prevention services ([2019-00911](#))

1. Accepting a grant from Hennepin County in the amount of \$674,386 for a five year period between Jul 1, 2015, through Jun 30, 2020, for teen pregnancy prevention services for the Health Department's School Based Clinics.
2. Authorizing an agreement with Hennepin County for the grant.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

24. Contract with Bridges Health Care for School-Based Clinics billing services ([2019-00912](#))

Authorizing a contract with Bridge Health Care Partners, in an amount not to exceed \$652,000, for up to five years to provide revenue cycle management billing and consultation and training services to the School-Based Clinics program.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

25. Grant from Hennepin County for Mental Health Services ([2019-00929](#))

1. Accepting a grant from Hennepin County in the amount of \$90,000 for a five-year period from Jul 1, 2019 through Jun 30, 2024, for mental health services at the Health Department's School Based Clinics.
2. Authorizing an agreement with Hennepin County for the grant.
3. Passage of a Resolution approving appropriation of funds to the Health Department.

Fletcher moved to approve. On voice vote, the motion passed.

[Warsame and Jenkins absent]

26. 2019 Fire Prevention Grant from FM Global for smoke detectors and fire prevention educational materials ([2019-00914](#))

1. Authorizing acceptance of the 2019 Fire Prevention Grant from FM Global in the amount of \$3,000 for the purchase of smoke detectors and fire prevention educational materials.
2. Authorizing a contract for the grant.
3. Passage of Resolution appropriating the funds to the Fire Department.

Fletcher moved to approve. On voice vote, the motion passed.

[Warsame and Jenkins absent]

27. 2019 Community Partnership Grant from CenterPoint Energy for medical service bags and tourniquets ([2019-00916](#))

1. Authorizing acceptance of the 2019 Community Partnership Grant form CenterPoint Energy in the amount of \$2,500 from CenterPoint Energy for the purchase of 35 emergency medical service bags and approximately 150 combat application tourniquets.
2. Authorizing a contract for the grant.
3. Passage of Resolution appropriating funds to the Fire Department.

Fletcher moved to approve. On voice vote, the motion passed.

[Warsame and Jenkins absent]

28. Contract Amendment with Minnesota Homeland Security and Emergency Management for the Police Bomb Disposal Unit ([2019-00920](#))

Authorizing an amendment to Contract No. C-40510 with the Commissioner of Public Safety, to recognize an organizational reassignment moving administration of the Joint Powers Agreement from the Homeland Security and Emergency Management Division of the Minnesota Department of Public Safety to the State Fire Marshal Division.

Fletcher moved to approve. On voice vote, the motion passed.

[Warsame and Jenkins absent]

29. Contract with ShotSpotter, Inc. ("ShotSpotter") for support and maintenance of ShotSpotter's Gunshot Location System ("System") ([2019-00882](#))

Authorizing an increase to Contract No. C-35511 with ShotSpotter in the amount of \$335,000 for a new not-to-exceed total of \$2,190,960, for the support and maintenance of ShotSpotter's System, which is being expanded to encompass a larger area of coverage.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

30. Contract with SecuroNet, LLC ("SecuroNet") to provide a virtual safety network for crime investigations ([2019-00883](#))

Authorizing an increase to Contract No. C-39098 with SecuroNet, LLC in the amount of \$85,000, for a new not-to-exceed total of \$384,298, and extending the contract for three years through Dec 31, 2022, for the Minneapolis Police Department (MPD) to provide the MPD a virtual safety network to prevent, reduce, and investigate crimes.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

31. Contract amendment with CDM Smith for Fridley Filter Plant Rehabilitation Project ([2019-00917](#))

Authorizing an increase to Contract C-37804 with CDM Smith, in the amount of \$974,000 for a total amount not to exceed \$6,561,000, and an extension through June 30, 2022, for additional construction phase and post-construction phase services for the Fridley Filter Plant Rehabilitation Project.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

32. 2019 Transportation Economic Development (TED) Program Funding for Dowling Ave N Bridge over I-94 ([2019-00919](#))

Passage of Resolution authorizing the submittal of a grant application to the Minnesota Department of Employment and Economic Development's Transportation Economic Development (TED) Program for funds to enhance the reconfiguration of the Dowling Avenue North Bridge over I-94, and the commitment of local funds to provide the required local match for this funding.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

33. 2019 Transportation Economic Development Infrastructure (TEDI) Program Funding to reconstruct a portion of Dowling Ave N from I-94 to 1st St N ([2019-00921](#))

Passage of Resolution authorizing the submittal of a grant application to the Minnesota Department of Employment and Economic Development's Transportation Economic Development Infrastructure (TEDI) Program for funds to reconstruct a portion of Dowling Avenue North from I-94 to 1st Street North, and the commitment of local funds to provide the required local match for this funding.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

34. Assumption and Consent to Assignment Agreement between Granite Inliner, LLC and Lametti & Sons, Inc. for installation of large diameter pipe ([2019-00922](#))

Accepting and authorizing execution of an Assumption and Consent to Assignment Agreement between Granite Inliner, LLC, Lametti & Sons, Inc., and the City of Minneapolis for City Contracts C-44112 and COM00000627, to allow continuation and completion of the installation of large diameter cured in place pipe in accordance with the terms and conditions of the contracts assumed by Granite Inliner, LLC.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

35. Agreement with Mississippi Watershed Management Organization for modeling Como, Southeast Minneapolis Industrial – University Research Park, and University of Minnesota Regional Watersheds ([2019-00923](#))

Authorizing an agreement with the Mississippi Watershed Management Organization (MWMO), in an amount not to exceed \$196,500, for the Como, Southeast Minneapolis Industrial – University Research Park (SEMI-URP), and University of Minnesota Regional Watershed modeling.

Fletcher moved to approve. On voice vote, the motion passed.
[Warsame and Jenkins absent]

With no further business to transact, the meeting adjourned at 1:35 pm.

Reported by Peggy Menshek, Council Committee Coordinator