

COMMUNITY DEVELOPMENT COMMITTEE

MINUTES

The Community Development Committee of the Willmar City Council met on Thursday, April 16, 2015, in Conference Room No. 1 at the City Office Building.

Present:	Rick Fagerlie	Chair
	Andrew Plowman	Vice Chair
	Audrey Nelsen	Member
	Tim Johnson	Member

Others present: Jim Dokken, Council Member; Bruce Peterson, Director of Planning and Development Services.

Item No. 1 Call to Order

The meeting was called to order by Chair Fagerlie at 4:45 p.m.

Item No. 2 Public Comments

There were no public comments.

Item No. 3 Mobile Home Park Code Violations (For Information Only)

The Committee discussed an increasing number of violations at the Regency West Mobile Home Park, primarily related to additions to the mobile homes. Photos of some of the violations were reviewed and discussed. Most violations relate to the additions being constructed without permits and not meeting code standards. The involvement of Kandiyohi County through the licensing process was discussed. The issue of liability was raised. As the violations have been discovered, it was assumed that the City has some liability to pursue corrections. Also discussed were possible ways to involve the park owners, possibly through the issuance of nuisance citations.

Following discussion, there was a consensus of the Committee that staff focus on those violations directly related to health and safety violations, and that nuisance citations to the owners be issued when appropriate. It was also suggested that a Minnesota Department of Health opinion be sought relative to the overall park conditions, including the licensing process. Staff was also asked to contact the County and ask them to get involved, making sure that licensing requirements are being met.

Item No. 4 Willmar Wye Project Update (For Information Only)

Staff provided the Committee with an update on the Willmar Wye Project application process, as well as the recent trip to Washington D.C. to lobby for the project. It was noted that the pre-application was completed and ready for submittal, to be followed shortly by the full application. Numerous letters of support from a variety of interested local parties have been obtained. Those groups include Willmar Police and Fire, Rice Ambulance Service, Willmar Lakes Area Chamber of Commerce, and Mid Minnesota Development Commission. It was suggested that staff also seek a letter from the County Emergency Services Director.

Material used by staff in their Washington visit was reviewed and discussed. The material very clearly tells the story of the Wye Project and provides a substantial amount of supporting evidence.

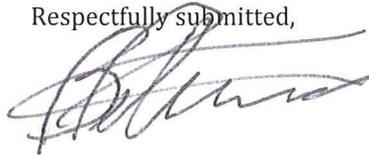
The Committee discussed the possible inclusion of project funding in the Governor's proposed 2015 bonding bill. It was noted that if the project was awarded funding both in the bonding bill and through the TIGER Grant, that construction could begin in 2016. Staff is working with local legislators to include an application for funding for the spur track in the 2016 bonding bill.

Item No. 5 Former Airport Historical Matters (For Information Only)

Staff informed the Committee that the interpretative display was in the process of being erected at the new airport, as was plaque commemorating the old beacon at the former airport.

There being no further business to come before the Committee, the meeting was adjourned at 5:35 p.m. by Chair Fagerlie.

Respectfully submitted,

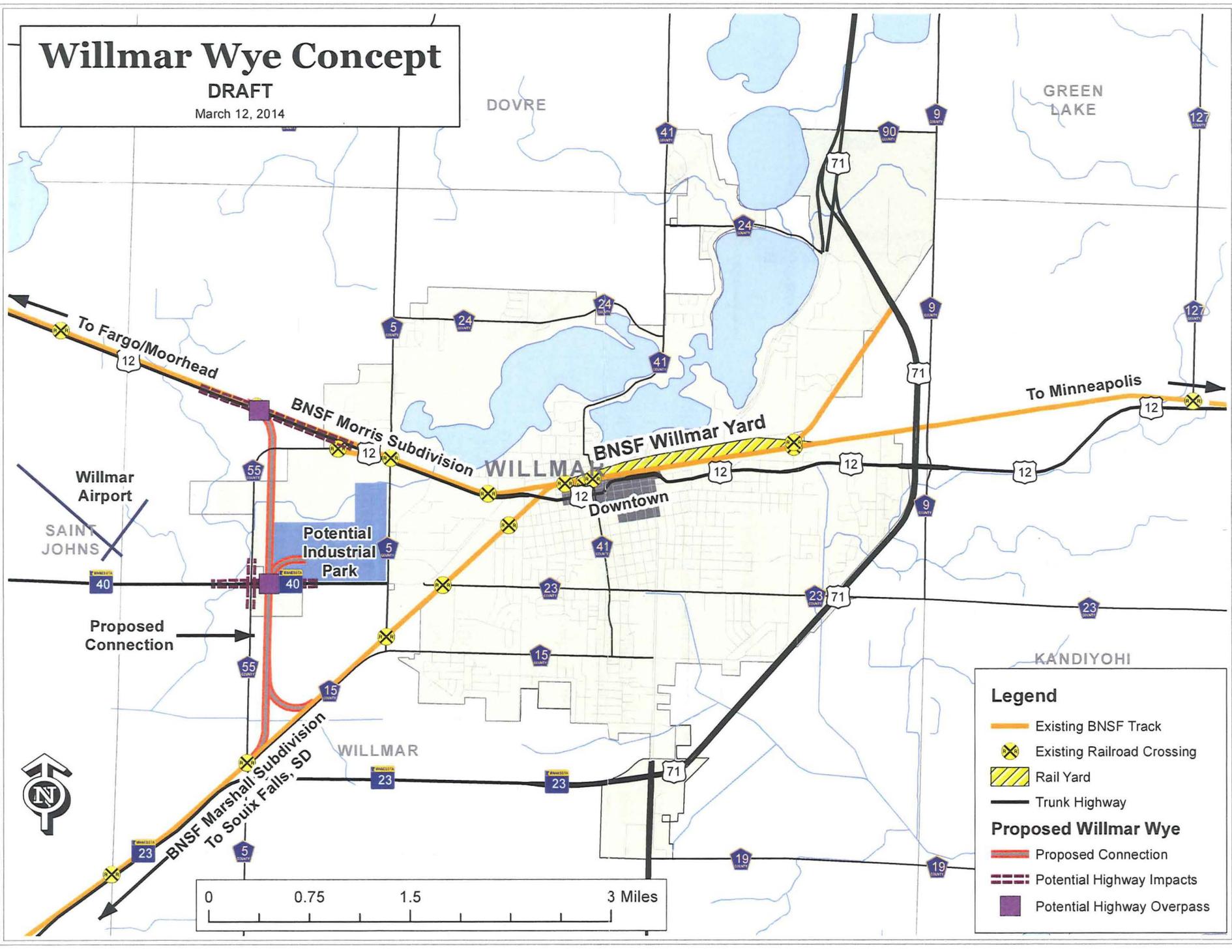
A handwritten signature in black ink, appearing to read "Bruce Peterson", written in a cursive style.

Bruce Peterson, AICP
Director of Planning and Development Services

Willmar Wye Concept

DRAFT

March 12, 2014



Legend

- Existing BNSF Track
- Existing Railroad Crossing
- Rail Yard
- Trunk Highway
- Proposed Willmar Wye
- Proposed Connection
- Potential Highway Impacts
- Potential Highway Overpass

Willmar Rail Connector & Industrial Access Project

Project Overview

- Construct approximately 10,000' of track connecting two BNSF main lines to bypass the City of Willmar to the west
- Construct highway overpasses at TH 12 and TH 40
- Provision for new rail access to Willmar Industrial Park at the old airport site

Project Benefits

- Reduction of 7-10 trains per day traveling through downtown Willmar
- Reduction of horn noise, idling trains and blocked downtown crossings
- Greater rail network fluidity and capacity, potentially relieving rail congestion in the Twin Cities and as far as Galesburg, IL
- Increased economic competitiveness with activity generated by rail-served industrial park



Estimated Project Costs

Roadway Work:	\$28,363,894
Railroad Work:	\$21,466,106
Total	\$49,830,000

Project Partners

BNSF Railway:	\$16 million commitment
MnDOT:	\$15 million commitment
Kandiyohi County:	\$459,000 commitment
City of Willmar:	\$336,000 commitment of estimated right of way costs
Kandiyohi/Willmar EDC:	\$35,000 commitment; economic development work
TIGER Grant Request:	\$18 million

Contributions

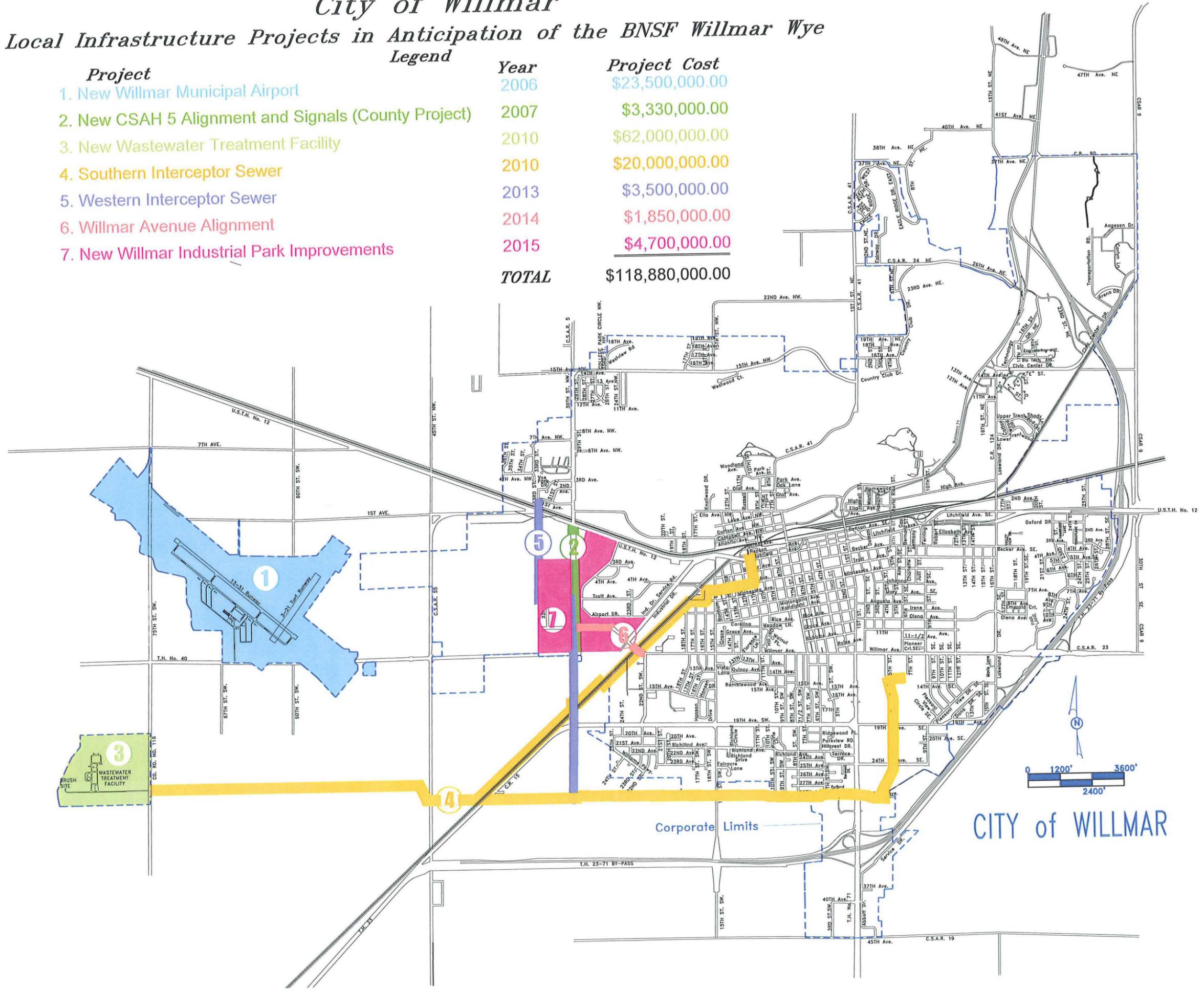
Project Contacts

Peter Dahlberg, OFCVO, 651-366-3693, peter.dahlberg@state.mn.us
 Susann Karnowski, District 8, 320-214-6370, susann.karnowski@state.mn.us

City of Willmar

Local Infrastructure Projects in Anticipation of the BNSF Willmar Wye

Project	Year	Project Cost
1. New Willmar Municipal Airport	2006	\$23,500,000.00
2. New CSAH 5 Alignment and Signals (County Project)	2007	\$3,330,000.00
3. New Wastewater Treatment Facility	2010	\$62,000,000.00
4. Southern Interceptor Sewer	2010	\$20,000,000.00
5. Western Interceptor Sewer	2013	\$3,500,000.00
6. Willmar Avenue Alignment	2014	\$1,850,000.00
7. New Willmar Industrial Park Improvements	2015	\$4,700,000.00
TOTAL		\$118,880,000.00



CITY of WILLMAR