

ARDEN HILLS

notes

The Official City Newsletter for Arden Hills Residents

June 2025

Rice Creek Commons Outlot A Micro Control Company Groundbreaking

Officials from Arden Hills, Ramsey County, and Ryan Companies US, Inc. broke ground on Micro Control Company's new headquarters, the first development at Rice Creek Commons on Wednesday, April 30. The 157,000-square-foot advanced technology project is the first phase of developing Outlot A, a 40-acre parcel on the north end of Rice Creek Commons that is zoned for commercial use. The headquarters for Micro Control Company, which manufactures test equipment for the electronics industry, will span approximately 10 acres of Outlot A and be home to more than 200 jobs.

The Joint Development Authority's (JDA) vision for the Outlot A site is to create economic prosperity, build an inclusive economy, have a long-term sustainable development, and develop an energy-forward

community by providing and creating well-paying jobs.

Ryan will invest up to \$3.5 million into a low carbon and energy-efficient design for the Micro Control Company headquarters. The project encompasses sustainability and clean energy measures in the phase one development plans that address the sustainability design guidelines approved by the JDA in January 2025. These clean energy technologies are planned to include a hybrid ground-source heat pump system designed to reduce greenhouse gas emissions from operations by an estimated 65%.

Ryan also expects to incorporate green space and outdoor gathering areas throughout the development, including a connection to the Rice Creek North Regional Trail.



L to R: City Administrator Jagoe, Councilmembers Rousseau and Weber, Mayor Grant, Councilmember Monson, JDA Chair Wicklund and Councilmember Holden

Three Businesses Open in Arden Hills

Mister Car Wash

3751 Lexington Ave N

Construction has been completed for the redevelopment of the former Arby's restaurant. The property is now the site of an approximate 5,400 square foot single-story drive-through conveyor type express car wash with self-service vacuums.



Verizon Wireless

3833 Lexington Ave N Suite 105

Verizon Wireless is now located within Lexington Station, next to Crumbl Cookies.



Juice Time

3833 Lexington Ave N Suite 108

Juice Time, an international franchise, has opened its first location in the state. The store serves juices, smoothies, ice cream, mojitos, crepes, and more. They are located next to Noodles and Company.





Service Directory

City Hall

1245 West Highway 96
Arden Hills, MN 55112
cityofardenhills.org
651-792-7800

Summer Office Hours

Monday - Thursday 7:30 a.m. - 5:00 p.m.
Friday 7:30 a.m. - 11:30 a.m.

Sheriff and Fire

911 - Emergency & Non-Emergency

Water and Sewer Problems
(During non-business hours)
651-767-0640

Mayor

David Grant • 651-538-0747
dgrant@cityofardenhills.org

City Councilmembers

Brenda Holden • 651-636-2987
bholden@cityofardenhills.org

Emily Rousseau • 651-792-7856
erousseau@cityofardenhills.org

Tena Monson • 612-758-0695
tmonson@cityofardenhills.org

Kurt Weber • 651-792-7857
kweber@cityofardenhills.org

City Administrator

Jessica Jagoe • 651-792-7810
jjagoe@cityofardenhills.org

Resident Resources

cityofardenhills.org/resident-resources

Council meetings are held at City Hall on the 2nd and 4th Mondays of the month at 7 p.m. Council meetings, Work Sessions, and Planning Commission meetings are televised live on Cable Channel 16. Please visit cityofardenhills.org for information about archived meeting playbacks.

Arden Hills Notes is the official newsletter of the City of Arden Hills, an equal-opportunity employer.

City News

2024 Drinking Water Report

The City's 2024 Consumer Confidence Report, better known as the Drinking Water Report, is available online at cityofardenhills.org/drinkingwaterreport.



Recreational Fire Reminders

Recreational fires are allowed in Arden Hills and within the Lake Johanna Fire Department (LJFD) district, but the following rules apply:

- The fire can be no larger than 3 feet by 3 feet and no higher than 3 feet
- The fire must be constructed in a "ring" or pit at least 25 feet away from any combustible material or structure
- The wind speed must be below ten mph
- Flammable liquids or accelerants may not be used
- Any person having a recreational fire must be aware of local burning restrictions, which can be found at dnr.state.mn.us/forestry/fire/firerating_restrictions.html
- Open burning is restricted to vegetative, non-polluting material that cannot be practically composted or chipped – only clean natural wood may be burned and treated or painted wood, plastic, rubber, leaves, and grass are not allowed
- Buckets, shovels, garden hoses, or a fire extinguisher must be readily available
- A person knowledgeable in fire extinguishing equipment must constantly attend to the fire until such fire has been completely extinguished

The LJFD is authorized to require that recreational fires be immediately discontinued if smoke emissions are offensive to occupants of the surrounding property or if the fire is deemed to constitute a hazardous condition. Violation of any of the above rules will result in the immediate extinguishment of the fire and a potential citation with a fine.

Visit ljfd.org/recFire for more information.

Accepting Applications for Youth EDC and PTRC Members

The City is seeking passionate and dedicated youth to join the Economic Development Commission (EDC) and Parks, Trails & Recreation Committee (PTRC). Serving on the EDC or PTRC will provide an opportunity to shape the future of the Arden Hills and contribute fresh ideas and perspectives on economic growth, community development, and enhancing our parks and recreational spaces. Learn more and apply by at <https://www.cityofardenhills.org/125/Commissions-Committees>.



City Council Benchmarks

April 14, 2025 City Council Meeting

All votes 5-0 unless otherwise noted.

- Approved Resolution 2025-031 Appointing Sarah Julius and Nikhath Parveen Nazir Ahmed to the Parks, Trail and Recreation Committee (PTRC) and Resolution 2025-032 Appointing Deborah Fellows to Economic Development Commission (EDC)
- Acknowledged the Application of Fishing for Life for an Exempt Permit to Conduct a Raffle with the Drawing being May 3, 2025 with No Waiting Period
- Approved Resolution 2025-033 Relating to Mow Less May for Arden Hills Residents and Businesses
- Approved a One Year Extension until April 10, 2026 for Minor Subdivision and Variance at 1174 Edgewater Avenue – Planning Case 23-003
- Approved Stormwater Facilities Operations and Maintenance Agreement for Outlot A – Ryan RCC I, LLC
- Approved Resolution 2025-034 Recommending the City of Coon Rapids Award the 2025 Street Maintenance Program
- Approved Resolution 2025-035 Accepting Bid and Authorizing Award of Contract to Albrecht Companies – 2025 Park Improvements Project
- Approved Agreement for Professional Services with Bolton & Menk – 2025 Parks Master Plan Project
- Approved 2025 Contract with the Minnesota Department of Corrections Institution Community Work Crew (ICWC) Program
- Approved Payment No. 6 – S.M. Hentges & Sons, Inc. – 2024 PMP Street and Utility Improvements Project
- Approved Quote for Lakeshore Place Landscaping and Irrigation
- Approved Committee/Commission Code of Conduct Policy
- Approved Proclamation Recognizing April as Fair Housing Month

- Approved Resolution 2025-036 Adopting and Confirming Quarterly Special Assessments for Delinquent Utilities

April 28, 2025 City Council Meeting

All votes 4-0 unless otherwise noted (Rousseau excused)

Approved 2026 Budget Calendar

- Approved Payment No. 1 (Final) to M&B Services, Inc. – 2025 CIPP Sewer Repair
- Approved Resolution 2025-037 Awarding the Sale of General Obligation Capital Improvement Plan (CIP) Bonds, Series 2025A
- Approved Metropolitan Council Regional Solicitation Safe Routes to School Grant Agreement
- Approved T-Mobile Lease Agreement Amendment No. 1- South Tower (1230 Red Fox Rd)
- Acknowledged Financial Surety Obligations for Rice Creek Watershed District Permit Number 24-064 for the Lake Johanna Fire Department Headquarters Project
- Planning Case 25-001 – 1126 Benton Way
 - o Approved Resolution 2025-038 Approving a Variance
 - o Approved Resolution 2025-039 Approving a Conditional Use Permit
- Tabled Resolution 2025-040 Amending City Resolution 2025-007 to Revise Conditions for Approval of a Master and Final Planned Unit Development and Conditional Use Permit for Lot 1, Block 1, Arden Heights Addition

May 12, 2025 City Council Meeting

All votes 5-0 unless otherwise noted.

- Approved Proclamation Recognizing May 11-17, 2025 as National Police Week
- Approved Proclamation

Recognizing May 18-24, 2025 as National Public Works Week

- Approved First Quarter Financials
- Approved Purchase of Portable Pickleball Nets
- Approved Resolution 2025-041 Accepting Donations from Bethel University and Kerri Seemann
- Accepted Proposal for Consulting Services from Hue Life for Strategic Planning Services
- Approved Resolution 2025-040 Amending Resolution 2025-007 to Modify Language of Conditions 28 and 29 in the Conditions of Approval of Planning Case 24-018 – Trident Development (Motion passed 4-1, Weber opposed)

May 27, 2025 City Council Meeting

All votes 5-0 unless otherwise noted.

- Approved Professional Services Agreement Amendment No. 3 with SRF Consulting Group – Old Highway 10 Trail Project
- Approved Development Agreement – 1700 Highway 96 W – Trident Development – Planning Case 24-018
- Approved Resolution 2025-042 Approving a Variance at 3609 Pascal Avenue – Planning Case 25-002
- Approved Ordinance 2025-001 Amending Chapter 13 – Zoning Code Sections 1305, 1320 and 1325 – Thrift Store Use for Planning Case 25-003 (Motion passed 3-2, Grant and Holden opposed) and Authorized Publication of Summary Ordinance 2025-001

May 28, 2025 Special City Council Meeting

All votes 5-0 unless otherwise noted.

- Tabled Budget Amendment for the Ramsey County Sheriff's Office Installation of Flock LPR Safety Cameras



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UPCOMING EVENTS

Passport to Summer

Want to see all the glorious parks that Arden Hills has to offer? The Parks, Trails and Recreation Committee has put together a fun scavenger hunt. The Passport to Summer program will send you to all of Arden Hills Parks looking for clues to solve the code. Once completed, participants will return the code filled out to Arden Hills City Hall. Participants will receive a participation prize (while supplies last). They will also be entered into a drawing for door prizes. Program dates are June 9 – August 15.

Visit <https://www.cityofardenhills.org/1233/Passport-To-Summer> for more information and to obtain your passport.

Penny Carnival on Friday, July 18

Gather your pennies and join in for an afternoon of fun at the annual Penny Carnival! Games and activities cost between 5¢-25¢ to play. Don't miss out on fun carnival games, a face painting artist, and more. The Penny Carnival will be open from 1 - 3 p.m. on Friday, July 18, at Perry Park. It is a free event to attend.

Night to Unite on Tuesday, August 5

This annual night of festivities is on Tuesday, August 5 this year. Night to Unite was designed to promote police-community partnerships and build neighborhood camaraderie. Neighborhoods typically observe Night to Unite in various ways including front porch vigils, block parties, and cookouts along with visits from members of the Lake Johanna Fire Department, Ramsey County Sheriff's Office (RCSO) and other local elected officials. The events are coordinated through the RCSO.

To organize and register a Night to Unite event in your neighborhood, you can find inspiration, information, and materials plus learn more about the school supply donation drive, here <https://www.ramseycounty.us/your-government/leadership/sheriffs-office/sheriffs-office-divisions/public-safety-services-2>. Please register your event by July 22 in order to ensure visits from local representatives. If you need barricades for the event, contact City Hall at 651-792-7800.