

HENNEPIN COUNTY

MINNESOTA

FINAL COMMITTEE AGENDA

ADMINISTRATION, OPERATIONS AND BUDGET COMMITTEE

TUESDAY, JULY 9, 2024
1:30 PM

Chair: Debbie Goettel, District 5
ViceChair: Heather Edelson, District 6
Members: Jeff Lunde, District 1
Irene Fernando, District 2
Marion Greene, District 3
Angela Conley, District 5
Kevin Anderson, District 7

1. Minutes from Previous Meeting

1.A. June 11, 2024 Minutes

2. New Business

Routine Items

2.A. [24-0284](#)

Sale of approximately \$200,000,000 of general obligation bonds for capital improvements; fixing the form and specifications thereof, and providing for their execution, delivery and payment

2.B. [24-0279](#)

Establish 2025 premium rates for self-insured dental care program applicable to employees, eligible dependents and retirees

2.C. [24-0281](#)

JPA A2412446 between Hennepin and Carver counties for employment and training services, effective 06/30/24

2.D. [24-0282](#)

Neg Agmt PR00006396 with the St. Louis Park EDA, 07/23/24-12/31/26, NTE \$300,000

Items for Discussion and Action

2.E. [24-0280](#)

Neg Agmt PR00006401 with NeighborWorks Home Partners for homebuyer assistance program funding, 07/01/24-06/30/25, NTE \$204,616

2.F. [24-0278](#)

Agmt PR00006403 with Halo Software LLC for IT service management and asset discovery solutions, 08/01/24-07/31/27, NTE \$2,100,000

2.G. [24-0283](#)

Authorization to acquire properties for the Hennepin Healthcare replacement parking ramp (CP 1010908)

Addendum

2.H. [24-0299](#)

Delegate authority to CHRO to periodically make modifications to HR Rules to comply with law including county board action; direct notification of any changes made to HR Rules

HENNEPIN COUNTY

300 South Sixth Street
Minneapolis, MN
55487-0240

MINNESOTA

Board Action Request

TMP-1231

Item Description:
June 11, 2024 Minutes

HENNEPIN COUNTY

MINNESOTA

COMMITTEE MINUTES

ADMINISTRATION, OPERATIONS AND BUDGET COMMITTEE

TUESDAY, JUNE 11, 2024
1:30 PM

Chair: Debbie Goettel, District 5
ViceChair: Heather Edelson, District 6
Members: Jeff Lunde, District 1
Irene Fernando, District 2
Marion Greene, District 3
Angela Conley, District 4
Kevin Anderson, District 7

Commissioner Debbie Goettel, Chair, called the meeting of the Administration, Operations and Budget Committee for Tuesday, June 11, 2024 to order at 1:46 p.m.

Present: Commissioner Debbie Goettel, Jeff Lunde, Irene Fernando, Marion Greene, Angela Conley, Kevin Anderson and Heather Edelson

1. Minutes from Previous Meeting

1.A. 5/21/24 Administration, Operations and Budget Committee Minutes

APPROVE

Commissioner Irene Fernando moved, seconded by Commissioner Jeff Lunde, to approve the Minutes.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando and Commissioner Conley

Absent: Commissioner Greene, Commissioner Anderson and Edelson

2. Presentation

2.A. Hennepin History Museum - John Crippen, Executive Director

3. Open Appointment Interviews

3.A. [24-0240](#)

2024 Community Advisory Board Appointments - Adult Mental Health Local Advisory Council (LAC)

PROGRESS

The following individual(s) left a pre-recorded interview statement:

Robyn Purman

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to progress the Resolution to the June 25th Board meeting.

Aye: Commissioner Goettel, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Lunde, Commissioner Greene and Edelson

3.B. [24-0241](#)

2024 Community Advisory Board Appointments - Human Resources Board

PROGRESS

The following individual(s) left a pre-recorded interview statement:

Shanna Glasrud

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to progress the Resolution to the June 25th Board meeting.

Aye: Commissioner Goettel, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Lunde, Commissioner Greene and Edelson

3.C. [24-0242](#)

2024 Community Advisory Board Appointments - Capital Budgeting Task Force

PROGRESS

There were no pre-recorded interview statements left.

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to progress the Resolution to the June 25th Board meeting.

Aye: Commissioner Goettel, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Lunde, Commissioner Greene and Edelson

3.D. [24-0243](#)

2024 Community Advisory Board Appointments - Mental Commitment Attorney Panel Advisory Board

PROGRESS

The following individual(s) left a pre-recorded interview statement:

Lynne McMullen

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to progress the Resolution to the June 25th Board meeting.

Aye: Commissioner Goettel, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Lunde, Commissioner Greene and Edelson

3.E. [24-0244](#)

2024 Watershed Board Appointments - Riley Purgatory Bluff Creek Watershed District Board

PROGRESS

The following individual(s) left a pre-recorded interview statement:

**Matthew Adam
Matt Lindstrom
Leslie Stovring
Jill Crafton
Chris Domnisoru**

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to progress the Resolution to the June 25th Board meeting.

Aye: Commissioner Goettel, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Lunde, Commissioner Greene and Edelson

4. New Business

Routine Items

4.A. [24-0245](#)

Amd 2 to Agmt PR00004134 with Project for Pride in Living LLC for the provision of a Career Pathway/Apprenticeship program at the Hennepin Energy Recovery Center, 04/01/22-07/31/25, increasing NTE \$125,000

CONSENT

Commissioner Kevin Anderson moved, seconded by Commissioner Irene Fernando, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.B. [24-0246](#)

Amd 2 to Principal Agreement PR00003129 with City of Brooklyn Park and Amd 2 to Principal Agreement PR00003131 with Tree Trust to provide services for the WIOA Youth and Minnesota Youth programs, extending the terms to 06/30/25, no change to NTE

CONSENT

Commissioner Kevin Anderson moved, seconded by Commissioner Irene Fernando, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

Items for Discussion and Action

4.C. [24-0247](#)

Neg Agmt PR00006305 with Securance LLC to provide a HIPAA risk assessment, NTE \$185,000

CONSENT

Commissioner Debbie Goettel moved, seconded by Commissioner Jeff Lunde, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.D. [24-0248](#)

Two agreements for the provision of countywide Occupational Medicine Services, 07/01/24-06/30/27, total combined NTE \$1,000,000

CONSENT

Commissioner Irene Fernando moved, seconded by Commissioner Angela Conley, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.E. [24-0249](#)

Neg CDBG Agmt PR00006197 with the Hopkins HRA for the rehabilitation of rental units, 07/01/24-06/30/29, est NTE \$296,285

CONSENT

Commissioner Irene Fernando moved, seconded by Commissioner Jeff Lunde, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.F. [24-0250](#)

Neg Amd 2 to Agmt PR00004768 with MACV, 10/11/22-10/10/52, reducing NTE by \$400,000; neg HOME Agmt PR00006324 with MACV, 10/11/22-10/10/52, NTE \$400,000

CONSENT

Commissioner Kevin Anderson moved, seconded by Commissioner Irene Fernando, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.G. [24-0251](#)

Neg Agmt PR00006195 with Beacon Interfaith Housing Collaborative, 07/01/24-06/30/69, NTE \$1,000,000

CONSENT

Commissioner Debbie Goettel moved, seconded by Commissioner Angela Conley, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Conley and Commissioner Anderson

Absent: Commissioner Greene and Edelson

4.H. [24-0252](#)

Neg Agmts PR00006316 and PR00006317 with NextStage to establish small business and commercial ownership capital funds, 07/01/24-07/01/34, total combined NTE \$4,220,000

CONSENT

Commissioner Debbie Goettel moved, seconded by Commissioner Irene Fernando, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Greene, Commissioner Conley, Commissioner Anderson and Edelson

4.I. [24-0253](#)

Hennepin County Youth Activities Grants 2024 Equipment and Arts and Music Grants totaling \$481,103

CONSENT

Commissioner Angela Conley moved, seconded by Commissioner Irene Fernando, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Greene, Commissioner Conley, Commissioner Anderson and Edelson

4.J. [24-0254](#)

Schematic Design approval for the Southdale Library Replacement project; Contract PR00005490 with MSR Design for architectural and engineering services, 07/01/24-04/30/28, NTE \$6,475,000; neg Agmt A2412373 with City of Edina, for lease and buildout of art center space, 07/01/24-06/30/47, \$92,750 estimated first year rent (recv); new capital funding amount of \$106,800,000

REVISE

Commissioner Jeff Lunde moved, seconded by Commissioner Angela Conley, to revise the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Greene, Commissioner Conley, Commissioner Anderson and Edelson

24-0254 R1

Schematic Design approval for the Southdale Library Replacement project; Contract PR00006399 with MSR Design for architectural and engineering services, 07/01/24-04/30/28, NTE \$6,475,000; neg Agmt A2412373 with City of Edina, for lease and buildout of art center space, 07/01/24-06/30/47, \$92,750 estimated first year rent (recv); new capital funding amount of \$106,800,000

CONSENT

Commissioner Debbie Goettel moved, seconded by Heather Edelson, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Greene, Commissioner Conley, Commissioner Anderson and Edelson

4.K. **24-0255**

Submission of 2024 Hennepin County Local Performance Measurement data to the Office of the State Auditor and declaration of participation in the Local Performance Measurement program for the 2024 budget year

CONSENT

Commissioner Debbie Goettel moved, seconded by Commissioner Kevin Anderson, to approve the Resolution.

Aye: Commissioner Goettel, Commissioner Lunde, Commissioner Fernando, Commissioner Greene, Commissioner Conley, Commissioner Anderson and Edelson

There being no further business, the Administration, Operations and Budget Committee for Tuesday, June 11, 2024 was declared adjourned at 3:09 p.m.

Maria Rose
Clerk to the County Board

Board Action Request

24-0284

Item Description:

Sale of approximately \$200,000,000 of general obligation bonds for capital improvements; fixing the form and specifications thereof, and providing for their execution, delivery and payment

Resolution:

BE IT RESOLVED, by the Board of Commissioners (the "Board") of Hennepin County, Minnesota (the "County"), as follows:

1. Findings. Pursuant to authority granted by Minnesota Statutes, Section 373.40 and Chapter 475, the Board of Commissioners deems it necessary and expedient to issue and sell approximately \$200,000,000 in principal amount of General Obligation Bonds (the "Bonds" or the "Series 2024A Bonds") in order to (i) provide financing of a portion of the estimated costs of acquisition and betterment, including necessary and incidental costs described in Minnesota Statutes, Section 475.65, for the capital improvements included in the County's 2024-2028 Capital Improvement Plan (the "Improvement Projects"), and (ii) in the discretion of the Hennepin County Director of Budget and Finance (the "Director of Budget and Finance") or the Hennepin County Administrator (the "County Administrator"), refund all or a portion of the outstanding Commercial Paper Certificates Series A (Tax Exempt), issued to finance a portion of the estimated costs of Improvement Projects included in the County's 2024-2028 Capital Improvement Plan (the "Commercial Paper Certificates"), contingent upon favorable market conditions, as determined by the Director of Budget and Finance or the County Administrator, as further described below.

On April 23, 2024, the County held a public hearing on the proposed issuance of general obligation bonds of the County in the original aggregate principal amount of up to \$300,000,000, for the purpose of financing Improvement Projects as designated in the 2024-2028 Capital Improvement Plan. The Commercial Paper Certificates were issued by the County on March 5, 2024, March 7, 2024, June 4, 2024, and June 6, 2024, to provide bridge financing for approved Improvement Projects included in the County's 2024-2028 Capital Improvement Plan.

2. Determinations of the Board. The Board of Commissioners has made all necessary investigation and hereby finds and determines as follows:
 - a. The Bonds shall be dated the date of issuance and shall bear interest at the rates determined by the successful proposer, payable semiannually on June 1 and December 1 in each year, commencing December 1, 2024, as set forth in the Certificate as to Terms of Bond Sale and Levy of Taxes (the "Certificate") to be executed at closing by the Chair, the County Administrator, or the Director of Budget and Finance. Execution of the Certificate upon closing shall be conclusive evidence of the final adoption of the terms contained therein. The terms of the Certificate, when approved and finalized as evidenced by execution of the Certificate, are incorporated herein by reference.
 - b. The Bonds shall mature on the dates and in the amounts set forth in the Certificate; provided, however, the total principal amount of the Bonds shall not exceed \$200,000,000, subject to adjustment for a premium sale price as permitted pursuant to Minnesota Statutes, Section 475.60 and the inclusion of costs of issuance as permitted pursuant to Minnesota Statutes,

- Section 475.67. The final maturity of the Bonds shall be not later than December 1, 2044. The County, through the Director of Budget and Finance or the County Administrator, reserves the right to issue the Bonds based on applicable market conditions.
- c. The maximum principal and interest to become due in any year on the Bonds and all other outstanding capital improvement bonds shall not exceed an amount equal to 0.12 percent of market value of all taxable property in the County.
 - d. The Director of Budget and Finance may permit prospective proposers to designate any portion of the principal of the Bonds to be combined within one or more term bonds subject to mandatory sinking fund redemption. The Bonds shall be subject to redemption and prior payment at the option of the County in whole or in part in such order of maturity as the County may determine on the date, at the price, and for the maturities provided in the Certificate. Thirty days' mailed notice of any such redemption shall be given to the registered owners of the Bonds pursuant to Minnesota Statutes, Chapter 475. The Bonds shall be numbered from R-1 upwards in order of issuance or in such other order as the Bond Registrar may determine and shall be in denominations of \$5,000 each or any integral multiple thereof.
 - e. In the event the County, through the Director of Budget and Finance or the County Administrator, determines that it is not in the best interests of the County to issue and sell the Bonds at this time, determines to issue the Bonds in additional series or subseries, or issues other obligations in an order not currently contemplated, the Director of Budget and Finance or the County Administrator may re designate the Bonds authorized hereby as "General Obligation Bonds, Series 2024 __," completing the blank with an uppercase letter as appropriate for the order of such issuance and to eliminate any gaps in the designation of such series caused by such determination.
3. Bond Sale. Electronic proposals for the Bonds will be received on a date and time determined by the Director of Budget and Finance. The Board hereby delegates to the Director of Budget and Finance, or his designee, authority to consider the proposals and award any or all of the separate components of the sale to the best proposal, provided that the true interest cost of the Bonds does not exceed 5.25% per annum.

The Board hereby determines to sell the Bonds in accordance with the procedures set forth in the Official Terms and Conditions of Bond Sale. The County has retained PFM Financial Advisors LLC, Minneapolis, Minnesota ("PFM"), as independent municipal advisor, and pursuant to Minnesota Statutes, Section 475.60, Subdivision 2, paragraph (9), PFM is hereby authorized to solicit proposals for the Bonds on behalf of the County. The specifications set forth in the Official Terms and Conditions of Bond Sale may be revised by the Director of Budget and Finance in consultation with PFM.

4. Registrar and Paying Agent. The Director of Budget and Finance is hereby designated to act on behalf of the County as Bond Registrar, Transfer Agent and Paying Agent for the Bonds.
5. Official Statement. The County staff, in cooperation with PFM, is hereby authorized and directed to prepare on behalf of the County an official statement to be distributed to potential purchasers of the Bonds. Such official statement shall contain the Official Terms and Conditions of Bond Sale for the Bonds, as set forth above, and such other information as shall be deemed advisable and necessary to describe adequately the County and the security for, and terms and conditions of, the Bonds. The final Official Statement shall be in the form approved by the County Administrator or Director of Budget and Finance.
6. Continuing Disclosure. The Official Statement will contain an undertaking by the County to execute and deliver a Continuing Disclosure Certificate, substantially in the form approved by the County Administrator or the Director of Budget and Finance. The Director of Budget and Finance shall have overall responsibility for compliance with the Continuing Disclosure Certificate and other similar

undertakings hereafter made by the County under Rule 15c2-12(b)(5) of the Securities and Exchange Commission, and the Director of Budget and Finance shall implement the dissemination of reports and notices thereunder. Amendments to the Continuing Disclosure Certificate permitted by the undertakings may be made by the Director of Budget and Finance. The Continuing Disclosure Certificate or any amendment thereto may be executed by the Director of Budget and Finance or the County Administrator. The Continuing Disclosure Certificate proposed to be executed and delivered in connection with the Bonds is hereby approved and the undertakings set forth therein shall be deemed covenants for the benefit of the holders of the Bonds.

7. Ratings. The County staff is authorized and directed to obtain ratings of the Bonds from up to three nationally recognized credit rating services, to pay the reasonable and customary charges of such rating services, and to take such other actions as may be required so that the Bonds may be issued and sold as contemplated hereby.
8. Tax Levies. To pay the principal of and interest on the Bonds there is hereby levied upon all of the taxable property in the County a direct annual ad valorem tax which shall be spread upon the tax rolls and collected with and as part of other general taxes of the County and shall be paid into the Debt Service Fund (in any subaccount deemed desirable), which tax is collectible in the years and amounts equal to 105% of the principal and interest on such bonds due in each year.

It is hereby estimated that all such taxes described above, if collected in full, will produce amounts sufficient to pay 105% of principal of and interest on the Bonds when due. However, the Bonds are general obligations of the County, to the payment of which the full faith and credit and taxing power of the County are pledged, and the County will levy a general ad valorem tax on all taxable property in the County, if required for the purpose, without limitation as to rate or amount.

The taxes required to be levied hereby and other funds appropriated to the Debt Service Fund for payment of the Bonds shall be held and used for no other purpose than to pay principal of and interest on the Bonds; provided, however, that if any payment of principal or interest shall become due when there is not sufficient money in the Debt Service Fund to pay the same, the County shall pay such principal or interest from the General Fund of the County and the General Fund may be reimbursed for such advances out of the proceeds of taxes herein required to be levied.

9. Application of Bond Proceeds. The proceeds of the sale of the Series 2024A Bonds herein authorized shall be used by the County as follows:
 - a. to pay, or reimburse the County for payment of, the costs of the Improvement Projects;
 - b. if conditions are determined favorable by the Director of Budget and Finance, to deposit with U.S. Bank National Association, as paying agent with respect to the Commercial Paper Certificates (the "CP Paying Agent"), pursuant to that Third Amended and Restated Issuing and Paying Agency Agreement, dated as of March 1, 2021, between the County and the CP Paying Agent, an amount sufficient, with other available amounts deposited, to pay outstanding principal and interest on the Commercial Paper Certificates to their redemption date in accordance with the terms of such Commercial Paper Certificates;
 - c. to pay costs of issuance of the Bonds; and
 - d. any accrued interest received from the purchaser of the Bonds, or any proceeds of the Bonds not needed for the above-mentioned purposes, shall be deposited in the Debt Service Fund, to be used to pay interest on the Bonds.

10. [Reserved]

11. Defeasance. When any Bonds have been discharged as provided in this section, all pledges, covenants and other rights granted by this Resolution to the holders of such Bonds shall cease, and

such Bonds shall no longer be deemed to be outstanding under this Resolution. The County may discharge its obligations with respect to any Bond which is due on any date by depositing with the Paying Agent on or before that date a sum sufficient for the payment thereof in full; or, if any Bond should not be paid when due, it may nevertheless be discharged by depositing with the Paying Agent a sum sufficient for the payment thereof in full with interest accrued to the date of such deposit. The County may also discharge its obligations with respect to any prepayable Bond according to its terms, by depositing with the Paying Agent on or before that date an amount equal to the principal, interest and redemption premium, if any, to become due thereon to maturity or the redemption date, provided that notice of such redemption has been duly given as provided herein. The County may also at any time discharge its obligations with respect to any Bond, subject to the provisions of law now or hereafter authorizing and regulating such action, by depositing irrevocably in escrow, with a bank qualified by law as an escrow agent for this purpose, cash or irrevocable direct obligations of, or obligations fully guaranteed by, the United States of America, which are authorized by law to be so deposited, bearing interest payable at such times and at such rates and maturing on such dates and in such amounts as shall be required to pay all principal, interest and redemption premiums to become due thereon to maturity or the redemption date.

12. **Tax Covenants.** The County shall not take or permit any action that would cause the Bonds to be “private activity bonds” within the meaning of Section 141 of the Internal Revenue Code of 1986 as amended (the “Code”). The County shall comply with the rebate requirements imposed under Section 148(f) of the Code and regulations thereunder, including (if applicable) the requirement to make periodic calculations of the amount subject to rebate thereunder and the requirement to make all required rebates to the United States with respect to the Bonds. In addition, the County shall make no investment of funds that would cause the Bonds to be “arbitrage bonds” within the meaning of Section 148 of the Code. The Director of Budget and Finance and County Administrator are authorized to make any elections or allocations relating to the Bonds and proceeds thereof which are permitted or required under the Code. All terms used in this paragraph 12 shall have the meanings provided in the Code and applicable Treasury Regulations thereunder.
13. **Beneficiaries.** The provisions of this Resolution shall be deemed covenants for the benefit of the registered owners, from time to time, of the Bonds.
14. **Other Matters.** As authorized by Minnesota Statutes, Section 475.60, this Board hereby delegates to the Director of Budget and Finance authority to approve the final terms of a bid acceptance form or Purchase Agreement (if any), in consultation with PFM and Dorsey & Whitney LLP, as bond counsel to the County (“Bond Counsel”). The Chair, the County Administrator, and the Director of Budget and Finance, and their respective designees are further authorized and directed to take all necessary actions to cause the Bonds to be issued, executed and delivered as in this Resolution provided, and to prepare and furnish to the purchaser, and to Bond Counsel, certified copies of all proceedings and records relating to the issuance of the Bonds and to the right, power and authority of the County and its officers to issue the same, and said certified copies and certificates shall be deemed to be representations of the County as to all matters stated therein. The Chair, the County Administrator and the Director of Budget and Finance, and their designees are further authorized to take such other actions as may be required to effectuate the terms and intent of this Resolution.
The County Administrator shall furnish a certified copy of this Resolution, together with additional details of the terms of the sale and related tax levies, to the Hennepin County Auditor or Deputy County Auditor, and obtain the certificate required by Minnesota Statutes, Section 475.63.
15. **Controller Actions.** The Controller is hereby authorized to transfer and disburse funds as necessary to carry out the intent of this Resolution. The Controller is further authorized to adjust the debt service budget and any other budget to reflect the refunding or defeasing of bonds or as otherwise necessary to carry out the intent of this Resolution.

Background:

This resolution authorizes the competitive sale of tax-exempt new money bonds in the total approximate principal amount of \$200,000,000. The bonds will be issued to provide financing for capital improvements included in the County's adopted 2024-2028 Capital Improvement Plan pursuant to Minnesota Statutes, Section 373.40, as well as pay all or a portion of the principal of and interest on \$110,000,000 Commercial Paper Certificates, Series A (Tax-Exempt) when due if determined by the Director of Budget and Finance or County Administrator to be advantageous in light of market conditions. A public hearing on the proposed bond financing of capital improvements included in the 2024-2028 Capital Improvement Plan was held on April 23, 2024.

These general obligation bonds will be structured as fixed rate obligations and will mature over twenty years with a final maturity date of December 1, 2044. The bonds will be general obligations of the County, with the principal and interest payable from ad valorem property taxes. Staff expects to issue the bonds in September.

Staff recommends that ratings for these bonds be requested from two rating agencies: S&P Global Ratings and Fitch Ratings. This has been the County's practice since 2013.

This resolution grants discretion to the Director of Budget and Finance to modify the size of the issue, establish the date of sale, and approve the final terms of the bid. The County utilizes the services of PFM Financial Advisors LLC, its independent registered municipal advisor, and Dorsey & Whitney LLP, as bond counsel, to assist in making these determinations.

Recommendation from County Administrator: Recommend Approval

Board Action Request

24-0279

Item Description:

Establish 2025 premium rates for self-insured dental care program applicable to employees, eligible dependents and retirees

Resolution:

BE IT RESOLVED, that the Hennepin County Board of Commissioners hereby establish the 2025 dental care program premiums.

Background:

Hennepin has offered a voluntary, employee dental plan to employees and dependents since 1983. As part of our Total Rewards strategy to offer a balanced and contemporary benefit set, Hennepin County contributes to the monthly dental premium.

Dental premiums for the employee and employer contribution will not change for the 2025 plan year. Retired employees do not receive a county contribution.

Recommendation from County Administrator: Recommend Approval

Board Action Request

24-0281

Item Description:

JPA A2412446 between Hennepin and Carver counties for employment and training services, effective 06/30/24

Resolution:

BE IT RESOLVED, that Joint Powers Agreement A2412446 between Hennepin and Carver counties to provide employment and training services effective June 30, 2024 be approved; and that the Chair of the Board be authorized to sign the Agreement on behalf of the County.

Background:

The Adult, Dislocated Worker, and Youth Programs created by the Workforce Investment Act of 1998, Public Law 105-220, 29 U.S.C.A. Section 2801, et seq., provided federal funding for state and local efforts designed to promote quality employment and training services to help eligible individuals and youth to find meaningful employment, and to help employers find the skilled workers they need to compete and succeed in business. Hennepin County has participated in the federal programs and, pursuant to a July 2012 Joint Powers Agreement with Carver County, became the Chief Elected Official with authority to contract for programs in the Hennepin-Carver Workforce Investment Area.

Since the original Joint Powers Agreement (JPA) between Hennepin and Carver Counties was signed in 2012, Congress has replaced the Workforce Investment Act with the Workforce Innovation and Opportunity Act ("WIOA") Public Law 113-128, now codified as 29 U.S.C §3101. Among other things, WIOA requires revamping the JPA's role in the local board-now called the Workforce Development Board. Part of that effort will require Hennepin and Carver Counties to amend and renew their joint commitment to work with the Workforce Development Board and the state Department of Employment and Economic Development, with the Hennepin County Board acting in the role of the "Chief Elected Official" pursuant to WIOA.

The previous JPA A188954 was adopted June 30, 2017, with a termination date of July 1, 2022. Amendment 1 to A188954 extended the termination date to July 1, 2023, and Amendment 2 to A188954 extended the termination date to July 1, 2024.

This request seeks approval of a new JPA A2412446 effective June 30, 2024 and terminated upon ninety (90) days written notice by either party, in accordance with Article XV of the agreement.

The purpose of the Hennepin County and Carver County Joint Powers Agreement is to establish a mechanics for Hennepin and Carver to cooperate in the development and the implementation of the employment and training services in Hennepin County (excluding the jurisdiction of the City of Minneapolis) and Carver County; i.e. the Workforce Development Area. Minn. Stat. sec.479.59 authorizes two or more governmental units, by Agreement, to jointly or cooperatively exercise and power common to the contract parties or any similar powers, including those which are the same except for the territorial limits within which they may be exercised. Under this Joint Powers Agreement, Hennepin and Carver will cooperate in the implementation of the employment and training services as authorized by the Congress of the United States and enacted in Public Law 113-128, the Workforce Innovation and Opportunity Act (WIOA). This agreement will have continual

duration, subject to rights of either party cancel upon 90 days notice.

Hennepin County is the Administrative Entity responsible to the state and federal governments for required plans, management of funds and achievement of outcomes in the Workforce Development Area (WDA09), including development and implementation of any Request for Proposal process that may be used to select vendors to deliver employment and training services, as authorized under WIOA in Hennepin County, and will inform Carver as to all federal, state and Hennepin requirements pertaining to Carver's administering of WIOA funds.

Carver County is responsible for the development and implementation of employment and training services within its county, and any Request for Proposal process that may be used to select and vendor(s) to deliver WIOA employment and training services in Carver County.

The operation of employment and training services under the Act will be achieved independently by the Hennepin County Disparity Reduction Department and the Carver Health and Human Services Departments respectively.

Current Request:

Approve Joint Powers Agreement A2412446 between Hennepin and Carver counties to provide employment and training services effective June 30, 2024.

Recommendation from County Administrator: Recommend Approval

MINNESOTA

Board Action Request

24-0282

Item Description:

Neg Agmt PR00006396 with the St. Louis Park EDA, 07/23/24-12/31/26, NTE \$300,000

Resolution:

BE IT RESOLVED, that consistent with the Southwest LRT Community Works Investment Framework, the County Administrator be authorized to negotiate Grant Agreement PR00006396 with the St. Louis Park Economic Development Authority, or affiliated entity, for the METRO Green Line Extension Beltline Station Project, with the not to exceed amount of \$300,000 (CP 0031805 Southwest LRT Community Works) during the period July 23, 2024 through December 31, 2026; that following review and approval by the County Attorney's Office, the Chair of the Board be authorized to sign the agreement on behalf of the county; and that the Controller be authorized to disburse funds as directed.

Background:

The Southwest LRT Community Works project (CP 0031805) was established to provide an organizational structure and process for coordinating light rail transit (LRT) engineering and land use planning (Resolution 09-0596). In 2010, the County Board directed staff to begin project implementation to maximize the opportunities to enhance the public benefits of transit investments through strategic, coordinated public and private investments "beyond the rails" that will support economic development, creation of accessible jobs and housing, more efficient use of land, and creation of healthy, safe, and walkable neighborhoods served by public transit (Resolution 10-0303R1).

Southwest LRT Community Works activities to date have included three trail grade separation projects in partnership with Three Rivers Parks District, support for the Relocation of 31st Street West in Minneapolis, installation of fiber optic infrastructure along the corridor, and Flying Cloud Trail gap construction. Funding was also approved to support new pedestrian and bike infrastructure connecting to the Golden Triangle Station and connections from the Minnehaha Creek Regional Trail to the Blake Road Station.

Agreement PR00006396 with the St. Louis Park Economic Development Authority (EDA) will provide funding to support major utility, site preparation, and pedestrian infrastructure for redevelopment on the north side of the METRO Green Line Extension Beltline Station in St. Louis Park. The currently planned Beltline Station project will provide 380 housing units, 19,500 square feet of commercial space, and more than 30 new jobs. The total investment value of the project is approximately \$149 million.

This funding award is consistent with the Southwest LRT Community Works Investment Framework (Resolution 14-0490). The jobs and housing created by this development are adjacent to transit and will reduce disparities by lowering combined housing and transportation costs for residents and workers. Adding housing and commercial uses in the light rail station area also helps meet Hennepin County's climate action goals by reducing vehicle miles traveled.

Current Request:

This request is for authorization to negotiate Grant Agreement PR00006396 with St. Louis Park EDA with a not to exceed amount of \$300,000, during the period of July 23, 2024 through December 31, 2026.

Impact/Outcomes:

This funding will assist with infrastructure costs associated with coordinated redevelopment that will generate 380 housing units, including 82 units affordable to residents earning less than 60 percent of area median income; 19,500 square feet commercial space; and an estimated 30 jobs adjacent to the METRO Green Line Extension Beltline Boulevard Station.

Recommendation from County Administrator: Recommend Approval

MINNESOTA

Board Action Request

24-0280

Item Description:

Neg Agmt PR00006401 with NeighborWorks Home Partners for homebuyer assistance program funding, 07/01/24-06/30/25, NTE \$204,616

Resolution:

BE IT RESOLVED, that the unspent 2020 and 2021 CDBG allocations to the City of Brooklyn Center (Agreements PR00002195 in the amount of \$65,000 and PR00003270 in the amount of \$70,000) be reallocated for distribution as described herein; and that the Controller be authorized to disburse funds as directed; and

BE IT FURTHER RESOLVED, that the County Administrator be authorized to negotiate Agreement PR00006401 with Community Neighborhood Housing Services dba NeighborWorks Home Partners for a homebuyer assistance program during the period July 1, 2024 through June 30, 2025, with a not to exceed amount of \$204,616; that following review and approval by the County Attorney's Office, the Chair of the Board be authorized to sign the agreement, and other related documents as necessary, on behalf of the county; and that the Controller be authorized to disburse funds as directed.

Background:

Hennepin County is the lead entitlement agency for the Community Development Block Grant (CDBG) from the U.S. Department of Housing and Urban Development (HUD) on behalf of suburban Hennepin County (recognizing that the cities of Bloomington, Eden Prairie, and Plymouth directly receive/implement CDBG funds in their communities).

Hennepin County's 2024 Action Plan, adopted May 14, 2024 (Resolution 24-0186) included a \$69,616 CDBG allocation to homebuyer assistance for the suburban cities participating in the consolidated funding pool. Hennepin County's 2020 Action Plan (Resolution 20-0186) and 2021 Action Plan (Resolution 21-0162) included CDBG allocations to the City of Brooklyn Center to fund homebuyer assistance, of which \$135,000 remains unspent (Agreements PR00002195 in the amount of \$65,000 and PR00003270 in the amount of \$70,000).

To program these funds, a Request for Proposals (RFP) for a Homebuyer Assistance Program Administrator(s) was released in May 2024. The aim of this program is to improve homeownership opportunities in Hennepin County for historically underserved communities by contracting with an Administrator(s) experienced in engaging and supporting households with barriers to generational wealth.

NeighborWorks Home Partners was the only applicant and met all program criteria. NeighborWorks demonstrated significant experience and expertise in financial coaching and engaging communities who face systemic barriers and gaps, including low- to moderate-income households, households led by Black, Indigenous, and People of Color, those affected by exclusionary practices, and those who have unique cultural needs. NeighborWorks most recently demonstrated these successes in launching the Hennepin County Housing and Redevelopment Authority's Homebuyer Assistance Program earlier this year.

The CDBG homebuyer assistance program will focus on affordable and sustainable homeownership by providing scaled financial assistance based on household income, with larger amounts for households with lowest incomes. Eligible households must have incomes at or below 80 percent of the area median income. The CDBG homebuyer assistance program will provide support and direct financial assistance to approximately 6-10 families buying homes in suburban Hennepin County.

Current Request:

This request is to authorize negotiation of Agreement PR00006401 with NeighborWorks Home Partners for homebuyer assistance program funding during the period July 1, 2024 through June 30, 2025, with a not to exceed amount of \$204,616.

Impact/Outcomes:

This funding will assist in the creation of 6-10 affordable homeownership opportunities.

Housing Disparity Domain:

Households of color are disproportionately left out of homeownership. This request creates homeownership opportunities for individuals with low- to moderate incomes.

Recommendation from County Administrator: Recommend Approval

Board Action Request

24-0278

Item Description:

Agmt PR00006403 with Halo Software LLC for IT service management and asset discovery solutions, 08/01/24-07/31/27, NTE \$2,100,000

Resolution:

BE IT RESOLVED, that Agreement PR00006403 with Halo Software LLC for IT service management and asset discovery solutions, during the period August 1, 2024 through July 31, 2027, in an amount not to exceed \$2,100,000 be approved; that the Chair of the Board be authorized to sign the agreement on behalf of the county; and that the Controller be authorized to disburse funds as directed.

Background:

The county uses an IT service management solution to support employees with the ability to request IT services, submit incidents, and utilize self-help knowledge procedures for basic troubleshooting. The Service Management Office of the IT Department identified a need to explore the market as the county's needs were not supported by the capabilities of the existing solution. In October 2023, the county issued a Request for Proposals with the objective of contracting for solutions that improved the employee experience while utilizing the self-help portal, streamlined the IT analyst experience in gathering information quickly while assisting employees, and provided functionality to discover and manage assets on the county's network to enhance service delivery and operational performance.

Thirteen proposals were received in the response to the RFP. Members representing all county lines of business participated in the evaluation of proposals. Following review of written proposals, five proposers were invited to provide a demonstration of their solutions. Following evaluation of demonstrations and consideration of cost, the evaluation panel recommends Halo Software's proposal as the best overall value to the county. Notable capabilities of the recommended solutions include strong integrations and reporting, a clean modern user interface, accessible support, and the availability of a community of practice.

The proposed agreement with Halo Software LLC provides three years of software licensing, hosting, and support for the IT service management and asset discovery solutions, and professional services to implement the solutions and train IT staff.

This technology request has been reviewed and approved by the office of the Hennepin County CIO.

Recommendation from County Administrator: Recommend Approval

Board Action Request

24-0283

Item Description:

Authorization to acquire properties for the Hennepin Healthcare replacement parking ramp (CP 1010908)

Resolution:

BE IT RESOLVED, that the Hennepin Healthcare replacement parking ramp is necessary for the future deployment of healthcare services and that the project is for a public purpose and for public use; and

BE IT FURTHER RESOLVED, that the use of the “quick take” procedures of Chapter 117 of Minnesota Statutes is necessary and expedient; and

BE IT FURTHER RESOLVED, that the County Administrator be authorized to acquire fee title and/or easements by purchase or condemnation, and to negotiate agreements for real estate and consulting services necessary for the acquisition of property for the Hennepin Healthcare replacement parking ramp; that upon review and approval by the County Attorney’s Office, the Chair be authorized to execute agreements, easements, and deeds on behalf of the county; and that the County Administrator be authorized to execute all other documents necessary to complete the acquisitions on behalf of the county; and that the Controller be authorized to disburse funds as directed; and

BE IT FURTHER RESOLVED, that capital project (CP 1010908) HHS Parking Replacement project be identified in the 2024 Capital Budget with an appropriation of \$70,000,000; with the acquisition of land funded by transfers from the General Fund and the balance of initial project costs funded by the transfer of the remaining general obligation bonding budget authority from the Purple Parking Expansion (CP 1008705) project to the new (CP 1010908) HHS Parking Replacement project; and

BE IT FURTHER RESOLVED, that the administrator is directed to estimate additional project costs for consideration as part of the 2025 Capital Budget and 2025-2029 Capital Improvement Program process.

Background:

History:

The Hennepin Healthcare replacement parking ramp (the “Project”) is necessary to replace parking capacity that will be lost when the parking ramps located on the Parkside block are taken down for future construction of a new hospital tower on that site. The Project would be located one block south of the planned new hospital tower, on Centennial Place between 9th Street South and 10th Street South in Minneapolis. The Project will require the acquisition of various property rights in fee title or easements to accommodate the public improvements.

Numerous reviews and approvals by the City of Minneapolis will be necessary for the Project to proceed. If approved, planning and design for the Project would continue through 2025, with construction completed in 2027. Following completion of the Project, work would proceed on the demolition of the Parkside block and design and construction of the new hospital tower on that site.

Current Request:

24-0283

This request is to authorize the County to acquire all necessary property interests related to the Hennepin Healthcare replacement parking ramp.

Impacts/Outcomes:

Approval of this request will allow for the timely acquisition of property interests to construct the Hennepin Healthcare replacement ramp.

Recommendation from County Administrator: Recommend Approval

MINNESOTA

Board Action Request

24-0299

Item Description:

Delegate authority to CHRO to periodically make modifications to HR Rules to comply with law including county board action; direct notification of any changes made to HR Rules

Resolution:

BE IT RESOLVED, that the Chief Human Resources Officer is authorized to make modifications to the Human Resources Rules when required to comply with law including any County Board resolution, after consultation with the County Attorney's Office, and

BE IT FURTHER RESOLVED, the Chief Human Resources Officer will notify the County Board, the HR Board, and the County Administrator of any changes made to the HR Rules pursuant to the delegated authority outlined above, and such notice will be provided in accordance with Human Resources Rule 2.2 Adoption and Amendment of Rules and Minn. Stat. § 383B.29, subd. 2.

Background:

Under current law, there is a procedure laid out for any amendment to Hennepin County's Human Resources Rule. In general, the Human Resources Board establishes the rules and any amendments, with the assistance of the Chief Human Resources Officer and with the opportunity for public hearing. The Human Resources Board then submits the proposed rule or amendment to the County Board for approval or rejection. See generally Minn. Stat. 383B.29, subd. 2(a); Hennepin County Human Resources Rule 2.2.

Occasionally, there is a change in federal law or state law that requires an update or amendment to the County's Human Resources Rules. In addition, the County Board occasionally takes action which require a conforming HR Rule change. In the past, these changes in underlying law (federal, state, or county board resolution) have required the Human Resources Board to approve an amendment and then submit the amendment to the County Board for approval.

Current request: The current request seeks delegated authority for the Chief Human Resources Officer to make the necessary modifications to the Human Resources Rules when required by a change in law (including an action by the County Board), in consultation with the County Attorney's Office. The current request ensures that the County Board, the HR Board, and the County Administrator be notified of any changes made to the HR Rules pursuant to this delegation. If approved, this delegation should streamline the process for updating the HR Rules to ensure compliance with the law.

Recommendation from County Administrator: Recommend Approval