



## City Council Minutes

Madison Lake City Council

Tuesday, January 20, 2015

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### 1) Call Meeting to Order

Mayor Reichel called the regular meeting to order at 7:07 pm.

### 2) Roll Call

**Council Members Present:** Mayor Ken Reichel, Carolyn Hiniker, Laurinda Sohre, Pat Burt, and Kent Hoehn

**Members Absent:** None

**Staff Present:** City Administrator Ariel Klugman, Deputy City Clerk AmberRose Brudelic, and City Engineer Chris Larson

### 3) Approval of Agenda

**A motion by Hiniker**, seconded by **Burt**, to approve the agenda.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn

Nays: None

Motion carried.

### 4) Approval of Vendor Claims

a) Council discussed the Blue Earth County invoice for attorney prosecution.

b) Council discussed the Carriage Repair invoice for tires for the police department.

**A motion by Sohre**, seconded by **Hiniker**, to approve vendor claims in the amount of \$237,754.03.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn

Nays: None

Motion carried.

### 5) Consent Agenda

a) Approval of minutes from regular meeting of January 5, 2015.

**A motion by Hiniker**, seconded by **Hoehn**, to approve the consent agenda.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn

Nays: None

Motion carried.

### 6) Open Public Comments

a) Rome Reichel of 61566 Nutmeg Road

- Rome Reichel addressed the Council regarding future growth.
- Mr. Reichel stated that it seems like the City is trying to grow too fast.
- Mr. Reichel stated that the City annexed a bunch of people in and now want to spend that money as fast as they can.
- Mr. Reichel stated that in his opinion the City over projected the revenue that is going to come.
- Mr. Reichel stated that the City should not be hitting someone for \$100,000.00 to do something that is not necessary and stated that people cannot afford the assessments.

### 7) Appearances & Presentations

a) Public Hearing on Nuisance Abatement on 308 Main Street

- City Administrator Klugman stated that at the last meeting a resolution was passed ordering the public hearing because the property at 308 Main Street has significant disrepair.
- City Administrator Klugman reviewed the history of the property and the work the City has done with the property owners since March of 2014.
- City Administrator Klugman explained the nuisance abatement process.

- Mayor Reichel opened the public hearing at 7:20 pm.
  - (1) Lisa Hammett is hoping to burn the buildings down and have it cleaned up.
  - (2) Travis Hammett stated that they are working on getting the asbestos test results.
  - (3) Mayor Reichel stated that we need a timeline for when you will get the work done.
  - (4) City Administrator Klugman stated that she needs updates on a regular basis to ensure the project is moving forward and to allow the fire department time to plan the burn. She will also need the asbestos test in advance for the DNR to allow the burn.
  - (5) Travis Hammett stated that both buildings will be taken down.
  - (6) Mayor Reichel stated that the contents must be out and we must have the asbestos test results and have everything ready to burn by April 1, 2015.
  - (7) Mayor Reichel stated that updates must be provided to City Administrator Klugman every two weeks.
  - (8) Lisa and Travis Hammett stated they will work with City Administrator Klugman and will provide any updates or information that is needed to have the project ready to be burned by April 1<sup>st</sup>, 2015.
  - (9) Council will not allow for any additional time after April 1, 2015 and will charge the 25% administrative fee if the City has to complete the abatement.
- Mayor Reichel closed the public hearing at 7:28 pm.

## 8) Ordinances & Resolutions

### a) Resolution #2015-06 Establishing 2015 Construction Fund Number – 415

- City Administrator Klugman stated that Construction Funds allows us to keep project costs separate from the regular budget.
- Council discussed the amount of money allowed to be transferred.
- City Administrator Klugman stated that the facility would be part of this fund number as well.

**A motion by Hoehn**, seconded by **Burt**, to approve Resolution #2015-06 Establishing 2015 Construction Fund Number – 415 changing the amount from \$750,000.00 to \$150,000.00.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn

Nays: None

Motion carried.

### b) Resolution #2015-07 Establishing Farmers Market Fund Number – 225

- City Administrator Klugman stated that the City agreed to be the holder of the finances for the Farmers Market.
- This is going to be an ongoing project and will not be a normal project fund.
- The Farmers Market received a grant from the Madison Lake Community Foundation and the Southern Minnesota Initiative Foundation of \$6,000.00.

**A motion by Hiniker**, seconded by **Hoehn**, to approve Resolution #2015-07 Establishing Farmers Market Fund Number – 225.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn

Nays: None

Motion carried.

### c) Resolution #2015-08 Declaring Nuisance and Authorizing Abatement

- Tabled until April 2015.

### d) Resolution #2015-09 Adopting Wheaton Amendment No. 2015-1

- City Administrator Klugman stated that Council Member Burt assisted in writing the amendment.
- Michael Wheaton is okay with the amendment.

**A motion by Hoehn**, seconded by **Sohre**, to approve Resolution #2015-09 Adopting Wheaton Amendment No. 2015-1.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

- e) Resolution #2015-10 Amendment to 2013 Blue Earth County All-Hazards Mitigation Plan.
- City Administrator Klugman stated that the Blue Earth County needed to add one word to the All-Hazards Mitigation Plan to allow for tearing down buildings.

**A motion by Hoehn**, seconded by **Sohre**, to approve Resolution #2015-10 Amendment to 2013 Blue Earth County All-Hazards Mitigation Plan.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

## 9) Unfinished Business

### a) Project Updates

- Annexation Update
  - (1) City Engineer Larson reviewed the change order request from RL Larson Excavating changing the completion dates.
  - (2) Council tabled the change order until the next meeting.
  - (3) City Engineer Larson recommends approval of Holtmeier Application for Payment #4.

**A motion by Hiniker**, seconded by **Hoehn**, to approve the Holtmeier Application for Payment #4.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

- (4) City Engineer Larson reviewed the change order for Holtmeier Construction which is the formalization of the costs for moving the lift station.
- (5) City Administrator Klugman stated that half of the cost will be invoiced to the Dorans.
- (6) This formally changes the City's contract with Holtmeier Construction for those costs.

**A motion by Hiniker**, seconded by **Sohre**, to approve Holtmeier Construction Change Order #2.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

- (7) City Engineer Larson reviewed Kunkel Electric Change Order #1 for moving the Nutmeg Lift Station and Kunkel Electric Application for Payment #7 and recommends approval of both.

**A motion by Hiniker**, seconded by **Hoehn**, to approve Kunkel Electric Change Order #1 and Kunkel Electric Application for Payment #7.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

- 4<sup>th</sup> & 5<sup>th</sup> Update
  - (1) City Engineer Larson stated they are about 60% done with the surveying.
  - (2) Council discussed the water looping.
  - (3) City Administrator Klugman will set up a time to meet with Dale Lee, City Engineer Larson, and Mayor Reichel to discuss Mr. Lee's concerns.

## 10) New Business

### a) Pay Equity Compliance Report

- City Administrator Klugman stated that every two years we are required to complete a pay equity report and explained the reports requirements.

- City Administrator Klugman stated that because we do not have pay ranges the report is going to show that we are non-compliant.
- The personnel committee is planning to meet on the February 6, 2015 to discuss pay ranges.
- City Administrator Klugman stated that the consequences for being non-compliant are 5% of our state aid or \$100.00 a day.
- Council discussed the pay ranges and points assigned to each position.

**A motion by Burt**, seconded by **Hiniker**, to accept the Pay Equity Compliance Report.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

b) Review Assessment Policy

- Council reviewed the City's Assessment Policy.
- Council discussed how to handle the sidewalks.
- City Administrator Klugman will bring the Council examples of how four other cities handle sidewalks.
- Council discussed the sidewalk on Chestnut Avenue.
- Council discussed blacktopping the alleys in town.

### 11) Staff Reports

a) Police Chief

- Police Chief Bunde stated that the police department found a missing child tonight
- Police Chief Bunde stated that a new squad camera is being hooked into the SUV.

### 12) Mayor & Council Reports

a) Council Members

- Council Member Sohre stated that she would like to continue to allow residents the opportunity to speak throughout the meeting.
- Council Member Burt requested that we remind residents to state their name before speaking during a public hearing.
- Council Member Hoehn requested City Administrator Klugman to find out what percent of the final project costs ISG receives.
- Council Member Burt stated that Frank Tiemann would like the road behind Melwood Court to be paved.
- Council discussed paving the road.

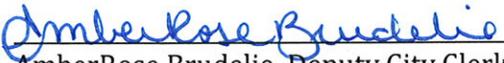
### 13) Adjournment

**A motion by Hiniker**, seconded by **Sohre**, to adjourn the meeting at 8:38 pm.

Roll Call: Ayes: Reichel, Sohre, Hiniker, Burt, and Hoehn  
Nays: None  
Motion carried.

Attest:

  
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Kenneth Reichel, Mayor

  
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AmberRose Brudelic, Deputy City Clerk