

**CITY OF MINNESOTA LAKE
REGULAR CITY COUNCIL MEETING MINUTES
January 18, 2022**

Attending: Council Members: Mayor Jeff Ramsley, Edie More, Richard Staloch, Joan Proehl, via Zoom -Lon Stenzel.
City Staff: City Maint.: Michael Bammert & John Hawker; **Police Chief:** Ben Standahl; **Ambulance:** Dave Radtke;
Fire: Dave Malakowsky; **City Clerk:** Dawn Whitehead; **Maple River Messenger:** Tamara Dicks; **Minnesota Rural Water:** Lance Loberink;

Mayor Ramsley called to order the Regular City Council meeting at 6:03 p.m.

Lance Loberink introduced himself from Minnesota Rural Water and wanted to discuss the replacement of the City's water tower. USDA funds USDA Rural Development program. Loans and grants based on Non-Metro Median Income of residents; the median is calc'd on income x 1.5% divided by 12 resulting in a dollar amount they expect the City to charge to maintain the system. Ex. If you spend 1 million or 3 million, the percentage is the same. A median income of \$62,000 = 0 grant, 100% loan; a median of \$36,000 is 80% grant, 20% loan.

If the City's rates aren't adequate (per USDA) then you get more loans instead of grants, as they feel you aren't 'paying your own way'. The Minnesota Lake median is \$56,200. Based on USDA requirements the City's should be charging for just for water is \$71/mo ($\$855 / 12 = \$71/\text{mo}$) to qualify for grant funds. USDA also requires a Preliminary Engineering Report (PER)– the city could pay, roughly \$50,000-\$100,000. Reimbursable if we go through USDA, but is not if we go another avenue. Lance will check on how long the PER is valid for. We currently charge \$17.51/mo for water, very much under requirement. Lance estimated a new tower at \$750k - \$1M. A new plant would be another \$2M. The PER report reviews the whole system, any violations, future regulations, life of utility in the ground with a sustainability and to last 100-125 years. The process can take a year if you push hard, otherwise can be long process. Public Funding Authority (PFA) is another option. City can pick its engineer. The water plant was redone within last 5 yrs, which should last 25 yrs. A PER for just the water tower would be much less. Lance stated the paint standards are changing by 2023. If we can get the work done this year we can use this year's standards which will be much less expensive. Tower is over 70-yr old.

Jeff stated it appears we have water loss in town and aren't sure where it is coming from. Lance stated there are companies that listen to hydrants/valves and can accurately find leaks. Lance does it for free, but the other companies have upgraded equipment. Lance stated it might be worthwhile to hire an engineering firm to inspect while the tower is being repaired/repainted. They will guarantee if done by specs will last for 20 yrs.

Jeff recommended having MWRA do the leak testing, Council agreed and PW will coordinate.

Craig Bair complained that semi's coming through town 'jake-braking'. City does have an ordinance for noise that applies and Ben has pulled truckers over for it. Lon stated he has been getting complaints as well. Lon agreed a sign is necessary and a heavier fine. Ben will research whose permission do we need. Ben stated it falls under Exhibition Driving section, so it would apply to all vehicles, not just truckers.

Lon made a motion to raise our Exhibition Driving Ordinance from \$50 to \$100, 2nd by Richard, motion carried.

Fire Dept (FD): Dave M reviewed invoices. December: 2 Vehicle Accidents, 1 Fire Call 1, Law Enforcement Asst. 1. Dave reviewed 2021 Incident calls. Scott Johnson retired after 17 yrs service. Community Service was Hometown Christmas- drove Santa around town distributing Lions Club candy to children. Committees were formed for Truck 251 replacement & a new building. ISO Audit end of February/March. MLFD will host South Central Reg. Fire Dept. Assoc. Mtg 4/19/22. Township meeting for 3/9/22. Training: SCBA Games.

Ambulance: Dave R reviewed calls: 2021 YE was 143 calls, highest call volume. South Central will be holding quarterly continuing Education. EMT/EMR refresher is in Wells last weekend in Jan. One member on LOA.

Police Dept (PD): Ben stated 101 calls for service. Attended Use of Force Training, PATROL Online Training. Attended two-day Investigators Conference in Mankato. Ben reviewed YE 2021 Calls for Service and Incident Analysis. There were 1302 calls for service and 17,569 minutes spent on calls.

Jeff stated Council needs to approve the budget increase to the Chief's salary of \$7,000. Richard stated it should be negotiated through the Police Commission and then brought to full Council. Jeff tabled issue until next meeting so they can meet with Ben.

Public Works (PW): Mike stated the radiator on skid loader was replaced. A 6" water main broke in front of Fire Station- Boenings repaired. Differential lock on plow truck went out, looking for repair options. March 4th is tentative date to receive wheel loader. Furnace in old shop was replaced. Tri-City Sewer had main break on edge of town along Hwy 22– Boenings repaired. Received HI-E dehumidifier for filter plant.

Richard asked what problems the differential lock is causing. Mike stated it is a traction issue.

Public Works was asked about installing an ice rink and warming house down at the Park. Mike stated there are kits available. Location suggestions include the empty lot on Main St, Ballpark, or east side of ball field or space east of gazebo. Public Works would be maintaining the rink. Dawn will call the League on liability. Dave R stated there are two businesses in town that would help donate the plywood.

Jeff have been discussing snow removal to address a couple of recent complaints; one resident got stuck because the road wasn't plowed and the other was about shoveling out driveway, possibly twice if PW plows twice. Normal plowing is 2 passes each side. If it is plowed partly through the storm then they will have to clean up their drive way twice.

Jeff stated the snowplow is old and in tough shape, so Council needs to keep its replacement in mind. Another option is to charge residents to have the City clear their driveway for a fee. Joan stated the City pays someone to take care of parks and properties and so City could offer for a fee. There are a number of businesses in town that clear snow that people can contact. Council agreed it is the City's responsibility to clear the streets curb to curb, not driveway maintenance. Another complaint was PW cleared some residents' driveways and not others. PW stated they do not regularly plow certain peoples' driveway, however they have on occasion helped someone if they were driving by the residence and saw them. Dawn will add a snow removal services to the business section to the website so residents can hire someone. Jeff will add comments to the next newsletter.

Kremer House: Nothing.

Clerk's Report: Dawn stated newspaper ads were placed with the Mn Lake Tribune, Mapleton Messenger, Wells Mirror, the Faribault Register and the Free Press. Online it is listed at Minnesota Job Bank, Indeed and the Mn Lake website. There are 2 complete applications submitted. A meeting with Rep. Bjorn Olson is scheduled for Tuesday Jan. 25th at 1:00 pm. Council agreed to have Burkhardt & Burkhardt provide training for Dawn to set up new accounts.

CONSENT AGENDA:

Construction Permits-

- The Orange Door – 301 Main St N. - repair roof, siding, front window and exterior doors – n/c
- Bevcomm – 435 Water St - removal of shed – n/c.

Invoices-

- Tri-City Sewers 1st Qtr 2022 - \$13,814.37

Joan made a motion to approve the Tri-City invoice for \$13,814.37, 2nd by Edie, motion carried.

- ❖ Resolution 2022-1 Appointments
- ❖ Resolution 2022-2 CD Signators
- ❖ Resolution 2022-3 Fire Dept Donations - \$75.00
- ❖ Resolution 2022-4 Joint Powers – City Atty & PD
 - State of Minnesota Joint Powers Agreement
 - Court Data Services Subscriber Amendment to Agreement

Ben explained the Resolution 2022-4 Joint Powers is between the City, its Prosecuting Attorney and Police Dept. giving the PD permission to use the Bureau of Criminal Apprehension's systems and tools. The State of Mn Joint Powers Agreement is the actual contract between the State and City. The Agreement for Court Data is the actual service/software the PD would be accessing.

Richard made a motion to approve the Consent agenda, minus the Tri-Sewer invoice & The Orange Door Liquor License, to include the Resolutions, the Claims paid and Claims to be paid (Jeff reviewed), 2nd by Joan, motion carried.

Eddie made a motion to approve the liquor license for the Orange Door pending a background check, 2nd by Joan, motion carried.

Unfinished Business: None.

New business: None.

Joan made a motion to adjourn the meeting at 7:56 pm, 2nd by Richard, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
REGULAR CITY COUNCIL MEETING MINUTES
February 8, 2022**

Attending: Council Members: Mayor Jeff Ramsley, Edie More, Richard Staloch, Joan Proehl, via Zoom -Lon Stenzel.
City Staff: City Maint.: Michael Bammert & John Hawker; **Police Chief:** Ben Standahl; **Ambulance:** Dave Radtke;
Fire: Dave Malakowsky; **City Clerk:** Dawn Whitehead; **Maple River Messenger:** Tamara Dicks; **Citizens:** Pat Laird, Don Kain.

Mayor Ramsley called to order the Regular City Council meeting at 6:00 p.m.

Public Works (PW): Mike stated the water pump on the 2014 shop pickup. PW is rebuilding dumpsters, starting with Nordaas's, but will need to do the 2 at the school. Mike cleared section on pond for ice rink near the gazebo. The LMC confirmed an ice rink would be covered under our policy. Edie suggested sending out an email to let people know about it.

Fire Dept (FD): Dave M reviewed invoices. Fire calls 1, Medical Assist-1. 2022 State Fire Aid FA-1 submitted 1/27/22. Cody D completed 1001 Fire Training. Grass rig- Ford stated build on 1/27/22. Training: "Fire in the Basement".

Ambulance: Dave R reviewed calls: 10 calls. There is a new Medical Director consortium with a \$800 increase in their fee. Need to renew the LifeNet subscription (lets our 12-lead talk to the Toughbook and hospital). Two members are resigning: Dustin Russ & Zac Adams, both having moved out of the area.

Police Dept (PD): Ben stated 108 calls for service. Attended MSCIC Conf. in Mankato, Public Safety & Chiefs Meetings online. Squad car had coolant leak which was covered by warranty.

Signs for "no engine braking" may be adopted with a specific resolution to enforce Minnesota Statutes Sections 169.69 (muffler) & 169.693 (Motor vehicle noise limits). MnDOT would need a signed copy of resolution prior to sign installation, and installation requires adequate spacing for each sign. Signs are furnished through MnDOT; 36"x42" Vehicle Noise Laws Enforced sign is \$1,228.00. Lon suggested putting a noise restriction signs on the Minnesota Lake signs. Ben will research.

Ben contacted Verizon regarding mobile wireless tower during Festag. Verizon offers a trailer for events at \$0.00.

Joan asked about body cameras for PD. Ben said there has to be 3 public meetings/hearings and pass a resolution. The equipment isn't very expensive, but the storage and use of the tapes is where the cost is. Ben will bring costs to Council again for next meeting.

The police commission met with Ben to discuss salary. The Police Commission recommends an increase to \$57,700, based on other cities' wages. In addition, none of surrounding communities use employment agreements with their PD's and it is the Police Commission recommended to do away with the contract.

Edie made a motion to eliminate the Police Employment Contract, 2nd by Richard, motion carried.

Richard made a motion to approve the raising the Police Chief's annual salary to \$57,700.00, 2nd by Edie, motion carried.

Kremer House: Nothing.

Clerk's Report: Dawn stated City received 'clean up' 2021 Levy payment from Faribault Cty - \$8,114.04
Received 5 completed Public Works applications – will need to set up interviews with qualified candidates.

CONSENT AGENDA:

Construction Permits- none

Invoices-

- Boeing Brothers – Repair Waterline break - \$3,337.50
- Nordaas – New Shop wall materials - \$7,077.82

Richard made a motion to approve the Boeing Brothers invoice of \$3,337.50, 2nd by Joan, motion carried.

Lon made a motion to approve the Nordaas invoice of \$7,077.82, 2nd by Edie, motion carried.

- ❖ Resolution 2022-5 Fire Dept Donations - \$440.00
- ❖ Resolution 2022-6 Ambulance Donations - \$200.00

Joan made a motion to approve the Consent agenda, minus the Boeing Bros. & Nordaas invoices, to include the Resolutions 2022-5 & 2022-6, the Claims paid and Claims to be paid (Richard reviewed), 2nd by Richard, motion carried.

Unfinished Business: Richard wanted to address what does the Council thinks about how to treat the lake. Bjorn wanted to know what the Council’s intent is for long-term. He can create legislation to help the situation, but he needs to know what the Council/City is going to commit to. Joan wanted border clarification, is it the lakeshore in City limits, or is it control over the whole lake. Richard stated if you want the lake shore how you want it, the lake level needs to be higher. Richard stated we need input, costs, and matching costs. Lon stated he believes it needs to be redesignated first and suggested the Council wait for Bjorn’s suggestion. Jeff agreed the lake needs to be redesignated first. Don Kain stated he felt the matter was too time consuming for the Council to handle and suggested a committee to research and bring suggestions to the Council. Don stated he would be willing to survey the community on what they want for the lake and who might

Lon motion to allow Don Kain to canvas the community and to see who might be willing to serve on the committee, 2nd by Edie, motion carried.

Council reviewed the five candidates for City Maintenance Technician. Council & PW decided to interview #1, #2 & #5. Interview date will be Monday, Feb. 28th, starting at 5:00, 6:15, 7:30pm. Alternative date is March 7th.

New business: None.

Joan made a motion to adjourn the meeting at 7:09 pm, 2nd by Edie, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
REGULAR CITY COUNCIL MEETING MINUTES
March 15, 2022**

Attending: Council Members: Richard Staloch, Edie More, Joan Proehl, via Zoom -Lon Stenzel. **Absent:** Mayor Jeff Ramsley. **City Staff: City Maint.:** Michael Bammert & John Hawker; **Fire:** Dave Malakowsky; **City Clerk:** Dawn Whitehead; **Maple River Messenger:** Tamara Dicks; **State Rep:** Bjorn Olson via zoom(had technical difficulties- no audio); **Citizens:** Don Kain, Sheldon Campbell.

Mayor Pro Tem Richard Staloch called to order the Regular City Council meeting at 6:00 p.m.

Sheldon Campbell asked a couple of questions regarding water. He had ice in front of house 27 Park S and corner of Minnesota Ave – could not reach house due to snow and ice. He stated the curbs are busted and water won't run to the storm sewers. Sidewalks on both sides that are settling and heaving. Sheldon stated he wants the City to bond to fix Park St and the sewers. Joan agreed that there are sidewalks that need attention. Sheldon asked what can be done about the house next to his that hasn't been improved for a number of years. He stated Dove St drains water down to the corner which becomes overwhelmed with water, and he has expressed these concerns to the State in regards to the Hwy 22 Project for next year. There are a number of culverts that he believed are plugged. He stated that when the County goes by for snow removal it collects and ices over around the mailbox post and has water puddling in his driveway on his property on 4th Ave. Lon asked about the culvert on Cemetery Rd and if it is sinking or washing out. Richard stated he made a list of the concerns Sheldon has raised.

Fire Dept (FD): Dave M reviewed invoices. Fire calls 1, Medical Assist-2, Quilts given-2. Township meetings April 7th at 7:00 pm. ISO Audit April 12th at 10:00 am. Pat Braunhausen resigned. **Joan made a motion to approve a new member, Shawn Volk, 2nd by Edie, motion carried.**

FD Relief Association Pancake breakfast March 27th, 9 am – 12 pm. Training: OSHA Refresher/SCBA Fit testing. FEMA Grant submitted.

Ambulance: Dave R was absent. Dawn stated that the Toughbook and the 12-Lead (LifePak).

Police Dept (PD): Ben was absent. Council reviewed Department Report. 118 Calls for Service, attended Pipeline Safety Training in Mankato and PATROL Online training. Per Council request Ben has submitted a body camera quote. Ben would like Council to revisit the Rental Property Ordinance.

Public Works (PW): Mike stated the street sweeper is ready to go. Installed a 2" water meter at Milltown Manor. Cost of larger meter is almost \$1,000. Does City pay for larger meters? Three commercial properties' meters are larger and more expensive, but they are larger water users and costs might be recoverable. Lon stated the City should be responsible for meter replacement. Council will address a replacement meter policy in meeting in April. Met with electrician for installation of new generator at Fire Hall. Will add an automatic switch in station to switch from generator to landline. Will revisit around budget time.

John and Mike attended Mn Rural Water Conference in St. Cloud. Central Tank has scheduled water tower repair this Spring.

They sprayed for geese in the Park. Ordered 1 more gallon for another treatment. Will need to treat the pond again like last fall to get rid of green slime. **Joan made a motion to approve the purchase another treatment for the pond, 2nd by Edie, motion carried.** Will get quote haul our compost to the Fitzsimmons compost site in Mapleton. Will get quote for chloride treatment (oil for gravel) for Cemetery Rd.

Kremer House: Joan asked about the air conditioning units and the discrepancy between the bids. John stated that is the price they both quoted for similar units. PW will contact Mark Gottberg to repair the back door.

Eddie motioned to approve the purchase of the air conditioning unit by Ron’s Plumbing & Heating , 2nd by Joan, motion carried.

Clerk’s Report: Dawn stated the auditors Burkhardt & Burkhardt were at the office to do fieldwork. Presentation meeting was moved to Wed. May 4th at 5:30 pm.

The Mayor and Clerk went through the year’s calendar to set meetings that work with Jeff’s schedule. Dawn asked Council to review the new schedule of meetings to make sure it works for them.

City Clean-Up Day is Saturday May 14 from 9am – 12 pm. City-wide Garage sale is Saturday May 7th .

Dylan Groskreutz accepted the position for City Maintenance Technician and “Thank You” letters will be sent to the other two candidates.

Dawn will be gone after 12:00 pm on March 21st for Clerk’s Conference.

CONSENT AGENDA:

Construction Permits- none

Invoices-

- Metering & Technology Solutions - \$4,854.97
- ❖ Resolution 2022-7 Ambulance Donations - \$150.00
- ❖ Resolution 2022-8 Fire Dept Donations - \$150.00
- ❖ Resolution 2022-9 Intent to Participate – Hwy 22 Project
- All Pets Impound Agreement
- USI Consulting Group Actuary Agreement

Joan made a motion to approve Resolution 2022-9 Intent to Participate, 2nd by Lon, motion carried.

Eddie made a motion to approve the Consent agenda, minus Resolution 2022-9 Intent to Participate, the Great Escape’s Liquor License, to include the Resolutions 2022-7 & 2022-8, the Claims paid and Claims to be paid (Richard reviewed), 2nd by Lon, motion carried.

Joan made a motion to approve the Great Escape’s Liquor License, 2nd by Eddie, motion carried.

Unfinished Business: Don read the Lake Survey Letter to the Council outlining the guidelines on how the survey was conducted. 280 surveys were mailed to Mn Lake addresses with qualifications. 129 survey cards were returned -46%. Don read the 3 options’ background that were mailed to recipients and reviewed the comments sent in. State Representative Bjorn Olson was going to join via zoom, but was unable to connect due to technical issues. Eddie stated she didn’t think the people that indicated they were interested in being on the committee understand how much work it is going to be. Richard stated paying a stipend will have to be reviewed.

New business: None.

Joan made a motion to adjourn the meeting at 8:06 pm, 2nd by Lon, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
SPECIAL CITY COUNCIL MEETING MINUTES
March 29, 2022**

Attending: Mayor Pro-Tem: Richard Staloch, Joan Proehl, Lon Stenzel. Absent: Mayor Jeff Ramsley; Councilmember Edie More. City Staff: **City Clerk:** Dawn Whitehead

Mayor Pro-Tem Richard Staloch called to order the Special City Council meeting at 5:03 p.m.

Purpose of the meeting is to review and pass Resolution 2022-11 Election Judges and Resolution 2022-12 Precinct Boundaries.

Dawn explained that 2022-11 approves Election Judges for the 2022 Special and General Elections. 2022-12 is required by State Statute and reestablishes the boundaries of the ward and voting precincts and polling places after the State was redistricted. Nothing has changed, the City simply needs to reaffirm where the voting polls are located.

Lon made a motion to approve Resolution 2022-11 for Appointing Election Judges, 2nd by Joan, motion carried.

Joan made a motion to approve Resolution 2022-12 for Precinct Boundaries, 2nd by Lon, motion carried.

Joan made a motion to adjourn the meeting at 5:07 pm, 2nd by Lon, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
REGULAR CITY COUNCIL MEETING MINUTES
April 19, 2022**

Attending: Jeff Ramsley, Richard Staloch, Edie More, Joan Proehl, via Zoom Lon Stenzel.

City Staff: **City Maint.:** Michael Bammert, John Hawker, Dylan Groskreutz; **Police:** Ben Standahl; **Amb:** Dave Radtke; **City Clerk:** Dawn Whitehead; **Maple River Messenger:** Tamara Dicks; **State Rep:** Bjorn Olson; **MnDOT:** Mathew Thibert via Zoom; **M&M Insurance:** Chad Ostermann; **Citizens:** Cindy Dylla, Whitney Wersal and Deb Ramsley.

Mayor Jeff Ramsley called to order the Regular City Council meeting at 6:00 p.m.

MnDOT Project Manager, Mathew Thibert, spoke about the Highway 22 2023 Project. He explained there will be 10 castings that the project crosses and the Resolution 2022-9 passed last month is the City's intent to participate and acknowledgement that it will be responsible for these costs, estimated at \$5,500.

Citizens Dylla and Wersal asked for project details. Matt explained the initial layer is removed, ground up and mixed with binder and roll it back down. Matt stated the project will take a couple of months and a detour will be in place. Matt confirmed the turn lane onto Main St will be removed due to it being too narrow particularly for semi-trucks, and redoing the crosswalk to make it shorter.

Matt stated the contractor must make provisions for local access for residents that access their homes there. There maybe a day or two where access is limited when work is directly being done there. People will also be able to cross Hwy 22 in town. Dawn will send Matt the contact information for residents interested in more information.

State Representative Bjorn Olson spoke about the Lake Designation. He had a conversation with the DNR. He provided a bill that redesignates the lake out of a Wildlife Designation. He stated the DNR thought they'd fulfilled their contract obligations in regards to cattails and lake access, Mayor Ramsley disagreed. Rep. Olson expressed to the DNR the City's unhappiness with how things have been handled and that he drafted a bill to redesignate the lake. The DNR wanted to let the Council know they are willing to work on the vegetation program. Edie suggested meeting with the DNR and see what they feel they have done and also because they still control the water. Lon stated he didn't trust them. Olson suggested the City not move on the bill tonight and decide what the City's long-term goals and responsibilities will be. Olson stated he will reach out to our new Representative, Peggy Bennett to bring her up to speed. A special meeting will was set on June 2nd for the Council to start to discuss the direction it wants to take. Richard stated ultimately there needs to be a resolution that lays out the Council's plan.

Chad Ostermann from M&M Insurance reviewed the work compensation and property insurance renewals. The experience modification went down, but the auto liability went up a little. Work Comp has increased due to PTSD claims by the police. The League offers a 10% premium reduction if 90% of FD and PD don't smoke. **Edie made a motion to waive the statutory tort limit and purchase the excess umbrella liability, 2nd by Joan, motion carried.**

Joan made a motion to approve the renewal of Property and Work Compensation policy for a total of \$46,763.00, 2nd by Richard, motion carried.

Fire Dept (FD): Dave M was absent. Council reviewed FD Dept. Report.

Ambulance: Dave R stated the calls are on pace for 180 this year. IO approval of council & Tonya approval.

Joan made a motion to approve the new ambulance member Tonya Dallman, 2nd by Lon, motion carried.

Police Dept (PD): Ben stated there were 130 Calls for Service. Attended PATROL Online training. Squad car has new tires purchased on State bid. All agencies in Faribault County will be doing Emergency Vehicle

Operation training in May. Equipment was purchased and the City's portion is \$100. Ben asked to meet with the Police Commission to discuss body cameras and other issues.

Public Works (PW): Mike stated PW used jet vac to clean up Ehrich, Date St., Railway and Higbie. Mike reviewed the Empire proposal for Minnesota Ave between Railway Dr & Ann St. There is a section of sewer tile that is beginning to cave in; can use liner to fix. The manhole by Gold St needs repairs. Mike recommended the 84" repair option #2 for \$4,445.00. The manhole repair is approximately \$1,500.00. **Richard made a motion to approve to repair the sewer pipe for \$4,445 and the manhole repair of approximately \$1,580, 2nd by Joan , motion carried.** PW will need to camera the sewers over the next year.

Mike passed the test for his sewer license. The fire station generator is working but will work with Northwest Gas. Mike had updated bids from Stenzel Masonry at \$41,800 and GW Concrete at \$65,663. GW's bid included in-floor heat and pipe laying. Richard stated in-floor heating was a luxury and radiant heat would suffice. Mayor stated Stenzel's bid comes in \$2,000-\$3,000 lower than GW bid without in-floor heat.

Richard made a motion to approve the Stenzel Masonry bid of \$41,800 for concrete, that includes the foam and laying, 2nd by Joan, motion carried with Lon abstaining.

Central Tanks tentative time to repair the leak and re-epoxy the interior. Re-epoxying should be done every 20-25 years. Rough ball park cost was \$30,000.

There are two storm drain catch basins on Minnesota Ave and starting to wash out beneath road. Will get quotes.

Kremer House: Joan and Richard met with Johnson Building Restoration for tuckpointing repair. Quote was \$18,100. Joan stated the porch on the SW side is dilapidated and she'd like to see it repaired. PW will connect with contractor to repair porch. Funds in reserve for Kremer is about \$14,000 after the air conditioner repair.

Eddie motioned to approve the Johnson Building Restoration tuckpointing repair for \$18,100 taking \$10,000 out of cash reserve and the balance out of General Fund, 2nd by Richard, motion carried. The porch repair will be a budget item for next year. John recommended still replacing the storm door.

Clerk's Report: Dawn asked about the policy for Lembke Hall rental hours, as in how late a party can rent it. Dawn updated information on website, but also getting quotes for an updated site. Quotes range from \$2,000-\$4,000. Reminded Council to review dates and times for meetings on Clerk report.

CONSENT AGENDA:

Construction Permits-

- Laura Sonnek & Marion Roessler – 219 Main St N – reside, replace windows & door – n/c
- Mary Abdo – 515 Date St – reroof – n/c
- Patrick Thibault – 123 Higbie Ave E – install fence – n/c

Invoices-

- LMC Property Insurance - \$24,557.00
- LMC Work Comp Insurance - \$22,206.00
- Generator System Services - \$ 20,889.95
- Tri-City Joint Sewer 2nd Qtr Fees – \$13,814.37
- Innovo (MN-PEIP) - \$3,883.80
- Relief SBR payment - \$4,300
- ❖ Resolution 2022-13 City Donation - \$95.00
- ❖ Resolution 2022-14 Fire Dept Donations - \$75.00
- ❖ Proclamation: April is Child Abuse Prevention Month
- ❖ Freedom Run Raffle Gambling Permit – holding raffle and needs gambling permit.

Eddie made a motion to approve the Tri-City Joint Sewer invoice of \$13,814.37, 2nd by Richard, motion carried.

Lon made a motion to approve the Consent agenda, to include the Resolutions 2022-13 & 2022-14, the Claims paid and Claims to be paid (Edie reviewed), 2nd by Richard, motion carried.

Unfinished Business: Richard made a motion that all water meter replacement costs will be covered by the City, 2nd by Joan, motion carried.

New business: Richard stated at the March meeting there was a resident that talked for 45 minutes and that is too long. Dawn will find examples of other Council's policies.

Richard stated the Festag billboard will cost about \$800 and in the past it is split into thirds. Lon motioned to approve the City to pay a third of the cost of the Festag billboard, 2nd by Joan, motion carried.

Joan made a motion to accept John Hawker's letter of resignation as of April 30, 2022, 2nd by Richard, motion carried.

Joan made a motion to promote Michael Bammert to City Maintenance Supervisor as of May 1, 2022 at the current Supervisor's rate of pay, 2nd by Edie, motion carried.

Edie made a motion to approve the contract services of Saxon Warmka to provide the City use of his Water License for May and June of 2022 for \$400 per month, 2nd by Joan, motion carried.

Council thanked Mr. Hawker for his 20 years of service and his knowledge he provided to the City and its residents.

Council welcomed Dylan Groskreutz as the City Maintenance Worker.

Joan made a motion to adjourn the meeting at 7:52 pm, 2nd by Edie, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
BOARD OF APPEALS & EQUALIZATION
MEETING MINUTES - April 20, 2022**

Attending: Council members Richard Staloch and Edie More and Mayor Jeff Ramsley. **City Staff:** **City Clerk:** Dawn Whitehead; **Faribault County Assessor:** Gertrude Paschke & Brady Rauenhorst; **Citizens:** David Kauffmann, Ben Standahl, Mark Franta

Jeff Ramsley called to order the Board of Appeals & Equalization meeting at 3:01p.m.

Gertrude stated values did go up this year. There is a Six-sales requirement for values to go up or down. Jeff stated the figures are done without inspection into homes so if people want to have a better value then assessors need to get into the home.

Gertrude explained the Median Home must be within the previous years' numbers between 90 and 105. Grades fall between 4 & 10, 5.5 - 6 is median. Rambler would 5.5, 2 story 5-5.5. County is required to be at market values.

Ben Standahl, property ID R28.004.0780, stated he had an appraisal for a refinance that came in under the value the County had of \$217,500, He paid \$186,000 pd in March 2020. Gertrude stated they will make an appointment to view home. Gertrude made appointment to visit David Kauffmann's property. Meeting will be paused and then reconvened after Assessor visits properties.

Richard stated the grading system isn't fair for lesser graded properties that don't go up as much as higher valued properties. Gertrude stated there is a new system in place and they are upgrading software. Richard asked how the "New Improvement Value" is determined as his went up about \$40,000 and he only did new siding, new roof. Gertrude stated properties haven't been graded appropriately for many years and are coming in line. Brady stated that even though Richard's house was a 1975 house, due to upgrades the age of the house is adjusted.

Mark Franta property ID #280040370 handed out a spreadsheet showing the appraisals, adjusted appraisals and sales price for 9 apartment buildings in the county. His property had a 314% increase in appraisal value. He purchased it for \$110,000 in 2014 and didn't understand the large increase in value.

Gertrude stated apartments can't be appraised using income rates, etc. so they are graded differently. Gertrude handed out a 5-year adjustment. Though there was not the Six-Sales in a year requirement met, the State told the County that the apartments in the County were not valued correctly. She stated before the adjustments the property median was 62.61 and it needs to be in the range of 90-105. Now, after the adjustments, new value is 99.35. Apartments are measured by units and bedrooms. Franta's apartment count was listed as 6, however the building actually has seven and more bedrooms than listed. Also land values had to increase. Gertrude explained how his property was appraised. Due to the 12-stall garage being rented out, not part of the apartment his property will have to be 'split-class' for industrial classification of the garage. Previously the garage was considered valued with the apartment building. As currently appraised, it is less than many of the homes in the area and it is income producing. Mayor Ramsley stated he believed that Franta's property had been underassessed for years and he had a tax advantage during this time. Franta's property's tax was approx. \$1,600, whereas homes that do not produce income had higher taxes.

Richard stated he didn't think he knew enough about commercial property to make a decision today. Board will review and make decision by end of May. Meeting will reconvene on April 26, 2022.

Edie made a motion to recess the meeting at 4:13 pm, 2nd by Richard, motion carried unanimously.

Mayor

City Clerk/Treasurer

**CITY OF MINNESOTA LAKE
SPECIAL CITY COUNCIL MEETING MINUTES
RECONVENING BOARD OF APPEALS & EQUALIZATION
April 26, 2022**

Attending: Mayor Jeff Ramsley, Council members Richard Staloch and Edie More. **Faribault County Assessor:** Gertrude Paschke & Brady Rauenhorst; **Citizens:** Ben Standahl

Jeff Ramsley called to order the reconvening the Board of Appeals & Equalization meeting at 3:00p.m.

Board decided that Ben Standahl's property ID R28.004.0780, will be valued as stated by the County. Mr. Standahl was instructed he could continue to the County level if he wanted to contest the valuation.

Richards asked if the valuation of his home went down \$10,000 how would that affect his taxes – Gertrude estimated about \$200 less.

Board decided that David Kauffmann's property ID R285700430, will be valued as stated by the County.

Richard made a motion that there are no changes to value of homes, 2nd by Edie, motion carried.

Richard made a motion to adjourn the meeting at 3:10 pm, 2nd by Edie, motion carried unanimously.

Mayor

City Clerk/Treasurer