

**City of Mountain Lake
Regular City Council Meeting
Mountain Lake City Hall – 930 Third Ave
Monday, April 7, 2025
5:45 p.m.**

Members Present: Andrew Ysker, Darla Kruser, Jeff Jack, Bryan Bargen, Mike Nelson

Members Absent: None

City Staff Present: Michael Mueller City Administrator; Rod Hamilton EDA Director; Ben McHenry Police Officer

Others Present: Doug Regehr, Deanna Anderson, Jared Montagne, Travis Hodkin

Call to Order

The meeting was called to order by Mayor Nelson at 5:45 p.m.

Approval of Agenda & Consent Agenda

Motion by Bargen, seconded by Jack to approve the agenda and consent agenda as presented.

Motion carried 5 – 0.

Bills: Checks #29121 – 29165, 1330E-1357E

Payroll: Checks #68716 – 68746

Approve March 13 Utilities Commission Minutes

Approve March 17 City Council Minutes

Approve March Street Department Report

Approve Resolution #2-25 Joint Powers Agreement

Approve Resolution #3-25 Pow Wow Raffle

Approve Resolution #4-25 \$11,000 Fire Relief Donation

Public

No comment

EDA

Rod Hamilton, the EDA Director, discussed the ongoing challenges the investment group was facing with the hotel project. The hotel's proforma showed that it wouldn't generate positive cash flow until year 3, and most banks were unwilling to finance the project due to the cash flow concerns and the high interest rates. However, by utilizing tax abatement bonds, the project could secure a lower interest rate, allowing the hotel to generate cash flow starting in year 1.

Motion by Bargen, seconded by Kruser to proceed with scheduling a \$2,030,000 tax abatement

bond with personal guarantees for the hotel investment group to assist with financing the construction of the hotel. Motion carried 5 – 0.

City Administrator

Travis Hodkin, Elite Mechanical and Jared Montagne, St James Electric presented their HVAC proposals to the Council. City Council reviewed four bids to replace the HVAC system at City Hall. The bids were from Handy Heating and Cooling, Elite Mechanical Systems, Schwalbach, and St James Electric. St James Electric was the lowest bidder, total cost including electrical was \$46,658.00. Motion by Ysker, seconded by Bargaen to approve the St James Electric Bid for 46,658.00. Motion carried 4 – 0, Mayor Nelson abstained.

Pickleball discussion was tabled.

Roundtable

An update was given to the council regarding board and commission meetings.

Adjourn

The meeting was adjourned at 7:10 p.m.

ATTEST:

Michael Mueller, Administrator/Clerk