

**Regular City Council Meeting
Mountain Lake City Hall
Monday, July 20, 2020
6:30 p.m.**

Members Present: Mike Nelson, Darla Kruser, David Savage

Members Absent: Dana Kass, Andrew Ysker

City Staff Present: Michael Schulte, City Administrator/Clerk; Maryellen Suhrhoff, City Attorney, Jon Beck, Police Officer

Others Present: Rachel Yoder, Gloria McKissick

Call to Order

The meeting was called to order by Mayor Nelson at 6:30 p.m.

Approval of Agenda & Consent Agenda

Motion by Savage, seconded by Kruser, to add 2.G Approve Resignation of Steve Harder, Tree Commission, to the consent agenda, add 4.C Discussion/Action - TIF Housing District #9, add 6.A Ordinance #5-20, and add Discussion – Dirt Piles at City Cemetery.

Bills: Checks #23843 – 23891, 679E – 681E

Payroll: Checks #65432 – 65466

Approve June 25 Utilities Commission Minutes

Approve July 6 City Council Minutes

Accept Resignation of Scott Pankratz, Community Center Custodian, effective July 11, 2020

Approve to Hire Mark Pankratz, City Hall / Community Center Custodian, effective July 13, 2020

Approve Resignation of Steve Harder, Tree Commission, effective July 15, 2020.

Public

Rachel Yoder expressed concerns regarding the beach and wild parsnip.

EDA – Interfund Operating Transfer of Funds

Rob Anderson, Community Development Director, created a cash flow of the three apartment funds. Fund 607 has not kept pace with expenses due mostly to the age of the units constructed in 1999, long-term tenants moving out, and replacing expensive items in the apartments. Fund 608 has had fewer long-term tenants moving out and less expenses resulting in a favorable cash

position. The transfer, with directions in the resolution, will have each of the three funds cash flow.

Resolution #16-20 Authorizing Interfund Transfer – Fund 608 to Fund 607

The resolution authorizes a transfer of \$20,000 from Fund 608 to Fund 607 in July 2020 and \$10,000 in January 2021. Further details are listed in the resolution. Motion by Kruser, seconded by Savage, to approved Resolution #16-20. Motion carried 3 – 0.

TIF District 1-9

At today's EDA Board meeting, Barga Construction was in attendance to provide information on a housing project they are working on in Welcome, MN. Upon discussing costs, construction, timelines, rents, and the need for more housing, direction was given to pursue ways to possibly start the process of creating two 4-plex buildings in Mountain Lake this fall and pursue financing possibilities. Quick discussions later in the afternoon were held with Northland Securities and Tammy Omdal recommended the following motion to help with speeding up the scheduling process. Motion by Savage, seconded by Kruser, to direct City Administrator Schulte to work with the EDA and Northland Securities to prepare a calendar and set a date for a public hearing to be held for consideration of establishment of a Tax Increment Financing Housing District, TIF District No.9. Motion carried 3 – 0.

Tax Forfeited Properties & Resolution #17-20

A list of tax forfeited properties was received from the county. There were four properties forfeited to the state in Mountain Lake. 2 are bare lots, 1 is with a house and garage that will be torn down, and the other has a house that will not be turned down. Discussion ensued on planning to reassess the special assessments if the lots are sold or to not reassess. The administrator explained that individuals often call and ask about the properties and whether the city will reassess the special assessments or not. Often individuals will not want to purchase the lots because they do not want to pay more special assessments. The 2 bare lots with the special assessments are smaller in size and may have limitations in building. The other two do not have special assessments. Direction was given to change the wording in Resolution #17-20 to state the council plans not to reassess the assessments but that the forfeited properties will be reviewed each year. Motion by Savage, seconded by Kruser, to approve the amended version of Resolution #17-20. Motion carried 3 – 0.

City Attorney

Various public nuisances and questions regarding various properties were discussed.

Ordinance #5-20 Amending Section 8.01

Ordinance #5-20 was read for the second time The ordinance eliminated the definition of “abandoned vehicle” as it is detailed later in the section and adds more language under the

definition of “inoperable” and “junk vehicle.” The city attorney requested to waive the third reading for timely reasons. Motion by Kruser, seconded by Savage, to waive the third reading of Ordinance #5-20 and to approve Ordinance #5-20 as presented. Motion carried 3 – 0.

COVID-19 Continuity of Operations Plan

No updates or edits were made to the plan. CARES Act funds and a meeting with other county officials on how to handle the funds were briefly discussed and will be discussed further at a future meeting.

Cemetery Dirt Piles

The dirt piles at the cemetery were discussed at past meetings. Daron Friesen, Street Superintendent, informed the administrator that Brett Lohrenz submitted a quote of \$1200 to bulldoze and level the dirt. A small pile of dirt would be left near the pumphouse for filling in graves and other miscellaneous items. The better quality of dirt would be brought to the burn site for another workable pile. Direction was given to check with other departments to see if dirt was needed elsewhere in the city otherwise to approve Brett Lohrenz to level the dirt piles.

Adjourn

The meeting was adjourned at 7:35 p.m.

Approved August 3, 2020

ATTEST:

Michael Schulte, Administrator/Clerk