

City of Wabasso
City Council
Monday, June 13, 2022
6pm

The meeting opened the meeting with the recitation of the pledge of Allegiance.

Mayor Atkins called the meeting to order with Council members Roger Baumann, Jeff Olson and Brad Salfer present.

Also present were Larry Thompson, Jim Jenniges, Kyle Salfer, David Palm and Matt Novak.

Agenda. Motion by Salfer, second by Baumann to approve the agenda with the following changes:

1. Add consider setting a special meeting June 26, 2022, or June 27, 2022
2. Add under New Business: Discuss Grass/Weed Ordinance
3. Remove item 3 – City Building Permit – from the consent agenda for general discussion
4. Add 5 bills to the list of bills.

Atkins – yes; Baumann – yes; Olson – yes; Salfer – yes.

EDA Report.

1. Duplex project has been placed on hold
2. Redwood Electric to install electricity and street lights in Eastvail 3rd and 4th at its cost.
3. EDA will not be able to use RLF funds to help finance the broadband project
4. Highway 68 corridor draft plan was reviewed.
5. EDA paid off the remaining balance of the Dewey Street 5-plex loan.
6. Financials

Clerk's Report

1. **New server and workstation** have been installed. Clerk can work remotely.
2. Enforcement of **Golf Cart ordinance**. General discussion regarding types of vehicles enforced. Mr. Thompson and Mr. Novak directed to review other city ordinances and report back to the Council
3. **Community Center Rates**. Motion by Salfer, second by Olson to approve the new community rate schedule as recommended by Mr. Thompson.

Atkins – yes; Baumann – yes; Olson – yes; Salfer – yes.

Street Report.

1. **Street Repairs**. Councilmember Olson and Public Works Director Jim Jenniges to mark street sections to be patched, alleys to have granite fines added. Once the prices for those two items are determined the balance of the budget will be applied to seal coating. They will submit a 5-year sealcoating plan to the city.

Water/Wastewater Report

2. Water control panel and new pumps have been installed and the city is through the shakedown period. Two change orders were needed for additional valve replacement, rerouting of pipes and electrical work that added about \$16,000 to the project.
3. Sewer Plant required repairs of pipes under the concrete and rodding of pipes.
4. Flushing has been completed.

Parks Report.

1. **Community Center Improvements.** Remote control locks and fob system have been installed. Kyle Salfer is replacing the carpeting on the divider panels with composite board and wainscotting. AV system will be installed next week. Final steps are window replacement, curtain installation and downspout repair.

Engineering Report.

1. Water meter bids. Following bids were received:
 - a. Meter and Technology Solutions \$183,516.00
 - b. Milbank Winwater Works, Co. \$221,633.91
 - c. Ferguson Enterprises, LLC \$223,887.00
 - d. R&R Excavating, Inc. \$412,430.06Engineers Estimate \$261,870.00

It was the consensus of the Council that the Clerk should clarify the monthly cost of the cell service before awarding the bid to Meter and Technology Solutions and it would hold a **special meeting on June 27th or 28th** to consider awarding the bids.

2. Pine Street drainage, alley improvements and Melanie Leinig sewer issue – consider addressing them as part of the sewer project.
3. Cedar Street – Anticipated project start in September
4. Sanitary Sewer Rehab – No change. Still waiting for State bonding bill
5. #68 Corridor Study – design plan submitted.
6. Stormwater utility – no report
7. Special Assessment policy – no report

Consent Agenda. Motion by Olson, second by Salfer, to approve the consent agenda as follows:

1. **Approve Resolution No. 11-2022** – Appointing Election Judges for 2022 Primary and General Election.
2. **Approve May 9, 2022, and May 19, 2022 Minutes.**
Atkins – yes; Baumann – yes; Olson – yes; Salfer – Yes.

Public Works Building Permit – Councilmember Olson questioned why the city had to issue a permit to itself. Mr. Novak noted that the ordinance did not exempt the city from permits. Motion by Olson, second by Baumann to approve the building permit for the generator pad.
Atkins – yes; Baumann – yes; Olson – yes; Salfer – Yes.

Sale of Lot 4, Block 1, Eastvail 4th Addition to Jim and Susan Salfer. Mr. Thompson noted that the EDA had approved the sale of Lot 4, Block 1, Eastvail 4th Addition contingent upon the city approving a side yard setback variance. Mr. Salfer noted that he would need a 6' side yard setback variance in order to construct his home on that lot. Discussion regarding the easement on the east side. It appeared the council could grant an easement to the east side lot line given that it was a reasonable request, the 5' utility easement would not be encroached, the lot was unique in character as it abutted the city limits with no foreseeable development to the east placing the house on the lot as proposed would no alter the character of the neighborhood. Motion by Olson, second by Baumann, to **approve the purchase agreement** with Jim Salfer for Lot 4, Block I Eastvail Fourth and to setback of the east side lot line setback requirement by 5' per the reasons noted above.
Atkins – yes; Baumann – yes; Olson – yes; Salfer – Yes.

Motion by Olson, second by Baumann to adopt **Resolution No 12-2022 Approving the Salfer Purchase Agreement** – Lot 4, Block 1 Eastvail Fourth Addition.

Atkins – yes; Baumann – yes; Olson – yes; Salfer – Yes.

Grass/Weed Ordinance – The council discussed the city’s nuisance ordinance as it related to the control of grass and “non” noxious weeds and if the 10” height threshold was sufficient. It was the consensus not to change the ordinance at this time.

Special Meeting – Discussed under Engineering Report.

Reports

Bills. Motion by Olson, second by Salfer to approve the bills as submitted:

General Checking:

- General Fund \$ 81,840.98
- 2013 Refunding Bonds \$ 87.50
- Water Fund \$ 86,168.42
- Sewer Fund \$ 18,576.96
- Refuse \$ 5,316.86
- Total \$191,990.72

Ambulance Checking: \$ 6,254.87

Fire Checking: \$ 2688.68

TOTAL: \$200,934.27

Added:

- General Checking \$ 97.50
- Ambulance \$ 1,529.19
- Fire \$ 301.66
- TOTAL \$ 1,928.35

Atkins – yes; Olson – yes; Baumann – yes; Salfer – yes.

Motion by Salfer, second by Baumann to adjourn at 7:35 p.m.

Atkins – yes; Olson – yes; Baumann – yes; Salfer – yes.

Larry Thompson
City Clerk/Treasurer/Administrator