

M I N U T E S  
CITY COUNCIL MEETING  
January 17, 2017  
5:30 PM  
Council Chambers

MEMBERS PRESENT: Mayor Stiehm. Council Members Jeff Austin, Judy Enright, Steve King (5:38 p.m.), David Hagen, Laura Helle, Paul Fischer and Council Member-at-Large Janet Anderson

MEMBERS ABSENT:

STAFF PRESENT: City Administrator Craig Clark, Director of Administrative Services Tom Dankert, Public Works Director Steven Lang, Fire Chief Jim McCoy, City Attorney David Hoversten, Police Chief Brian Krueger, Park and Rec Director Kim Underwood, Planning and Zoning Administrator Holly Wallace, Interim Library Director Sara Steinhoff and City Clerk Ann Kasel

OTHERS PRESENT: Craig Oscarson, Randy Kramer, Belita Schindler, Gretchen Ramlo, KAUS Radio, Austin Daily Herald, Post Bulletin, Public

Mayor Stiehm called the meeting to order at 5:30 p.m.

Added to the Agenda:

Minutes Correction – Adding Human Resources Director Trish Wiechmann and HRC member Andre Goodlett as present

Appointing Steven King to the One Watershed One Plan advisory committee.

Moved by Council Member Enright, seconded by Council Member Austin, approving the agenda with additions. Carried.

Moved by Council Member Hagen, seconded by Council Member Fischer, approving the Council minutes from January 3, 2017. Carried.

#### AWARDS AND RECOGNITIONS

Mower County Coordinator Craig Oscarson presented the food drive plaque to the City. The City and County employees hold a competition each year to see who can raise the most food per employee and the City once again was victorious.

## CONSENT AGENDA

Moved by Council Member-at-Large Anderson, seconded by Council Member Hagen, approving the consent agenda as follows:

### Licenses:

Excavation: Consolidated Communications, PO Box 3288, Mankato  
Exempt Gambling (raffle): Austin Area Chamber of Commerce on March 3, 2017  
Exempt Gambling (raffle): Austin Junior All Star Baseball, Inc. on June 25, 2017  
Food: Jacaranda, LLC, 1803 5<sup>th</sup> Avenue SW  
Massage Therapist: Jane Loecher, 406 Bergen Street, Adams  
Master Plumber: Superior Mechanical, 1244 60<sup>th</sup> Avenue NW, Rochester  
Temporary 3.2 Beer: Mower County Ag. Society on February 12, 2017, August 8, 2017 and August 13, 2017  
Temporary Liquor: Mower County Ag. Society on August 9-12, 2017

### Claims:

- a. Investment Report.
- b. Pre-list of bills.

Carried.

## PETITIONS AND REQUESTS:

Council Member Hagen requested the Park and Rec donation item move to the end of the meeting so Council Member King could be in attendance for the vote. Mayor Stiehm allowed the item to be moved to later in the meeting.

Director of Administrative Services Tom Dankert requested the Council accept the 2017 Hormel Foundation Grants. The City submitted thirteen requests and was awarded eleven of those requests totaling \$478,300. Mr. Dankert thanked the Foundation for their investment into the community.

Moved by Council Member Austin, seconded by Council Member Enright, adopting a resolution accepting Hormel Foundation Grants. Carried 6-0.

Director of Public Works Steven Lang presented the 2017 assessment rates stating it's the City's goal to assess adjacent property owners 50% of the costs of street projects and in 2016 the City assessed 35.8% of the project costs. He proposed increasing the assessment rates for urban and commercial streets 2%. Therefore, the rate for 2016 will increase from \$43.00 per lineal foot to \$44.00 per lineal foot for residential street reconstruction and \$61.75 per lineal foot to \$63.00 per lineal foot for commercial properties. The sidewalk rate will also increase from \$4.25 to \$4.75 per lineal foot.

Moved by Council Member Austin, seconded by Council Member Enright, adopting a resolution approving 2017 street assessment rates. Carried 7-0.

City Administrator Craig Clark requested the Council approve the donation of funds for the purchase of the Park and Rec office to the Austin Area Commission for the Arts. The AACA has been interested in the property for a number of years but Park and Rec had no plans on moving until the recent City Hall remodel. The City cannot directly gift the property to the AACA so the City would provide funding for the purchase so the AACA would return those funds for the purchase of the building.

Council Member Austin stated he will be voting no on the resolution. He stated he supports the AACA but does not agree with gifting them the money for the purchase of the property. He would like to see them purchase the building.

Council Member-at-Large Anderson spoke in support of the donation stating the expansion of the Paramount will generate economic activity in downtown areas and will be a benefit to the City.

Council Member King stated there are positives and negatives to the situation and he felt the donation is more of a positive and will be a win-win situation for the City and AACA.

Council Member Austin stated that donations such as this are generally for job creation and economic development.

Council Member Hagen stated the value of Paramount expansion far exceeds the value of an empty building to the City. He added that giving them the building will take expense away from the City.

Randy Kramer stated obtaining the property is one piece in the puzzle of expansion plans for the Paramount and the AACA will invest more into the project.

Council Member Austin added that in the last year the AACA requested that the City contribute to their operating budget and that also gives him reservations about the donation. He would prefer to have the group pay a portion of the purchase price.

Mr. Kramer stated the City will see a return with the project is completed. When there are events at the Paramount the downtown is full of people and the arts give people one more reason to live in Austin.

Belita Schindler spoke in support of the donation stating it is an issue that there are not handicapped bathrooms on the main floor of the building.

Moved by Council Member Hagen, seconded by Council Member-at-Large Anderson, adopting a resolution approving the donation of \$82,700 to the Austin Area Commission for the Arts for the purchase of the Park and Rec property. Carried 5-1 with Council Member Austin voting nay and Council Member Helle abstaining.

Moved by Council Member Austin, seconded by Council Member Enright, approving Council representation on 2017 boards and commissions. Carried.

Director of Administrative Services Tom Dankert requested the Council approve an audit engagement letter with CliftonLarsonAllen. Mr. Dankert noted the fee of \$44,600 is actually less than the 2015 rate due to a one time implementation fee in 2015. He recommended approval of audit services with CliftonLarsonAllen.

Moved by Council Member Austin, seconded by Council Member King, adopting a resolution accepting an audit engagement letter from CliftonLarsonAllen. Carried.

Planning and Zoning Administrator Holly Wallace reviewed the process for adopting a FEMA letter of map revision effective February 22, 2017. This is the final step to remove properties from the special flood hazard area in the North Main Street Area. The North Main Street flood control project provides flood protection for the properties and therefore they no longer are classified in the flood zone. This would allow the property owners the option to drop their flood insurance on the properties. Ms. Wallace requested the Council approve the ordinance for the adoption of the letter of map revision.

Moved by Council Member Enright, seconded by Council Member King, for preparation of the ordinance. Carried.

Moved by Council Member Austin, seconded by Council Member Fischer, for adoption and publication of the ordinance for the letter of map revision with FEMA. Carried 7-0.

Planning and Zoning Administrator Holly Wallace requested the Council approve an interim use permit for Louanne Hansen to make baked goods in her home. She would like to start her small business at her home on a temporary basis to assess if she can transition to a commercial facility. The Planning Commission reviewed the matter at their January 10, 2017 meeting and recommended approval by a 6-0 vote. The permit would be valid for five years from the date of approval.

Moved by Council Member King, seconded by Council Member Enright, approving an interim use permit for Louanne Hansen. Carried.

Planning and Zoning Administrator Holly Wallace requested the Council approve a plat for Oak Park Mall Fifth Subdivision. The property is being redeveloped by Hy-Vee and this plat was required as part of the redevelopment to clarify boundaries and updated legal descriptions. The Planning Commission reviewed the matter at their January 10, 2017 meeting and recommended approval by a 6-0 vote with the conditions contained in the memorandum.

Moved by Council Member Hagen, seconded by Council Member Austin, adopting a resolution approving a preliminary and final plats for Oak Park Mall Fifth Subdivision. Carried 7-0.

Public Works Director Steven Lang requested the Council approve a resolution in support of a transportation grant application for 1<sup>st</sup> Avenue NW and 4<sup>th</sup> Street NE pavement rehabilitation.

The City has been successful in obtaining grants with other street projects in recent years. The projects are scheduled for 2021.

Moved by Council Member Austin, seconded by Council Member King, adopting a resolution approving a transportation grant application. Carried 7-0.

Public Works Director Steven Lang requested the Council approve a farm lease with Kevin Finley for the Cook Farm site. Mr. Finley has been renting the land since 2012 and would lease at a rate of \$225 an acre for productive and \$50 an acre for non-productive land resulting in a total lease rate of \$27,025.

Moved by Council Member Hagen, seconded by Council Member Enright, adopting a resolution authorizing a farm lease with Kevin Finley. Carried 7-0.

Director of Administrative Services Tom Dankert requested the Council approve \$59,422 in change orders on the City hall remodel project including additional lighting, painting and restroom remodeling.

Moved by Council Member-at-Large Anderson, seconded by Council Member Enright, adopting a resolution approving change order number 2 on the City Hall remodel project. Carried 7-0.

City Administrator Craig Clark requested the Council approve a cable franchise extension through June 30, 2017. Charter Communications and the City have not come to terms of a new agreement so this would extend the old agreement until that date.

Moved by Council Member King, seconded by Council Member Hagen, adopting a resolution approving a cable television franchise extension agreement. Carried 7-0.

City Administrator Craig Clark requested the Council transfer ownership of the Cook Farm Business Park to the Austin Port Authority. The Port Authority is the development arm of the City and it has been determined that they should be the entity to develop and market the property.

Moved by Council Member Austin, seconded by Council Member Hagen, adopting a resolution transferring the ownership of the Cook Farm Business Park to the Austin Port Authority. Carried 7-0.

Moved by Council Member King, seconded by Council Member Austin, adopting a resolution accepting donations to the City of Austin. Carried 7-0.

Moved by Council Member Austin, seconded by Council Member King, adopting a resolution Granting the Planning and Zoning Department authorization to remove junk and/or illegally stored vehicles at 409 8<sup>th</sup> Avenue SE, Portilla & Garcia Property. Carried.

Moved by Council Member Austin, seconded by Council Member Enright, adopting a resolution Granting the Planning and Zoning Department authorization to remove junk and/or illegally stored vehicles at 506 11<sup>th</sup> Avenue SW, Wendroth Property. Carried.

## REPORTS

Council Member Helle thanked City and County employees that work outside in the winter weather.

Council Member-at-Large Anderson encouraged the public to attend the upcoming Paint the Town Pink events.

Council Member Enright stated she is Plunging for Pink again this year.

City Administrator Craig Clark stated Sara Steinhoff was selected as interim library director.

Parks and Recreation Director Kim Underwood stated there will be Pinko Bingo on Feb 18<sup>th</sup> and the Smashing for Pink demo derby on February 12<sup>th</sup> in connection with Paint the Town Pink.

Moved by Council Member Enright, seconded by Council Member Austin, adjourning the meeting to February 6, 2017. Carried.

Adjourned: 6:15 p.m.

Approved: February 6, 2017

Mayor: \_\_\_\_\_

City Recorder: \_\_\_\_\_