

- D. Michelle Oswald, 916 3rd Avenue SE, objects to development of Gaiter Lake, questioned the two timelines listed in the council packet – worried that the project would be completed too quickly. “Do it right not rush into something”. Could RFP include more information about community comments
- E. Gary Dobberstein resides at 908 11th Avenue SE; he questioned how much of the land is developable as it relates to the land set apart for parks. He did the math on cost of development, cost of the land, times the number of lots to come up with several different price per lot equations. Mr. Dobberstein is against development. He wants development to be delayed another few years until the economy changes.

REQUESTS AND PRESENTATIONS

- 5. None.

CONSENT AGENDA

- 6. D. Added to agenda at item 3: Revise and reissue RFP for the 8th Ave NE (CSAH 13) Reconstruction Project (City Project No. 2024-01)
Councilmember Mansfield questioned the need for crack and seal projects – “does it really make a difference?” City Engineer Willey mentioned there are transportation studies that do show crack and seal will prolong the life of the roadway.
Councilmember Conrath made the motion to approve the consent agenda as amended, seconded by Arndt. Motion carried 6-1. (Mansfield opposed)

ACTION AGENDA

- 7.
 - A. The Public Hearing was opened at 7:27pm
Ordinance 1106, request for vacation of easement.
No public comment.
The Public hearing was closed at 7:27pm
Ordinance 1106: Vacation of Easement in Fox Meadows. Motion to approve Ordinance 1106 request for vacation of easement, made by Ebertowski, seconded by Mansfield. Motion carried 6-0 (Schroeder recused herself)
 - B. Public Hearing opened 7:33pm
Ordinance 1105, request for rezoning (Brakemeier) Vista Villa
Public Comment:
 - (i) Brenda Myron 1405 5th Avenue Court asked that the ordinance contain the conditions as written in the P&Z report. P&Z coordinator Bill Green confirmed the Ordinance would contain the conditions for approval.
 - (ii) Chris Webber 422 3rd Street NE wants to be sure that setbacks and distance between MH stays within fire safety codes. Bill Green mentioned that all new to the park units require a building permit and would be reviewed for public safety and building codes.
 - (iii) Steve Nusbaum of 218 Vista Villa Court. Mr. Nusbaum manages MH Park. Restated the owners plan for updating the MH Park. They have already removed over t5 junked cars. The owners will help owners to finance and upgrade their homes. They are doing their own code enforcement. The houses have gotten wider causing the need to reduce setbacks.
 Public hearing was closed at 7:39pm

Motion made by Conrath, seconded by Schroeder to approve Ordinance 1105 as amended to add the 5 conditions, the rezoning request for a PUD overlay district for the Vista Villa Mobile Home Park
Motion carried 7-0

- C. Motion made by Arndt, seconded by Conrath to adopt Resolution No. 23-11 authorizing the City Manager, or his designee, to award the contract for the City Parking Lot Rehabilitation Project (City Project No. 2023-02) to M&W Blacktopping, LLC. Motion carried 5-2 (Ebertowski & Mansfield vote nay)
- D. Motion made by Schroeder, seconded by Conrath to adopt Resolution 23-12: City Council adopt Resolution No. 23-12 authorizing the City Manager, or his designee, to award the contract for the TH13 Trail Connector Project (City Project No. 2023-06) to D&M Construction. Motion carried 7-0
- E. Motion made by Mansfield, seconded by Schroeder to authorize re-issuing Request for Proposals (RFP) for the Gaiter Lake Development; to include timeline A. Consensus of council is to have the project completed in a timely manner but to do it right. Motion carried 7-0
- F. Motion made by Christiansen, seconded by Ebertowski; If no proposals are received for the Gaiter Lake RFP, that council move forward and accept the Southwest Minnesota Housing Partnership proposal from the 2022 RFP. Motion Failed 1-6 (Christiansen was the only yes vote)

REPORTS

- 8.
 - A. City Manager's Report:
 - i. None
 - B. Commission Reports:
 - i. EDA report: Mayor asked Economic Development Manager Tina Wilson to report; She said there were updates given on various projects, she is heading to the manufacturing site selection forum in April, and we should be receiving the Retail Trade & Lodging analysis next month
 - ii. Arndt reported on the Planning Commission (PC) meeting, reviewed the two ordinance requests voted on earlier this evening. The PC voted on a new chairperson which is Arndt, and the vice chair will be Tom Sexton. No representative to the Historic Preservation Commission (HPC) was voted in because of the lack of commission members (2 empty)
 - iii. Christiansen – questioned will there actually be an open forum on the 5 applications for 2 open seats on the Planning & Zoning Commission? Yes, at the next city council meeting (per Mayor). The band heads out of town next week. He did not make the last Art Center meeting though he knows there are things coming up.


ANNOUNCEMENTS

- 9.
 - A. Councilmember Ebertowski:
 - i. Congratulations to the two reserve police officers, one with a 5 year and one with a 10-year anniversary.
 - B. Councilmember Schroeder:
 - i. Schroeder asked if any of the new trees in the park would be fruit trees. Christiansen will ask the park board that question.
 - C. Mayor Zimmerman


- i. He spoke at the Chamber of Commerce's Farm to City Luncheon, it was nice to recognize the connections between Ag and the local community. Also, he thanked city staff for all that they do to keep the city on track.

ADJOURNMENT

10. There being no further business to be brought before the Council, it was moved by Arndt to adjourn the meeting at 8:27 p.m., seconded by Conrath. Motion carried 7-0.



JULIA HALL
CITY CLERK



RANDY L. ZIMMERMAN
MAYOR