

June 10, 2024
Regular Meeting

Pursuant to due call and notice thereof, a regular meeting of the City Council of the City of Halstad was duly called and held at the Halstad Telephone Company community room in said city on June 10, 2024, at 5:15 p.m.

Mayor Darin Johnson called the regular meeting to order at 5:18 p.m.

The following council members were present: Mayor Darin Johnson, Brandon Mickelson, Gaylord Christianson via Zoom, Peter Jacobson and Donna Scholl. Absent: None. Others in attendance: Jay DeLong, Wayne Tenneson, Adam Camp, Bjorn Solberg, Spencer Christianson, Jodi Lee, Bruce Lee, and City Clerk/Treasurer Alli Tice.

Additions to Agenda – None. Motion to approve agenda by Donna Scholl, seconded by Brandon Mickelson, unanimous vote, motion carried.

Approval of May 13, 2024 Regular Meeting Minutes - Motion to approve minutes as presented by Peter Jacobson, seconded by Donna Scholl, unanimous vote, motion carried.

Public Forum and Correspondence- John and Andrea Nelson submitted a letter to the council stating their concerns with the number of stray cats in town. The council will look into what options there are for dealing with stray cats.

Bjorn Solberg addressed the council about his plans to close off his property next to Hugh's Gardens to thru traffic. Spencer Christianson informed the council about a tractor that is in stock at RDO Equipment that is similar to the one purchased by the city. The tractor in stock has a few more options so the purchase price would be \$2,000 more. The council will continue to wait for the tractor that was previously ordered following the April meeting.

Consent Agenda

Brandon Mickelson moved to approve the consent agenda, Peter Jacobson seconded, unanimous vote, motion carried. The following items were on the consent agenda:

- A. Monthly claims for May 2024
- B. General checking bank reconciliation for May 2024

Wimmer and Sunrise Report-Invoices were submitted for reimbursement through the CERTs grant for \$3,000. Work is still being done on Wimmer #9, otherwise all units are occupied. Sunrise #16/17 is complete except for the cabinet repairs. Sunrise #8 is waiting on cabinets to complete the remodel.

Utilities Report – Park Construction contacted the city about purchasing dirt from the field south of town at the ATV park for the road project in Perley. The price would be \$1-\$2 per yard. The council discussed the installation of a security camera at the LRC that would face the park and park bathrooms as the bathrooms have been vandalized. Motion was made by Gaylord Christianson to approve up to \$500 to install a camera facing the park bathrooms, seconded by Peter Jacobson, Brandon Mickelson abstained, unanimous vote, motion carried.

Unfinished Business:

Blighted and Dangerous Properties- City attorney, Stephen Larson, sent another email on behalf of the city to the property management company for the railroad about their blighted property in the city. Larson also reviewed the city's public nuisance ordinance and suggested that the city update the ordinance for ease of code enforcement. The council would like to talk with Larson about the public nuisance ordinance and a cannabis ordinance at the July meeting. Clerk Tice will ask Larson to attend the July meeting.

Landmark- (Halstad School and Property) – The Landmark Summer Rec program started today with 11 kids enrolled in the program. Donations were received by Shock & Awe, Halstad Lion's Club and Halstad Fire Department Gambling Fund for the Landmark Summer Rec program. Artekte Architects have used all of the pro bono hours offered to the city for the Landmark building. Artekte submitted a quote for additional hours needed to complete the FEMA Saferoom grant. The council would like to wait to make a decision on additional hours until the structural engineering quotes for the two Saferoom locations are received.

RFP for Redevelopment – The deadline was extended to June 30, 2024.

Sale of parcel #28-3382000 –The buyer has torn down the house and cleaned up the property to council satisfaction. A quit claim deed and resolution will be ready for approval at the July city council meeting.

Public Safety Aid – Clerk Tice presented pricing to the council for public safety items such as a radar speed limit sign and an AED for the city office. Motion was made by Donna Scholl to purchase a radar speed limit sign from Treetop Products for \$3,338.85 with the Public Safety Aid funds, seconded by Darin Johnson, unanimous vote, motion carried. Brandon Mickelson made a motion to purchase the AED as presented for the city office using Public Safety Aid funds, Peter Jacobson seconded, unanimous vote, motion carried.

Brady Martz Audit Report – A draft report of the 2023 audit was presented at the May council meeting. No changes were made to the final report. Motion to approve the 2023 City of Halstad Audit Report was made by Gaylord Christianson, seconded by Donna Scholl, unanimous vote, motion carried.

Rezoning Request – Adam Camp addressed the council in May about rezoning his property at 4 3rd Street East from industrial to residential. Camp discussed with the council that instead of rezoning the property, the council could approve a conditional use permit. The council was fine with Camp allowing his property to be used as residential under the current circumstances. No action was taken.

Smart Locks – Clerk Tice received concerns from an individual about moving too quickly with the purchase of the smart locks at the Sunrise Apartments. We will continue with the purchase of the smart locks for the Sunrise Apartment nightly rentals as approved at the May meeting.

New Business:

Zoning Permit – Tom Hemberger submitted a zoning permit for a garden shed at 111 7th Avenue East. There was discussion about the setbacks and the location of the propane tank in relation to the shed. The city staff will try to locate the lot line so placement of the shed can be in compliance with the setbacks. Peter Jacobson moved to approve the zoning permit for a garden shed at 111 7th Avenue East, seconded by Donna Scholl, unanimous vote, motion carried.

Bjorn Solberg-Cull Potatoes – There has been an ongoing issue with cull potatoes being dumped on the garden on the west side of town owned by Bjorn Solberg. There was question about why a public nuisance violation letter was sent to Solberg, but it was explained that the letter was sent in October of 2023 after receiving complaints about the odor from the cull potatoes. Solberg has been in contact with the MN Department of Agriculture and their main concern was about the spread of disease to other potatoes. Solberg has also talked with the MN Pollution Control Agency about the procedure for odor complaints. The MPCA completes a site visit to determine if an odor exists to warrant a violation. Jay DeLong spoke to Solberg about the way he has been handling the cull potatoes this year and DeLong feels that Solberg has been properly handling the cull potatoes. DeLong stated that if Solberg continues with his current practices, there should not be an issue with odor. Solberg stated that there were issues with how the cull potatoes were handled in the past, but he will continue to dig in the potatoes so there is no issue with odor. No action was taken by the council.

Resolution 2024-06-10-Designating an Authorized Representative – USDA RD – USDA requires that an elected official provide signatures on various documents or transfer the signature authority to someone to act on the city's behalf. This resolution designates Lucas Spaeth as the authorized representative for the city for the USDA grant submittal for the drinking water project. Motion was made by Donna Scholl, seconded by Peter Jacobson, unanimous vote, motion carried.

Purchase Offer-Parcel #28-3440000 – The city received an offer to purchase parcel #28-3440000 from Lucas and Jessica Spaeth for \$500. The Spaeth's own the adjacent property and would like to purchase this 25-foot parcel to join with their parcel of land. There was discussion from the council about what the city has sold similar parcels for. The council would like to counter offer the Spaeth's with a purchase price of \$1,000. Motion was made by Brandon Mickelson to approve the sale of parcel #28-3440000 if the counter offer of \$1,000 is accepted, seconded by Peter Jacobson, unanimous vote, motion carried.

Sunrise Shed Purchase Offer – Holy Family Catholic Church submitted an offer to the council to purchase the garden shed at the Sunrise Apartments for \$300. Donna Scholl made a motion to accept the purchase offer, seconded by Peter Jacobson, unanimous vote, motion carried.

Other –

Upcoming events- 2024 Clean up – 06.11.2024 (only one clean up for 2024)

Donna Scholl moved and seconded by Gaylord Christianson to adjourn the meeting at 6:55 pm, vote unanimous, motion carried.

The next Regular meeting of the City Council will be on Monday, July 8, 2024, at 5:15 pm.

Alli Tice / City Clerk-Treasurer