

*Kimball City Council
March 16, 2009 Minutes*

Meeting was called to order by Mayor, Tammy Konz at 7:00 p.m.

Pledge of Allegiance was recited

Roll call: Mayor Tammy Konz, Council members, Joe Krippner, Eric Loewen, DuWayne Orbeck and Chris Jansky present.

Others present: Randy Sabart, Rhonda Pagel, Jean Matua, Jim and Kathy Burchum, Doug and Joyce Quast, Mike Trossen, Mary Johnson, Carol Newman, Matt Knaus, Chad Johnson and Tammy Weege.

Joe Krippner made a motion to accept the minutes from the March 2, 2009 Council meeting, seconded by Chris Jansky, motion carried.

Chris Jansky made a motion to pay the claims, seconded by DuWayne Orbeck, motion carried.

DuWayne Orbeck made a motion to approve the following consent agenda, seconded by Joe Krippner, motion carried.

- Order past due utility accounts shut off

City Attorney Rhonda Pagel addressed the Magnus Johnson / Linden Avenue Project. She advised the Council to pursue legal action declaring Kuechle Underground in default. All parties agree on moving forward and agree entering into a tolling agreement. Rhonda submitted a DRAFT resolution to the Council. A councilmember questioned the cost of taking action, Rhonda Pagel said it's difficult to estimate and exact cost. A councilmember questioned whether testing would be done on the concrete. Randy Sabart with SEH reported to the Council that original testing was performed when the concrete was laid. Air tests were performed and material met requirements. Rhonda said the city's only option is to file against Kuechle Underground, as they were the contractor. Eric Loewen made a motion to adopt a resolution (see attached) declaring Kuechle in default and authorizing the City Attorney to prepare and negotiate tolling agreement, seconded by Chris Jansky, all in favor, motion carried.

Jim and Kathy Burchum, Doug and Joyce Quast and Mike Trossen addressed the Council with their plans to add 20 assisted living apartments, medical clinic and pharmacy to Heritage House in Kimball. The Heritage House currently houses 18 residents, it has been full for the last 2 years and there is a waiting list for more residents. Jim Burcham said they are exploring a Community Service Grant and they're asking for support from the City. They would also like consideration for entering into a 15 year TIF Agreement with the City.

Mike Trossen, Heritage House architect, presented the plans to the Council. He said they are looking to build off the north side of the existing building on approximately 2.2 acres. There will be 26 units for housing and approximately 2,700 square feet for the clinic.

Matt Knaus approached the Council with requests of using the volleyball court on Thursday evenings. There was a concern regarding garbage clean up, Matt said they would be sure to clean up after they were done. The City office was asked to look into the insurance liability

The Kimball Area Historical Society was asked to attend the City Council meeting to see where the plans are regarding Phase 4 of the renovation for City Hall. Mary Johnson and Carol Newman reported on the progress of lighting. They spoke with the electrician and he's looking at installing fluorescent lighting suspended from ceiling with a small cable. The lighting would be approximately 20% from light to ceiling and 80% from light to floor. City Hall and the Library will be painted at the same time the Historical Society is working on getting bids for painting. The Council would like to see the Historical Society explore something other than paneling for the walls.

Chad Johnson reported on the following

- The water hydrants on Hazel Avenue need to be checked (taken apart) this spring/summer
- He reported that Stearns County is planning on chip sealing Hazel Avenue
- He wanted to know if the Council had any plans to do any road work. The Council gave Chad the okay to get bids for chip sealing some roads
- The Department of Agriculture will be stopping in the week of March 23rd
- Painting of the water tower was discussed

Rhonda Pagel discussed the Verizon water tower lease. There has been no further news from Verizon since the last meeting.

Employee handbook was discussed. The City Attorney had a chance to look it over and the handbook will be brought to the next meeting.

St. John's Lutheran church building was discussed.

The Arnold building was discussed.

Truth and taxation meeting was discussed. A councilmember requested comparable sales for the year end. TNT meeting will be held April 7th at 6:30 p.m. at City Hall.

DuWayne Orbeck made a motion to adjourn at 9:45 p.m., seconded by Joe Krippner, motion carried.