

GLENCOE CITY COUNCIL MEETING MINUTES
DECEMBER 5, 2011
7:00 P.M.

Mayor Wilson called to order the regular meeting of the City Council at approximately 7:00 p.m. Members present: Gary Ziemer, Lori Adamietz, Dan Perschau, Greg Copas and John Schrupp. Also in attendance: City Administrator Mark Larson, City Attorney Jody Winters, Public Works Director Gary Schreifels, Park Superintendent Mike Drew and Chamber President Dan Ehrke.

PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

CONSENT AGENDA

Councilor Ziemer motioned to approve the consent agenda as presented with Councilor Copas seconding the motion. All members voted in favor. Motion carried.

- A. Approve the minutes of the regular meeting of November 21, 2011.
- B. Approve the following building permits:

- 1. Brad Werth, 1416 Ford Ave N; Remodel, Windows
- 2. Terrence Ide, 1605 Loudon Ave N; Window Replacement
- 3. James Hueser, 1804 Judd Ave N; Re-side, Window Replacement
- 4. Jose Alvarado, 522 7th St E; Mechanical Permit
- 5. Mark Schmitz, 1517 14th St E; Re-roof
- 6. Donna Meyer, 605 Chandler Ave N; Re-roof
- 7. Isauro Guerrero, 1212 15th St E; Re-roof
- 8. Builders Choice, 1120 DeSoto Ave N; Roof Repair

- C. Approve the following licenses:

- 1. Pamida Stores Operating Co, LLC, 3225 10th St E; 3.2 Off Sale Liquor License Renewal
- 2. Taqueria del Buen Pastor, 1128 Hennepin Ave N; 3.2 On Sale and Sunday Liquor License

PUBLIC HEARINGS:

- A. TRUTH IN TAXATION PUBLIC HEARING, 7:05 P.M.

City Administrator Mark Larson showed a video from the County website regarding property taxes and the changes in the calculation of the taxes.

He then presented history of the LGA and Market Value Credits, 2012 General Fund Revenues and Expenditures and proposed 2012 Capital Expenditures. Also

presented, the vehicle schedule to show that the average age of the city vehicles is 11.5 years.

Councilor Schrupp commented on CSAH 33 trail costs and his calculations for the 2010-2011 season.

Mayor Wilson opened the public hearing. Commenting on property taxes and increases was David Schmitz. No other public input was given. Councilor Adamietz motioned to close the public hearing. Councilor Perschau seconded the motion. All members present voted in favor. Motion carried.

The 2012 proposed tax levy was reviewed and what actions were necessary to keep the tax rate at the same level as 2011.

Councilor Ziemer motioned with a second by Copas to have a Finance Committee meeting on December 15th at 4:00 to further review the budget and levy proposals and to discuss trail costs for CSAH 33 trail. All members voted in favor. Motion carried.

BIDS AND QUOTES: NONE SCHEDULED

REQUESTS TO BE HEARD:

A. ECONOMIC DEVELOPMENT REQUEST

Chamber President Dan Ehrke detailed the recommendation of the Economic Development Committee on the request of Mark Johnson for business assistance. A five year tax abatement was recommended for the recently purchased and redeveloped property at 920 10th Street East. The property tax relief requested by Mark Johnson will allow him to offer a lower than market lease rate to Nick Johnson during his first five years of business. The abatement is on the City of Glencoe's portion for the increase in property taxes which would be approximately \$855.54 per year for five years.

This project meets the requirements for granting the tax abatement by increasing the tax base, providing employment opportunities, and redeveloping a blighted property. The EDC recommended that a public hearing be set for Monday, December 19, 2011 for the City Council to consider granting the abatement for 920 10th Street East.

Councilor Copas motioned to set the public hearing to grant abatements for the property at 920 10th Street East and the Nokes property at 821 11th Street East for 7:15 p.m. on December 19, 2011. Councilor Perschau seconded the motion with all members voting in favor.

B. DECERTIFY TAX INCREMENT DISTRICT 13 – DEC. 31, 2011

City Administrator Mark Larson recommended decertification of Tax Increment District 13 effective December 31, 2011. The district was established in 1998 for the Kestrel Park Townhomes. All payments have been made to Kestrel

Development per the tax increment agreement. The balance of the funds will be sent to McLeod County for redistribution to the other taxing jurisdictions.

Councilor Perschau made the motion and introduced the following resolution:

RESOLUTION NO.
RESOLUTION DECERTIFYING TAX INCREMENT DISTRICT #13
Decertified in August, 2011

Councilor Adamietz seconded the motion and upon a roll call vote all members voted in favor. Whereupon said resolution was adopted and approved.

C. DONATION OF PROPERTY AT 1524 12TH ST E

Wells Fargo is proposing to donate the foreclosed property at 1524 12th Street East to the City of Glencoe. The property is in disrepair and will need some work to make it habitable. City Attorney Long has reviewed the Donation Agreement. All taxes have been paid for 2012 and the valuation is currently at \$131,200. Public Works Director Schreifels informed the council of I & I issues with the property.

Options for the property were discussed. Possibilities include repair and resale or just sell as is.

Discussion led to Councilor Copas making a motion to accept the donation of the property. Councilor Perschau seconded the motion with all members voting in favor. Motion carried.

D. WATER LINE INSURANCE

City Administrator Mark Larson shared with the council a letter received by Glencoe residents regarding water line insurance. The City of Glencoe currently charges the residents \$1.50 monthly for replacement of residential water lines if they break. This insurance is not needed by our residents.

ITEMS FOR DISCUSSION: None Scheduled

ROUTINE BUSINESS:

A. PROJECT UPDATES

Public Works Director Schreifels informed the council that Well #1 blew a motor and it was repaired.

B. ECONOMIC DEVELOPMENT: Nothing further.

C. PUBLIC INPUT: None

D. REPORTS: None

E. CITY BILLS

Councilor Perschau motioned to approve payment of the city bills. Councilor Schrupp seconded the motion. All voted in favor. Motion carried.

F. ADJOURN

Councilor Adamietz motioned to adjourn the meeting. Councilor Perschau seconded the motion with all members voting in favor. Motion carried.

Mark D. Larson
City Administrator

ATTEST:

Randal Wilson
Mayor