

APPROVED MINUTES
WATKINS CITY COUNCIL
THURSDAY, MARCH 10, 2022

Mayor Rowan called the regular meeting to order at 7:16 p.m. at City Hall.

MEMBERS PRESENT: Mayor Chris Rowan, Tootz Tschumperlin, Brenda Carlson

MEMBERS ABSENT: Marc Wirz, Sue Unterberger

Others: Public Works Director Steve Geislinger, Kent Louwagie, Jody Bauer, Duane Peterson, Deputy Sandstrom, Jeff Hilsgen, Jason Hemp, Tony Faber, Clerk Deb Kramer

Mayor Rowan added the Lions Club gambling permit and liquor license request to the agenda.

MOTION BY CARLSON TO APPROVE THE AGENDA WITH AMENDMENTS, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

MOTION BY TSCHUMPERLIN TO APPROVE THE CONSENT AGENDA, SECONDED BY CARLSON. MOTION CARRIED.

Items on the Consent Agenda were minutes of February 10th regular meeting and February 24th special meeting, February financial report, and delinquent water bills for shut off.

Public Forum – none

MOTION BY TSCHUMPERLIN TO APPROVE PAYMENT OF THE AMBULANCE SERVICE BILLS AS PRESENTED, SECONDED BY CARLSON. MOTION CARRIED.

MOTION BY CARLSON TO APPROVE THE 2022 AMBULANCE SERVICE OFFICERS, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

2022 officers: Chief Jeff Hilsgen, Assistant Chief Bonnie Holthaus, Secretary Heidi Donnay, Treasurer Jody Bauer, Training officer Julie Hilsgen. Relief Association officers: Pam Loch and Teresa Carlson.

The 2021 audit report was not finalized in time for the meeting. This will be moved to the April agenda.

Adam Jade Ventures submitted an application for a Conditional Use Permit to operate an assisted living facility at 341 4th St N. The planning commission held a public hearing March 7th. Those in attendance addressed concerns about the use of the property. Jason Hemp of Adam Jade Ventures confirmed at the hearing that the use would be assisted living for the elderly, disabled and dementia care. They are not in the drug rehab business. Those present at the hearing were not opposed to the property being used for an assisted living facility.

MOTION BY CARLSON TO APPROVE THE CONDITIONAL USE PERMIT AT 341 4TH STREET NORTH, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

Tony Faber was present to discuss an easement at his commercial property. Tony plans to have a solar array installed on the south side of Faber Building. After the permit was issued, Public Works Director Geislinger advised Clerk Kramer there were water and sewer mains that came from the west and extend through Faber's property on the south side. The solar array was relocated further south than originally planned to be clear of the mains. Tony noted he was looking to add a building on the south part also. Carlson asked if the mains should be replaced and relocated if they are forty years old. Tony noted he wasn't here to change anything. He just wanted to get it straightened out and find out who would be responsible for repairs, etc. Tony noted an easement was fine but he doesn't want to give up a lot of land. Tony asked who would be responsible to repair and restore. Geislinger noted the city would be responsible. Geislinger suggested a 30-foot easement – 10' on either side and 10' in between the water and sewer mains. Geislinger noted the right thing to do would be to locate the pipes first. Geislinger noted a typical easement would be 10' on either side of the pipe. The city doesn't have any plans now to replace the mains. It was noted there is drain tile that runs back there as well. Council agreed the city needs to find out more information on the location and depth of the mains before proceeding. Tony was advised he should be safe to move ahead with the solar array installation.

MOTION BY TSCHUMPERLIN TO ACCEPT THE SHERIFF'S REPORT, SECONDED BY CARLSON. MOTION CARRIED.

2022 pool season – Most of last season's staff should be returning. There may be a change in management staff. Ads were run the last 3 weeks in area papers for lifeguards and water safety instructors (WSI) offering paid training. There were no responses to the ads. Council agreed that, due to lack of WSI's and being mid-March already, the city would not be able to offer swimming lessons again this year. Carlson noted that she had some recommended changes to the pool policy manual and she would pass those on. Council will review fees for private parties next month.

MOTION BY CARLSON TO FORGO SWIMMING LESSONS DUE TO LACK OF WSI'S, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

Mobile home park follow-up – Mn Dept. of Health (MDH) has been in contact with the owner regarding removal of homes. They are awaiting a response for a more definitive time for the correction of violations. The owner did inform the city today that violation notices (from the park) for lot clean up are going out this weekend. They are using Soft Touch Demolition to demo the homes and he should be ready to go as soon as weight restrictions go off. They are working on financing that should allow them to move very quickly on the homes and he will keep the city posted. Once the financing is approved, he stated he would sign something stating specific time frames. Carlson suggested the city respond advising him the city will be looking for demolition to be done as soon as road restrictions go off.

The material quote from Faber Building for the hitting facility at the baseball park was \$99,635 with all options. Last month the council approved to provide some financing for the building but a quote was not readily available. Council agreed to a \$65,000 loan at 3% interest for 5 years.

MOTION BY CARLSON TO APPROVE THE FABER BUILDING QUOTE AS SUBMITTED, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

Small Cities Development Program grant – Mayor Rowan noted UCAP was at the last planning commission meeting and it was very informative. The EDA board would like to discuss the program further at their April meeting. Council tabled the matter until next month.

Council reviewed a vacation rental ordinance to regulate short term home rentals in the city. This will be discussed at the April council meeting with possible adoption.

MOTION BY CARLSON TO ADOPT RESOLUTION 2022-10, RESOLUTION REESTABLISHING PRECINCTS AND POLLING PLACES, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

The Lions Club requested a temporary on-sale liquor license and an off-site gambling permit for a purse bingo event at St. Anthony Parish Center on May 7th.

MOTION BY TSCHUMPERLIN TO APPROVE THE ON-SALE TEMPORARY LIQUOR LICENSE REQUEST, SECONDED BY CARLSON. MOTION CARRIED.

MOTION BY CARSLON TO ADOPT RESOLUTION NO. 2022-11, RESOLUTION APPROVING OFF-SITE GAMBLING, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

MOTION BY TSCHUMPERLIN TO APPROVE A 3.2 MALT LIQUOR ON-SALE LICENSE FOR WATKINS BASEBALL AND WATKINS SOFTBALL ASSOCIATIONS, SECONDED BY CARSLON. MOTION CARRIED.

MOTION BY TSCHUMPERLIN TO APPROVE KEEKS CONSUMPTION AND DISPLAY PERMIT RENEWAL, SECONDED BY CARLSON. MOTION CARRIED.

Planning Commission update – The snowmobile club would like to add a lean-to on the baseball hitting facility to store its groomer. The commission advised the club they would need to get the school district's approval and if approved, apply for a variance since the hitting facility was already approved for a variance. A company that works with Dollar General stores contacted the city about land for a building. The commission didn't feel this would be good for the community's existing businesses. There are stores in Eden Valley and Kimball. Council agreed with the commission and was not interested.

MOTION BY CARLSON TO APPOINT SARAH KRONE AS DEPUTY CLERK, SECONDED BY TSCHUMPERLIN. MOTION CARRIED.

The annual Board of Appeal and Equalization meeting will be Thursday, April 7th at 6:30 p.m. at City Hall.

Geislinger updated council on the Twins Fields for Kids grant program. They will try to find out how much grant money is available for the June round. If there is a lot of funding still available, they will try to submit, otherwise they will wait until next March to submit an application. The application would probably be for dugouts and fence repair.

Geislinger noted Xcel Energy's pole replacement project will probably start next week.

MOTION BY TSCHUMPERLIN TO APPROVE PAYMENT OF THE BILLS AS PRESENTED, SECONDED BY CARLSON. MOTION CARRIED.

Next regular meeting will be Thursday, April 14th at 7 p.m.

MOTION TO ADJOURN BY TSCHUMPERLIN, SECONDED BY CARLSON. MOTION CARRIED.

Adjourned at 8:26 p.m.

Submitted by

Deb Kramer
Clerk

ATTEST:

Chris Rowan
Mayor