

MINUTES:

The Wells City Council held their first meeting of the month on Monday, June 13, 2005 in the Council Chambers at 5:00 p.m. Mayor David Jacobson presided with Councilmen Stephen Burns, Jack Carroll, Ron Gains and Scott Linde present. Also present were City Administrator Ronda Allis and Reporter Laurie Bonsack. Stacie Whiteside was present for the Audit presentation. The "Pledge of Allegiance" was said by all present.

Kyle Meyers with the Auditing firm of Abdo, Eick and Meyers presented the cities 2004 Annual Audit. A complete copy of this audit is on file at City Hall.

Byron Jost with Pettipiece and Associated presented information on the Small Cities Development Grant (SCDG). Mayor Jacobson excused himself from this discussion and turned the meeting over to Acting Mayor Ron Gains. Mayor Jacobson left the room. Byron discussed the various forms that the council needed to approve in order to continue the SCDG program. The following items were approved:

*Motion by Burns, second by Carroll and carried approved Resolution No. 2005-07, A Resolution Establishing Policies and Procedures for the Administration of Loans for the Wells Housing Rehabilitation Program.

*Motion by Carroll, second by Linde and carried to approve the Program Income Policy.

*The Residential Anti-Displacement and Relocation Assistance Plan for the City of Wells was passed on a motion by Carroll, second by Burns and carried.

*Burns made a motion and Carroll seconded the motion to approve the Adopted Fair Housing Policy. The motion carried.

Mayor Jacobson returned to the meeting.

The next item discussed by the council was a request by Becky Meyer to use the cities compost site for ATV instructional classes. Ronda with research insurance requirements for the League of MN Cities and bring this item back to the next council meeting.

Next the council reviewed a request from Life Style for alley improvements behind the Broadway Apartment building. Ronda will notify Rick La Vallie to put together a proposal and costs, which will be presented to council at the next meeting.

The council also discussed the request to sell the lot across from the telephone office. The council would like to take some time and monitor the usage of this lot. There were concerns that we would be eliminating too many parking spots for individuals who use the community center. There was further discussion regarding the need for more lots for future residential development.

Minutes from the May 23rd Council Meeting were reviewed and approved as presented with a motion by Burns, second by Carroll and carried.

The bills were received next. Motion by Gaines, second by Carroll and carried approved paying all the bills totaling \$506,904.59. The Balances and Receipts and Revenues and Expenditures were also approved on a motion by Gaines, second by Linde and carried.

Twenty-eight Building Permits were brought to the to the council for approval. Motion by Linde, second by Burns and carried approved the Building Permits for May.

Departmental Reports submitted at this meeting consisted of the following: Public Works, Community Development, Police and Library. Motion by Carroll, second by Linde and carried approved all the Departmental Reports as listed.

Miscellaneous Reports were also submitted from the Community Center, Liquor Store, quarterly building report, library automation, and employee comp time and overtime. Motion by Gaines, second by Linde and carried approved the Miscellaneous Reports as submitted.

Commission and Committee Reports were the next item on the agenda. The Street and Sewer Committee minutes had a few items that required council action. The resignation of Jim Lorenz from the Recycling Center was approved upon a motion by Linde, second by Burns and carried. Three new hires at the Recycling Center (George Miller, John Simonson, and Casandra Hawkinson) were approved on a motion by Burns, second by Gaines and carried. The Street Committee also recommended additional seal coating projects for 2005. This recommendation was approved on a motion by Carroll, second by Burns and carried. A motion by Gaines, second by Linde and carried approved the Street and sewer Committee Meeting minutes as presented.

The remaining Commission and Committee Reports, including Wells Public Utilities, Board of Adjustment and Appeals and the Housing and Redevelopment Authority, were approved on a motion by Linde, second by Burns and carried.

Gary Robbins submitted the Liaison officer report for the 2004-2005 school year. This report was approved on a motion by Linde, second by Burns and carried.

Police Chief Rick Herman submitted a training request for himself and Liaison Officer Gary Robbins. The training will cover how to handle a crisis' in the school (specifically the Rocori High School shooting). The training request was approved on a motion by Carroll, second by Gaines and carried.

Theatre Manager Michael Milks submitted a request to hire Paul Herman as a projectionist and Allison Korn and Casandra Hawkinson as concession workers. This hiring request as approved on a motion by Burns second by Carroll and carried.

The following items were in the packet for informational purposes only: summary of the spring citywide cleanup, notification that Faribault County hired Gayle Jones as the new EDA director, an article regarding the Wells Depot and a notice from Mediacom.

Old Business: Ronda provided the council with a cost comparison on the community center energy retrofit. With almost one full month on the new system, the city saved approximately \$435.00 compared with the same period of time last year. Ronda will continue to monitor the savings at the community center.

Public Comment: None.

Administrator's Report: Ronda distributed an updated copy of the 2005 Street Improvement Projects to the council members. Bill Sayre, Bolton and Menk, updated the report and incorporated findings from the recent televising of the sewer system. Ronda also updated the council on the status of the Gerald Swehla property. An update of Deb Redman's condition was also provided to the council. Deb's surgery went well and we hope to have her back half days as of the week of June 27, 2005.

Councilmember Gaines reminded the group that he will be absent for the next council meetings.

Councilmember Linde asked if the council still met twice a month during the summer. It was the consensus of the council that they would rather meet twice and have shorter meetings, then have one really long meeting. We will continue with the two meetings per month during the summer.

Councilmember Burns passed along positive comments he had received regarding the delivery of gravel to 10th Avenue SW and the alley behind Food N Fuel. Rick's staff did a great job handling these two areas

Councilmember Carroll had received complaints on the mowing contract. He had pictures of grass clippings that had not been picked up and pictures of the airport half mowed. The council discussed the conditions under which the contractor has worked (high number of rainy days) as well as the newness of the contract. Some bumps will need to be worked out, but overall the council felt that things were going well.

The next scheduled council meeting is set for Monday, June 27, 2005.

With no further business to discuss, Mayor Jacobson adjourned the meeting.

Ronda C Allis, City Administrator