

**MINUTES  
CITY OF LONSDALE  
CITY COUNCIL MEETING  
MARCH 12, 2015**

**1. CALL TO ORDER**

Mayor Rud called a meeting of the Lonsdale City Council to order at 7:00 p.m. in the City Council Chambers, 415 Central Street West.

**2. PLEDGE OF ALLEGIANCE**

Everyone stood and recited the pledge of allegiance.

**3. ROLL CALL**

Members Present: Daleiden, Kodada, Rud, Furrer, and Pelava

Members Absent: None

City Staff Present: City Administrator Joel Erickson, City Planner Benjamin Baker,  
Public Works Director Russ Vlasak, City Engineer Kevin Kawlewski

**4. APPROVAL OF AGENDA**

Mayor Rud asked if there were any additions, deletions or corrections to the agenda.

A motion was made by Palava seconded by Furrer to approve the agenda as presented. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

**5. APPROVAL OF MINUTES**

None

**6. PUBLIC HEARINGS**

**7. PRESENTATION OF CITIZEN PETITIONS AND COMMENTS**

None

**8. APPROVAL OF THE CONSENT AGENDA**

None

**9. OLD BUSINESS**

None

## 10. NEW BUSINESS

- a. Consider Approval of Application for Payment No. 8 in the Amount of \$89,328.27 to Heselton Construction for the Lonsdale Business Park – Josh Pope, I & S Group  
Nick Engle, of I & S Group, provided the Council with a narrative of Lonsdale Business Park Payment Request No. 8 to review. The narrative showed construction line items that still need to be completed or corrected, with an engineer's estimate of \$10,015.74. Engle said that per the agreement, 200% of the engineer's estimate shall be held in retainage, which amounts to \$20,031.48. He noted that a performance bond will also be held for 2 years. He mentioned that the silt fence and other items should be completed in May. Kodada stated that the dead trees need to be replaced this spring. Pelava asked about the Trondhjem Church light pole. Engle said the issue has been resolved.

A motion was made by Daleiden seconded by Kodada to approve an application for Payment No. 8 in the amount of \$89,328.27 to Heselton Construction for the Lonsdale Business Park. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

Vlasak arrives at the meeting.

- b. Consider Approval of Resolution 2015-13, a Resolution Approving Parcels for Public Auction – Joel Erickson, City Administrator  
Erickson stated that the City has been provided notice by Rice County that 8 parcels located in RayAnn Acres, formerly owned by Country Joe, Inc., have been forfeited to the State of Minnesota for non-payment of property taxes. He said that each lot has approximately \$591.25 worth of assessment due, for unpaid City mowing work. He said that the City has 60 days to inform the County if the lots should be: 1) conveyed to the City, 2) auctioned to adjacent owners, or 3) go to public auction. Erickson said that the City has found no public uses for the 8 forfeited lots. He explained how the lots will be advertised. He said that anyone can bid on the lots. Erickson noted that assessments will be paid with the sale of the lot.

A motion was made by Kodada seconded by Furrer to approve Resolution 2015-13, a Resolution approving parcels for public auction. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

- c. Consider Approval of Resolution 2015-14, a Resolution Approving a Conditional Use Permit Submitted by Steven Vosejka for Construction of a ~10,000 sq. ft. Building at the Lonsdale Feed Mill, 209 Ash Street NW – Ben Baker, City Planner  
Baker read through the Staff Report, which provided details on the following information: 1) property location, 2) owner/applicant, 3) engineer/building, 4) request, 5) current zoning and land use plan, 6) existing uses and conditions, 7) proposed use and site improvements, 8) utilities, 9) site plan survey, and 10) colored building elevations. Baker also went through Resolution 2015-14 and CUP No. 2015-01. Baker noted that no written or verbal comments were received at the public hearing. The Council reviewed the presented information, site plan, and building elevations. Baker said that the Planning Commission reviewed the request at their February 19, 2015 meeting, and

recommend approval of the Conditional Use Permit contingent upon conditions listed in the Staff report. Applicant Steve Vosejпка provided a brief history on the feed mill property. He said that CHS COOP, a farmers union, previously owned the feed mill. Rud and Pelava noted that everyone seems to be in favor of the project.

A motion was made by Kodada seconded by Pelava to approve of Resolution 2015-14, a resolution approving a Conditional Use Permit (CUP 2015-01) submitted by Steven Vosejпка for construction of a ~10,000 sq. ft. building at the Lonsdale Feed Mill, 209 Ash Street NW. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

d. Consider Approval to Contribute \$2,000.00 to the TCU - Lonsdale Elementary Green Team for Improvements to the School Grounds & Nature Center – Ben Baker, City Planner & Adam Larson, TCU Green Team Coordinator

Green Team Coordinator Adam Larson thanked the City for partnering with the Lonsdale Elementary Green Team last year. He said that through much fundraising efforts and hard work, the school grounds now hosts a new 120 ft. rain garden and butterfly garden. He noted that the teachers are using the gardens and rain barrels to teach students about water conservation, water quality, and water runoff. He said that the Green Team is working to provide outdoor education experiences for the students. He said that over the next few years, the Green Team will be striving to get a commercial-grade weather station, indoor climbing wall, snow shoes, a kiln for the art department, and start a recycling program. He said that the Green Team is currently planning a Spring Carnival fundraising event, and he asked the Council to consider a contribution to the Green Team.

Rud said that the Green Team, along with students, parents, and other community volunteers have all joined together and done a fantastic job at the school site, and he said that he is really impressed. Larson said that the Green Team is also excited to be working with Pheasants Forever to establish a wild flower/grass field on the northwest side of the school grounds. He mentioned that the students will also be visiting the newly renovated 3-R Landmark School. Rud said that the Green Team is really doing a good job. Kodada mentioned that the Green Team may want to apply for the Waste Management Green Team program to raise funds for their projects.

A motion was made by Kodada seconded by Daleiden to approve a contribution of \$2,000.00 to the TCU - Lonsdale Elementary Green Team for improvements to the school grounds and nature center. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

e. Consider Approval of Ordinance 2015-262, an Ordinance Amending City Code §153.074, Updating Regulations for Single-Family Dwellings – Ben Baker, City Planner  
Baker read through Ordinance 2015-262. He explained that in the aftermath of the real estate downturn beginning in 2007, developers have disappeared and that homeowners associations were never created or have been discontinued, thus there is little or no architectural review of new homes prior to seeking a building permit. He said that residents have complained to the City about the lack of enforcement of architectural

standards, which the City cannot legally enforce. Baker noted that the City has also received inquiries from prospective residential lot buyers, asking if construction of lower-valued homes is permitted in the newer residential subdivisions, because neighborhood covenants were not being enforced.

Baker stated that the Planning Commission found that current City regulations pertaining to design standards for single-family homes were deficient, and additionally found that the lack of enforcement of design standards may encourage construction of smaller and less attractive homes, therefore, affecting the property values of existing homes and neighborhoods. Baker said that the Planning Commission created the proposed ordinance to address minimum design standards to help protect property/home values and to protect the original neighborhood design of the subdivisions developers promised to the City and for which the City granted approval. Pelava said that the Planning Commission tried to be fair on consistent when creating the proposed ordinance. He said that the Planning Commission recommended approval of the Ordinance 2015-262 at their meeting on January 15<sup>th</sup>.

A motion was made by Palava seconded by Furrer to approve Ordinance 2015-262, an ordinance amending City Code §153.074, updating regulations for Single-Family Dwellings. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

f. Consider Approval of Resolution 2015-15, a Resolution Accepting a Bid for the Lonsdale Veteran's Memorial Project – Ben Baker, City Planner

Baker provided an update on the Veterans Memorial Project, including an overview on fundraising and timelines. He said that on January 29<sup>th</sup>, the Council authorized Staff to advertise and solicit bids. Baker said that seven local contractors were specifically notified about the project and bid request. However, Baker said that only one quote was received from Common Grounds Lawn & Landscape, Inc., similar to the 2014 Main Street Plaza Project. He stated that the City was very satisfied with Common Grounds' work on the Plaza, and he said that they will do an excellent job on the Veterans Memorial too. Baker went through the bid sheet and alternate bid options. He mentioned that Common Grounds, if awarded the project, will provide lawn and landscape care/maintenance for both the Main Street Plaza and Veterans Memorial for 2015 and 2016 free-of-charge, an estimated donation of \$1,000.00. Baker provided the Council with potential savings items and potential donations that may come in. Baker stated that at their meeting on March 11<sup>th</sup>, the Lonsdale Veterans Memorial Task Force recommended approval of the bid by Common Grounds Lawn and Landscape.

Some of the members of the Veterans Memorial Task Force were present at the meeting, including Harold Vosejka, Daryl Rieck, Ben Sticha, and John Duban. The Task Force members laid out a full-sized plywood model of the base of the center monument on the floor in front of the Council table. Rud thanked the Task Force, and he said that the Memorial will be a terrific amenity to the Lonsdale area. There was brief discussion about when a dedication date may be scheduled. The Task Force members announced a few different fundraising events that were coming up in March. Baker noted that all the

central area pavers (108) are currently sold. The Council agreed that the new Veterans Memorial will be a great project to honor the local veterans and help beautify the downtown.

A motion was made by Daleiden seconded by Pelava to approve Resolution 2015-15, a resolution accepting a bid for the Lonsdale Veteran's Memorial Project. Vote for: Daleiden, Rud, Furrer, and Pelava. Vote against: None. Abstained: Kodada. Vote: 4-0-1. Motion carried.

Kevin Malecha, Common Grounds, shook the hands of each Council member and thanked them for accepting his quote. He said that he is a veteran himself, and he said that the project will be a great tribute to the veterans. There was some brief discussion concerning bollard lighting in the project.

## 11. OTHER BUSINESS

### a. Department Reports

Vlasak stated that spring road restrictions are now on. Erickson said that City Staff will figure out exactly how road restrictions will be enforced this year.

Kawlewski said that a Linking Lonsdale Trail Project pre-construction meeting has been set up with the contractor, Timm's Trucking, for March 19<sup>th</sup>.

Erickson provided an update on the Water Tower Rehab Project. He said that the project will be completed by June 1<sup>st</sup>. Erickson and Vlasak explained that T-Moible and the SCADA System will be setup on a temporary tower.

Baker stated that there will be a Safe Routes to School meeting on Mach 16<sup>th</sup> and an Arbor Day meeting on March 17<sup>th</sup>.

### b. Council Reports

#### *Council Member Daleiden*

Daleiden stated that "Vine & Steins", a wine and beer tasting fundraising event sponsored by Lonsdale Liquor, was currently being held at the American Legion building from 6:30 – 8:30 pm. He said that proceeds would go towards the TCU Post Prom.

#### *Council Member Kodada*

Kodada provided a recap of the March 10<sup>th</sup> Park Board meeting, including discussion on a fishing pier, Green Team applications, the Linking Lonsdale Project, DNR grant opportunities, and a potential community survey.

#### *Council Member Furrer*

Furrer said that the Library Board and EDA will be meeting next week.

*Council Member Pelava*

Pelava stated that the Planning Commission meeting will be held next week.

*Mayor Rud*

Mayor Rud thanked all the advisory boards for their help and service to the community. He announced that the annual fireworks fish fry fundraising event will be held on March 27<sup>th</sup>. He thanked the Chamber of Commerce for hosting the 2015 Showcase event on March 7<sup>th</sup>. He promoted the local food shelf organizations, and he said that the City really appreciates all the volunteers and their good work in the community. He said that Arbor Day will be coming up in late April.

**12. ADJOURNMENT**

A motion was made by Kodada and seconded by Pelava to adjourn the meeting. Vote for: Daleiden, Kodada, Rud, Furrer, and Pelava. Against: None Vote 5-0. Motion carried. The meeting ended at 8:10 pm.

Respectfully Submitted:

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Joel A. Erickson, City Administrator