

**REGULAR CITY COUNCIL MEETING MINUTES
APRIL 10, 2023**

1. Call to Order and Pledge of Allegiance: 7:00 p.m. Council Chambers

- Acting Mayor Sebring called the Cokato City Council to order Monday, April 10, 2023 at 7:00 p.m. in the council chambers. Members present were Acting Mayor Sebring, Council Members Martinson, and Wilson and Mayor Harju by phone. Also present were members of the Public and Staff.

2. Approval of Agenda

- Councilmember Martinson added items 5g Kwik Trip Liquor License, 5h Loitering Ordinance, 5l Annexation of the holding pond, 5j Signage on Broadway.
- **Motion** to approve agenda along with additions by Wilson, seconded by Erickson; all voted aye.

3. Public Forum

- None.

4. Consent Agenda Items

a. Approval of Minutes from March 3, 2023 and March 13, 2023 City Council Meeting

b. Sheriff's Report

c. Resolution 2023-12 Liquor License – DoubleShot

d. Resolution 2023-13 Brad Hendrickson – Ambulance Driver

e. Resolution 2023-14 Donation to City of Cokato

- Items 4c and 4d pulled by councilmember Martinson for further discussion.
- **Motion** by Wilson to approve the consent agenda items 4a, 4b, and 4e, seconded by Erickson; all voted aye.
- Councilmember Martinson stated that we have five liquor licenses already in the city and he doesn't know why we would need a fifth one. Erickson said that currently only two of the liquor licenses are for on-sale. According to the current City Ordinance 110.06 the number of on-sale intoxicating liquor licenses is limited to five. Acting Mayor Sebring stated that he believes that the Bait and Hook, Iron Horse, and Double Shot all attract different demographics of people. Double Shot owner Lori Heinz clarified that the liquor license would be used for mimosas and bloody mary drinks right now. The Double Shot is currently open for only breakfast and lunch hours. Councilmember Wilson recommended that council approve the license and reevaluate in a year.
- **Motion** by Wilson to approve the consent agenda item 4c Resolution 2023-12 Double Shot Liquor License and to reevaluate in a year, seconded by Sebring; 3 votes aye, with Martinson voting against.
- Acting Mayor Sebring stated that on item 4d Resolution 2023-13 Brad Hendrickson – Ambulance Driver, Hendrickson is considering becoming an EMT and being a driver is a good way to decide. Councilmember Martinson asked when the ambulance will have enough drivers. Sebring stated that in his opinion the ambulance will never have enough EMTs.
- **Motion** by Wilson to pass item 4d Resolution 2023-13 Brad Hendrickson – Ambulance Driver, seconded by Sebring; all voted aye.

5. Mayors Report

a. Cokato Museum, Quarterly Report

- Museum Director Johanna Ellison said that the museum has had a lot going on. The museum storage organization project is still going on, many exhibits have been redone, and the Historical Society is

currently working on putting in new flooring as when the floor was last done they just worked around the exhibits and as they are taken down flooring needs to be added. In February the first traveling display on transportation was opened at Holt Motors and there has been very good feedback. The 7th escape room was opened and is going well. Ellison would like to apply for the large legacy grant for the construction on the Akerlund Studio. November of 2022 the grant application had been denied and Ellison spoke with grant staff and they recommended that we reapply and update the estimate and design plans. Ellison asked council for permission to get a new quote and reapply for the grant. If the grant is received the work could be started January of 2024. Ellison also asked if the city would be willing to do the same match as previously determined. Sebring asked if the grant was a percentage or a certain dollar amount, Ellison did not have the exact number off hand. Wilson suggested that going through the process of the grant would save us a lot of money and he would recommend getting a quote to figure out the cost share. Council approved getting a new quote. If the city goes with the Akerlund grant they will not be able to go for the HVAC grant but the Akerlund work will be more expensive than the HVAC work. The HVAC will likely need to be replaced within the next year. Both are a high priority one impacts the care and maintenance of the collection and the other impacts the care and maintenance of the studio dealing with leaks and repairs of the skylight in the studio. Initially the plan was to apply for the Akerlund improvement grant in 2022 and then apply for the HVAC grant in 2023. With the large grant being denied in 2022 the plan had to be changed. Erickson asked how much the HVAC replacement costs, the amount would be between \$58,000 and \$67,000. Potentially to lower the cost a few of the options like digital readers could be eliminated. Akerlund will cost more as the previous amount was \$103,000. Akerlund Studio is more unique and Sebring stated that the museum may be more likely to receive the grant for Akerlund rather than the HVAC system. Wilson recommended moving forward with the Akerlund grant while also looking at the assessment for the HVAC and trying to find money in the budget for it if they cannot wait for another grant.

- **Motion** by Wilson to move forward with the Akerlund grant seconded by Erickson; all voted aye.

b. Proposed Solar Ordinance - City of Cokato

- Planning and Zoning met to discuss the solar ordinance and they suggested changing the bond amount that needs to be put up for removal to \$150,000 rather than 125%. Ideally the company that owns the solar farm and then the landowner would be responsible for the removal. Dave Bergh who works for SunShare spoke about the one-mile buffer for solar farms. They would propose not to lump all solar developers together and to look at each individual separate and how they could impact the community rather than just setting a blanket one-mile buffer. There would be an opportunity for the school to use the solar farm for curriculum. Potentially the site could also be used by Second Harvest to grow vegetables. Planning and Zoning voted for the ordinance how it stands with the one-mile buffer. The Planning and Zoning Committee are not opposed to SunShare working with Brad and in the future possibly making an amendment to the ordinance. Dean Oslund spoke and currently there are 5 different opportunities for solar without an upgrade to the substation. He stated that he is also amazed at the one-mile buffer, and he would like to find a solution. Erickson said that it would be good to talk with Xcel and learn more about how it all works. Dave Bergh stated that Xcel gives a cost of how much it will be to connect and if upgrades are needed the costs are passed on to the solar companies. Also, once an application is approved there is a limited time to build and so it would be best to know a decision sooner rather than later. Wilson suggests Dave talk more with Brad and then bring back an idea to council.
- **Motion** by Martinson to approve the solar ordinance, seconded by Wilson; all voted aye.

c. Proposed Ordinance – Park Activities and Hours

- The Park Board had suggested updating the ordinance to include park hours. There would be exceptions for Veterans Memorial Park and the pickleball courts.
- **Motion** by Erickson to approve the ordinance, seconded by Martinson; all voted aye.

d. Amending Section 70.09a – Clarifying Parking Lots designated

- The current ordinance refers to legal descriptions and those would be updated, the library parking lot and railroad parking lot were not previously listed. Erickson stated that he understands the frustration if public works is trying to plow snow but the fitness center is open 24 hours a day. There might be vehicles there at all hours and Erickson questioned the 2am – 6am no parking hours. Erickson asked where employees of the mall business are supposed to park if the limit is 2-hour parking. Harju mentioned that even the city staff park in the tower mall lot and they are parked more than 8 hours in the day. The intent of the ordinance is to eliminate long-term parking. Martinson mentioned that there are only two reserved spots for the library in the library parking lot. He would like to change that to 4 spots. Martinson also suggested that the city add steps back in on the south side of the library. Sebring mentioned that part of the reason that the steps were removed was because of drainage issues and water going into the Akerlund Studio. Martinson also discussed adding on to the parking lot. Wilson suggested municipal lot one should take out two hour parking and use not more than 48 hours.
- Motion by Wilson to amend the ordinance with the change of 2-hour parking to 48 hour parking, seconded by Martinson; all voted aye.

e. Travis Furness - Pheasant Drive

- Travis would like more space and is interested in a conditional use permit to allow his business to go into the industrial park Ashwill development in Cokato Township.
- **Motion** by Sebring to approve the conditional use permit, seconded by Wilson; all voted aye.

f. Cokato Mall Parking – Keaveny Drug Customers

- Mayor Harju was approached by Kelly Keaveny about adding a couple of signs on the existing columns of the mall that would be reserved for Keaveny Drug customers as they may have limited mobility.
- **Motion** by Sebring to allow Keaveny at their own expense to add two parking spots reserved for Keaveny customers, seconded by Wilson; 3 votes aye, with Martinson voting against

g. Kwik Trip Liquor License

- Martinson said that last September Kwik Trip was given a liquor license and in December it was renewed. He stated that he has not found a resolution for it yet. Sebring stated that he remembered approving the liquor license. Martinson said that he has looked and hasn't seen it included in the resolution. Administrator Potter will follow up.

h. Loitering Ordinance

- Martinson stated that in September there was a request from a Wright County Deputy to create an ordinance and he wants an update on that. Potter spoke with Jeremy from the Wright County Sheriffs Office and they did not think that it would be the proper action to take. Sebring stated that at his business as soon as they put a no loitering sign up the deputies were able to take action. It is up to each individual entity to post no loitering signs. An ordinance will not work if each business does not have a sign posted.

i. Annexation of The Holding Pond

- Martinson questioned how veterans park and the holding pond annexation are going. The annexation for Veteran's Park was being discussed at the township meeting the same night as the council meeting. The township did not want to add the holding pond to the docket as they had many things to discuss. Administrator Potter has more to work on for the holding pond.

j. Signage on Broadway

- Martinson questioned the sign for reserved parking at 4-Way Liquor. Administrator Potter stated that he had a conversation with the owner to take the sign down because you cannot reserve a public street. Potter is having a meeting on Wednesday April 12th at 6:00 pm to discuss parking with the businesses. Potter invited the council to attend the meeting.

6. Public Works/Parks

a. Sealcoating/Street Maintenance 2023

- Administrator Potter said that he has had discussions with Public Works Director Degrote and Engineer Halverson about street maintenance. Degrote stated that a few streets are beyond sealcoating. One bid

for Prairie Avenue, 9th Street, and Louise was pushing \$90,000 for patching the road. There are a couple of different ways to patch the roads and Degrote would like to discuss those with Engineer Halverson. Degrote is trying to buy time for Prairie to last until the city can finish the watermain loop. Wilson asked where they were on a pavement management plan. Halverson said that there is a large scope for the plan and currently they are looking at the worst roads and coming up with a plan from there. Wilson suggested looking 5-10 years out on all of the streets and then figuring out a scope of the project so that a budget can be figured out. Erickson asked how long a road should last and Halverson responded that it generally lasts 20 years. Halverson would like to know the budget for street repair for this year. Administrator Potter said that the city could do a budget of \$120,000 and Degrote and Halverson could get an idea of where best to spend the money.

7. City Administrator Report

a. Pool Operations Hiring

- Potter will keep council up to date as he goes through the process.

b. Part Time Public Works Hiring

c. Chamber of Commerce – Circus at Peterson Park

- July 28th 2023 the chamber would like to have a circus come to town. This has been done a couple of times in the past. Chamber would take care of the expenses. Potter asked for permission to allow the Chamber to use Peterson Park. Council approved.

d. Special Council Meeting

- Administrator Potter requested a special council meeting to discuss some organizational and personnel items. Meeting was scheduled for Monday April 24th 6:00 p.m.

8. Financial Reports

a. Approval of Claims - \$154,537.87

- Martinson questioned who Lacey was. Administrator Potter stated that Lacey has helped with the audit and that is what her hours were affiliated with. Martinson stated that he didn't remember passing a resolution for her hire. Erickson clarified that she is a professional service and not a member of the staff. Potter said that it can be discussed further at the special council meeting that had been scheduled.
- **Motion** by Sebring to approve the claims, seconded by Erickson; 3 votes aye, with Martinson voting against.

b. Cash and Budget Reports

9. Adjournment

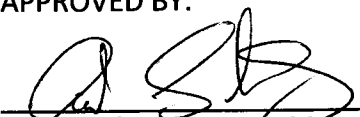
- **Motion** by Sebring to adjourn, seconded by Erickson; all voted aye.
- Meeting adjourned at 8:47 pm.

ATTEST:



Megan Gustafson, City Clerk

APPROVED BY:



Jarod Sebring, Acting Mayor