

Dawson City Council Minutes
January 5th, 2021
5:30 p.m.

The Dawson City Council met in regular session Tuesday, January 5th, 2021 at 5:30 p.m. at the Dawson City Hall Council Chambers following social distancing guidelines and wearing masks. This meeting was also available by Zoom.

Councilpersons present: Charlie Prestholdt, Jeff Fish, Jeff Olson, Steve Tufto, Vince Adelman, Dean Petersen, Mayor Randy Tensen, Liquor Store Manager Garney Jager and City Clerk/Treasurer Jill Kemen. Others present via zoon: City Manager Tami Schuelke-Sampson, City Attorney Rick Stulz, Jeff Kuhn with Widseth, Matt Durand and Zach Bubany with CEDA and Utility Billing/Office Clerk Kristin Daline Other present in person: Dave Hickey and Keith Knutson

Mayor Tensen called the meeting to order and everyone repeated the Pledge of Allegiance.

City Clerk/Treasurer Jill Kemen read the Oath of Office to newly elected and re-elected officials. Councilman Adelman, Councilman Petersen, Councilman Olson, Councilman Prestholdt and Mayor Randy Tensen.

Councilman Fish motioned to approve the Agenda including the additions of 11a. Emergency Paid Sick Leave Carryover and moving 20, Liquor Store Business Discussion to 23A. with a second from Councilman Tufto. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

On motion by Councilman Olson with a second from Councilman Fish to approve consent agenda number 4, approve December 1, 2020 Council Meeting Minutes and number 23, December bills paid. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Mayor Tensen opened the 10-minute public forum. Councilman Prestholdt stated that he will be getting estimates from Pillatzki's Plumbing & Heating, Larson Brothers and Sather's within two weeks for the concession stand at the baseball field. He explained that there is a major cement issue that needs to be fixed due the age of the building. Besides the cement, the building needs new siding, shingles and windows. He is estimating the cost to replace the building at \$250,000. There is money in the park fund to do this.

Councilman Prestholdt also would like to see the city plan ahead more for future projects instead of a huge financial hit at one time. Councilman Olson said 15 years ago the projects were brought to council for repair/replacement and council voted it down. Councilman Prestholdt would like to see money saved before any more projects need to be done. Mayor Randy Tensen agreed, stating that once this project is done, saving funds is easier than playing catch-up. Councilman S. Tufto asked how the infrastructure got to this point. He stated there is virtually no tar left on Hickory Street yet the real

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estate taxes in Dawson are considerably higher than area cities. Dawson's industry results in the city not qualifying for grants to help keep costs lower. Councilman S. Tufto feels bad with residents that have a fixed income and people needing to get out of their homes because of it. Councilman Adelman stated the Dept. of Health suggested a new water tower 25 years ago because there wasn't adequate fire protection with the current 150,000 gallon tank. With nothing more, Mayor Tensen closed the 10-minute public forum.

Matt Durand with CEDA presented his housing study report. 2019-2020 Dawson saw the highest growth in the county, along with income. These numbers are used to project a need in 5 years, 2025. Information was used to create a housing study. A survey will be put together that questions the needs and wants in the community, and provides an action plan to navigate where the community is going. Matt is hoping to have this housing study wrapped up by the end of March. Matt is planning to spend a long weekend in Dawson in two weeks to receive feedback for the study.

2021 Council Committee Assignments were assigned. Councilman Prestholdt felt it was important for councilmembers to move around. The assignments were agreed upon as follows:

Council President: Jeff Olson

Water/Wastewater: Jeff Olson/Vince Adelman

Road & Bridge: Jeff Olson/Steve Tufto

Finance: Jeff Olson/Steve Tufto

Police Commission: Jeff Fish/Dean Petersen

Park Committee: Jeff Fish/Charlie Prestholdt

Liquor: Vince Adelman/Jeff Fish

Personnel: Charlie Prestholdt/Steve Tufto

Planning/Zoning: Steve Tufto/Dean Petersen

Charter/Code: Charlie Prestholdt/Dean Petersen

Pioneerland Board: Jeff Olson

Bond Refunding Committee: Jeff Olson/Dean Petersen

EDA: Jeff Olson/Randy Tensen

Library Board: Jeff Olson/Vince Adelman

Fire Department Committee: Jeff Olson/Jeff Fish

Zoning Official: Brent Powers

Councilman Olson motioned to approve the 2021 Council Committee Assignments. This motion was seconded by Councilman Petersen. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

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Councilman Tufto motioned to approve to designate Minnwest Bank and Dawson Co-op Credit Union as the official depository for the City of Dawson Funds. This motion was seconded by Councilman Petersen. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Councilman Fish motioned to approve Ehlers Investment Partners as the agency for managing the City of Dawson investment accounts. This motion was seconded by Councilman Adelman Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Councilman Petersen motioned to approve to designate the Dawson Sentinel as the official newspaper. This motion was seconded by Councilman Tufto. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Councilman Adelman questioned about the use of Veteran's Park through the off season. Kristin commented that it was full besides two spots. Campers are paying \$125/week or \$500/month. Mayor Tensen would like to see sewer availability at Gnome Park campground in the future. Councilman Olson motioned to approve the 2021 fee schedule. This motion was seconded by Councilman Fish voting in favor Councilman S. Tufto, Councilman Prestholdt, Councilman Adelman and Councilman Petersen. Voting against none. Motion passed.

City Manager Schuelke-Sampson talked in part on the Covid-19 Emergency 80-hrs paid sick leave. The Federal Government did not extend this program at the end of 2020 but individual businesses have the option to extend it until the end of the first quarter 2021 for employees who have not used it. Schuelke-Sampson stated that all but 4 employees have not used the leave. Councilman Fish motioned to approve to approve the Covid-19 Emergency paid sick leave. This motion was seconded by Councilman Prestholdt. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

The pay estimate #4 for Maguire Iron was presented for \$63,650. Councilman Olson motioned to approve the pay estimate. This motion was seconded by Councilman Fish. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Jeff Kuhn was seeking approval to have American Engineer Testing perform soil boring in Phase 2 area south of the railroad tracks. Councilman Prestholdt motioned to approve AET to perform soil boring in Phase 2. This motion was seconded by Councilman Fish. Voting in favor Councilman Prestholdt,

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Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Jeff Kuhn presented on estimates from Maguire Iron for the painting of the water tower. Jeff explained that these numbers are just for conversational purposes, and are just a rough estimate. \$22,000 which would include the two stripes or \$30,000 which would include the Gnome and the Blackjack logo. Councilman Prestholdt asked how long the paint lasts, which Kuhn stated he thought 5-10 years with cleaning to happen every 5 years. The letters would be around 6' high on both sides. Councilman Prestholdt asked Kuhn if they council could get more information on cost. Councilman Olson asked if the school would be willing to donate for the Blackjack logo.

With the changes stemming from the chimney at the armory building, UMRDC updated their proposal seeking additional funds for the extra work that was created. The current grant does not cover the chimney problem and the mechanical issues inside to take care of the humidity issue. It is estimated the costs update the legacy grant with the Minnesota Historical Society, it would be an additional \$5,000 in professional fees. An addendum needs to be written by Kristi Fernholz and submitted with final documents. On motion from Councilman Olson to approve the additional payment to UMRDC with a second from Councilman Fish. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

Schuelke-Sampson mentioned that new councilman interested in the LMC 2021 elected leaders institute are welcome to attend. This will be an online class. There are also available classes available for the advanced academy. Let the office know if interested in attending.

A letter was sent out to property owners who currently live on gravel streets to see if there would be any interest on paving them, at the property owner's cost. One owner on the North side of 212, two owner's in Riverview Estates that would like tar, and more residents with a no in that area. Councilman Prestholdt asked why new developments such as Riverview wouldn't get tarred right away. Attorney Stulz stated that there were already homes at Riverview Estates and residents were adamant about not having it paved. Councilman Tufto said that the city needed to have all bases covered so sending the letter was a good idea. Councilman Adelman feels that this needs to be more consistent. Councilman Olson talked about what happened in the past, to which Attorney Stulz stated that established home owners were adamant about not having tar.

A copy of the Commuter Computer update was included for information only.

A Thank You letter from Robert Lee Bates family was included.

Maintenance Superintendent Brent Power's Report

- A. No report given.

City Manager Tami Schuelke-Sampson's Report

- A. EDA update. The City re-signed the 2021 contract with CEDA.
- B. No housing update other than what was discussed with Matt Durand. Councilman Adelman spoke about how the City of Pipestone buys one house a year. They do not sell the home for profit, just as rehab. Mayor Tensen said that may something the school would want to get involved with as a hands on learning class, or shop class. Councilman S. Tufto agreed, and thought it was a great idea. Attorney Stulz stated that this has been brought up to local contractors in the past, and have the possibility to be done on a county wide scale. He asked Councilman Adelman if he would help present the idea to the county.

Discussion on the Liquor store was had. Councilman Tufto said that this was brought up at the second meeting in November when he first was on council and the two options were to wind down or close. He was very frustrated over two bad options. Tufto wanted to voice his frustration originally when first brought up. Councilman Prestholdt brought up having a public hearing. Liquor Store Manager Garney Jager stated he just had a record year in 2020 with \$100,000 more in business due to Covid and construction workers in town. Attorney Stulz said the City has a choice to continue as is or the possible sale. Councilman Tufto recognized Jager as doing a great job running the store. Schuelke-Sampson stated that the position was posted for two weeks internally with one applicant, who is currently a Liquor Store employee. Schuelke-Sampson feels good about the person who applied and likes to promote from within whenever possible. Councilman Adelman asked when Jager is done, what obligations as far as manager position will have. Will it be a full time or part time position, with what kind of pay and benefits. Councilman Adelman thought it would be a good idea to bounce ideas off Jager too as to the type of manager needed and what goes into the manager position. Councilman Fish brought up having an interim manager and then decide. Councilman Prestholdt asked if this is what the city wants to do, sell liquor. Garney Jager feels that there should be a public hearing on continuing the liquor store to which Councilman Prestholdt agreed. Attorney Stulz said if there is a sale, it would be contingent of maintaining the building as a liquor store.

Councilman Tufto asked what the policy is if the hotels are full in town during a snowstorm. These people are able to contact the police department or sheriff's office and they are to handle it. The City of Dawson has cots in the council chambers for times of need.

Hearing nothing further on motion by Councilman Tufto with a second by Councilman Prestholdt to adjourn the meeting. Voting in favor Councilman Prestholdt, Councilman Adelman, Councilman Olson, Councilman Fish, Councilman Tufto and Councilman Petersen. Voting against none. Motion passed.

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Meeting adjourned at 6:58 p.m.

A closed session meeting followed the council meeting regarding the liquor store.

City Clerk

Mayor