

Pipestone, Minnesota
January 11, 2021

Pursuant to due call and notice thereof, a special meeting of the Pipestone City Council was duly held via Zoon in the Municipal Building at 6:30 p.m. on the 11th day of January 2021. Mayor Myron Koets called the meeting to order. Roll call was taken and a quorum was declared. Members present: Myron Koets, Jim Stout, Rodger Smidt and Justin Schroyer. Absent: Dan Delaney. Others present: Kyle Kuphal, City Engineer Travis Winter and City Administrator/City Attorney Jeff Jones.

The council then considered the agenda. City Administrator/City Attorney Jones requested that the agenda be amended to include Review of the One, Five and Ten Year Plans.

Motion was made by Smidt and seconded by Stout to approve the amended agenda. Upon roll call vote; Ayes: Koets, Stout, Smidt, Schroyer; Nays: none, motion carried 4-0.

Mayor Koets stated the purpose of the meeting was to hold the annual Planning Session.

PROJECTS SCHEDULED FOR 2021

City Administrator/City Attorney Jones reviewed the two projects scheduled to be complete in 2021:

- The Indian Lake Trail project; and
- The soccer field development

Councilmember Delaney arrived at 6:40 p.m.

POSSIBLE 2021 PROJECTS

The council then looked at possible projects for 2021:

2nd Street SE Project

This project has an estimated cost of \$2.6 million. City Engineer Travis Winter stated that this project is on the list for state (PFA) funding either as a 1% interest loan or possibly with a grant.

Connection of Well 5

City Engineer Winter informed the council that this project was also eligible for PFA funding. The estimated cost is \$675,000.

Winter stated that the city is on schedule to submit the two above projects for PFA funding. Grants would not be determined until after bids had been received. The council could reject bids if funding was not received from PFA.

Mill & Overlay

City Engineer Winter presented a plan to mill and overlay 20 blocks at an estimated cost of \$545,000.

Paving Industrial Road

City Administrator/City Attorney Jones noted that the council had placed this on the five-year plan with completion in 2021. City Engineer Winter stated that he felt Industrial Road was a likely candidate for a State Local Road Improvement grant. The grant would cover 100% of construction costs, the city would have to pay engineering costs. It was the consensus of the council to have Winter prepare and submit an application on behalf of the city.

Clay Tile Replacement Loan Program

City Engineer Winter reviewed the steps taken by the city to replace clay tile as a way to reduce inflow and infiltration. MPCA offers a loan program which would loan funds at 0% interest to the city. These funds would in turn be loaned to homeowners to cover the cost of replacing clay tile on the homeowner property. Homeowners could either repay the loan or have it assessed to their property taxes. It was the consensus of the council to pursue this program. Winter will obtain specific details of the program for the city.

10th Street SW

City Administrator/City Attorney Jones stated that Water/Wastewater Superintendent Joel Adelman and Public Works Director Mike Bloemendaal had brought up 10th Street SW as needing infrastructure replacement and new road construction. City Engineer Winter is putting together an estimate of costs for this project.

Senior Center Repair

City Administrator/City Attorney Jones stated he will submit another application to the Minnesota Historical Society for a grant to repair the East wall. With funding awarded in October, the repair work would be done in the Spring of 2022 if a grant was received.

Airport Fuel Tanks

City Administrator/City Attorney Jones stated that the City had budgeted \$108,000 as its share of the cost to replace the fuel tanks at the airport. The new tanks would be above ground. The city is pursuing a grant to assist with the cost.

Other

- Plans and specs for the concrete water tower repairs have been submitted to the Minnesota Historical Society for their review. If approved, the city will submit a grant for the repair work to be done.

- City Administrator/City Attorney Jones stated that the One Year Plan for 2020 called for the development of an action plan for the Quarry Twin building. He stated that the building is condemned and the city could demolish the building. It is connected to the old bakery building and this would complicate demolition. Councilmember Delaney expressed his concerns with the county's selling tax forfeited properties to individuals who do not have the financial ability to care for the property. Councilmember Stout reminded the council that the city survey had identified a new movie theater as a high priority.
- Jones informed the council that the property at 622 3rd Ave SW will tax forfeit to the county in February. The property is condemned and the council has discussed acquiring the property for demolition or as a rehab project for the EDA and Minnesota West.
- Jones stated that he had placed the Library Board on the agenda in light of the letter from the School Board's attorney. Discussion followed as to the School Board's plans for the library. Councilmember Schroyer stated that the Library Board will meet February 3rd and they are requesting a city representative attend that meeting.
- Jones informed the council that Ehlers has suggested the city look at a different utility rate schedule. Ehlers will make a presentation on this proposal later in the Spring.

Review of One, Five and Ten Year Plans

The council then reviewed the current plans. Proposed changes are shown on the attached pages.

Other

Councilmember Delaney then stated his concern about the existing city committees and the difficulty of holding meetings. He encouraged use of Zoom to facilitate the meetings. He also requested that Department Heads resume their quarterly in person reports.

ADJOURNMENT

Motion was made by Stout and seconded by Schroyer to adjourn the meeting. Upon roll call vote; Ayes: Koets, Stout, Smidt, Delaney, Schroyer; Nays: none, motion carried 5-0.

Myron D. Koets
Mayor

ATTEST:

Jeffrey R. Jones
City Administrator