

REGULAR MEETING OF THE CALEDONIA CITY COUNCIL  
CITY COUNCIL CHAMBERS, CITY HALL  
CALEDONIA, MINNESOTA  
Monday, October 8, 2018

CALL TO ORDER: Following due call and notice thereof, Auxiliary Mayor Robert Lemke called the meeting to order at 6:00 p.m. in the Council Chambers of City Hall.

PLEDGE OF ALLEGIANCE: Auxiliary Mayor Lemke led the Council, City staff, and visitors in stating the Pledge of Allegiance.

ROLL CALL: Council members present: Auxiliary Mayor Robert Lemke, Robert Burns, Paul Fisch, and Randi Vick. Council member(s) absent: Mayor DeWayne “Tank” Schroeder. City staff present: Casey Klug, public works and zoning director; Adam Swann, clerk-administrator. Visitor(s) present: Rocky Danielson; Ashley Dress; Gary Kruckow; Janene Hosch; Mary Mell; Craig Moorhead, *Caledonia Argus*; Jerome Neumann; Kari Neumann; Amanda Ninneman; Betsy Pieper; Allison Wagner; Charlie Wray; Dave Wray; Heather Wray; and Melissa Wray, Mainspring.

CONSENT AGENDA: Member Burns moved to approve the consent agenda. Auxiliary Mayor Lemke seconded the motion. All members present voted in favor of the motion, and the consent agenda was approved. The consent agenda comprised the following items:

- a. Approval of minutes from September 24, 2018 regular City Council meeting
- b. Approval of change order no. 2 for N. Kingston St. Reconstruction Project
- c. Approval of following street closures for Wild Turkey Fest on October 20, 2018 from 8 a.m. to 4 p.m.
  - i. N. Marshall St. from E. Main St. to E. Lincoln St.
  - ii. E. Lincoln St. from N. Marshall St. to N. Pine St.
  - iii. N. Pine St. from E. Main St. to E. Lincoln St.

PUBLIC COMMENT: None.

CLERK-ADMINISTRATOR:

a. Updates

i. Caledonia Argus article on MPCA testing for vapor intrusion: Clerk-Administrator Swann reported that the City had received several media inquiries in response to the October 3, 2018 *Caledonia Argus* article on MPCA testing for tetrachloroethelyn (a/k/a PCE) near the former APN-Wisconsin, Inc. site. Swann reported that the City had been responding to these inquiries by saying that the testing and cleanup was being handled by the MPCA and that the City was not involved except when requested by the MPCA, such as when the MPCA was going to do some drilling in City streets.

ii. N. Kingston St. Reconstruction Project: Swann reported that due to the wet weather the paving of N. Kingston St. had been pushed back to early November. Swann reported that the City was pushing the contractor and engineer to get the paving done as quickly as possible.

NEW BUSINESS:

a. Public hearing re City Ordinance 2018-003: An Ordinance Amending City Code Section 153.093 to Allow Arts and Cultural Centers as Conditional Uses in an R-2, Urban Residential

District: At 6:02 p.m. Member Burns moved to adjourn the regular Council meeting to hold a public hearing on City Ordinance 2018-003, an ordinance amending City Code Section 153.093 to allow arts and cultural centers as conditional uses in an R-2, Urban Residential District. Member Vick seconded the motion. All members present voted in favor of the motion, and the motion passed. At 6:02 p.m. the public hearing convened. Approximately 14 community members were in attendance for the public hearing. Several of the community members addressed the Council about the proposed City Code change. Betsy Pieper spoke in favor of the proposed ordinance because she wanted to save historical buildings and thought it would help. Kari Neumann supported the ordinance because the City needed an arts center. Rocky Danielson supported the ordinance because expanding conditional uses was a good idea because it would encourage other uses and innovations; it would create a welcoming environment. At 6:12 p.m. Member Burns moved to adjourn the public hearing and reconvene the regular City Council meeting. Member Vick seconded the motion. All members present voted in favor of the motion, and the motion passed. The regular City Council meeting was reconvened at 6:12 p.m.

b. Consideration of City Ordinance 2018-003: An Ordinance Amending City Code Section 153.093 to Allow Arts and Cultural Centers as Conditional Uses in an R-2, Urban Residential District: Member Burns moved to approve City Ordinance 2018-003, an ordinance amending City Code Section 153.093 to allow arts and cultural centers as conditional uses in an R-2, Urban Residential District. Member Vick seconded the motion. All members present voted in favor of the motion, and the motion passed.

c. Public hearing re City Ordinance 2018-004: An Ordinance Amending City Code Title V (Public Works) to Create Stormwater Drainage Utility and Fee: At 6:35 p.m. Member Burns moved to adjourn the regular City Council meeting to hold a public hearing on City Ordinance 2018-004, an ordinance amending City Code Title V (Public Works) to rename Title V “Public Utilities” and add Chapter 54, which would create a stormwater drainage utility and authorize a stormwater fee. Auxiliary Mayor Lemke seconded the motion. All members present voted in favor of the motion, and the motion passed. At 6:35 p.m. the public hearing was convened. Several members of the community were present who wanted to address Council about the proposed ordinance. Gary Kruckow of Bonanza Grain and Kruckow Rock and Redimix asked Council how the proposed stormwater ordinance and fee would impact his MPCA permit. Mark Schulte and Winifred Schulte reported on the difficulties they were having controlling stormwater runoff on their property and stated they supported imposing a fee to help pay for stormwater maintenance.

Public Works and Zoning Director Casey Klug reported that under the proposed ordinance City properties would have a total of approximately 2,920 ERUs (equivalent residential units), generating approximately \$70,000/year if the Council approved a charge of \$2 per ERU. Klug reported that the City had at least 15 outfalls. Swann reported that he had not received any opposition to or support for the proposed ordinance, although Swann noted that School Superintendent Craig Ihrke had contacted him to ask for an estimate of what the fee might cost the school.

Council members discussed what the scope of the City’s responsibilities should be for controlling stormwater runoff and to what extent the City should assist with stormwater control on private property.

At 7:20 p.m. Member Burns moved to adjourn the public hearing and reconvene the regular City Council meeting. Auxiliary Mayor Lemke seconded the motion. All members present voted in favor of the motion, and the motion passed. The City Council meeting reconvened at 7:20 p.m.

d. Consideration of City Ordinance 2018-004: An Ordinance Amending City Code Title V (Public Works) to Create Stormwater Drainage Utility and Fee: Member Burns moved to approve City Ordinance 2018-004, an ordinance amending City Code Title V (Public Works) to rename Title V “Public Utilities” and add Chapter 54, which would create a stormwater drainage utility and authorize a stormwater fee. Member Vick seconded the motion. All members present voted in favor of the motion, and the motion passed.

e. Consideration of quotes for razing of hazardous building at 119 S. Kingston St.: Klug reported that the City had obtained three quotes for the cost of removing the hazardous building at 119 S. Kingston St. The quotes were as follows: Zenke, Inc. (\$21,150); A. Allen Construction (\$23,050); and VanGundy Excavating, LLP (\$32,500). Klug further reported that the City had obtained a quote from Braun Intertec in the amount of \$1,801.60 to conduct a hazardous materials assessment prior to demolition. Member Burns moved to approve hiring Braun Intertec to inspect the property for \$1,801.60 and further moved to approve hiring Zenke, Inc. to remove the building for \$21,150. Member Fisch seconded the motion. All members present voted in favor of the motion, and the motion passed.

f. Overtime report: Members reviewed the overtime report for the pay period September 10, 2018 – September 23, 2018. No further action was taken by the Council.

g. Prepaid claims: Members reviewed the prepaid claims for the period September 12, 2018 – October 5, 2018, which totaled \$781,046.55. Member Fisch moved to approve the prepaid claims as presented. The motion was seconded by Burns. All members present voted in favor of the motion, and the motion passed.

h. Claims payable: Members reviewed the claims payable for October 2018, which totaled \$42,359.44. Member Fisch moved to approve the prepaid claims as presented. The motion was seconded by Member Vick. All members present voted in favor of the motion, and the motion passed.

#### ANNOUNCEMENTS:

a. The next regular Council meeting was scheduled for Monday, October 22, 2018 at 6:00 p.m.

ADJOURNMENT: There being no further business before the Council, a motion to adjourn was made by Member Fisch, seconded by Member Vick. All members present voted in favor, and the motion was declared carried to adjourn at 7:34 p.m.

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DeWayne "Tank" Schroeder  
Mayor

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Adam G. Swann  
Clerk-Administrator