

JAMESTOWN CITY COUNCIL
REGULAR MEETING, JANUARY 6, 2014
OFFICIAL MINUTES

The regular meeting of the City Council was called to order by Mayor Andersen at 5:00 P.M.

The Pledge of Allegiance to the flag was recited.

Roll Call showed the following members present: Mayor Andersen, Council Members Gumke, Kourajian, Brubakken and Buchanan, City Attorney Dalsted, City Engineer Schwartzkopf and Deputy Auditor/Human Resource Officer Sveum. Absent: City Administrator Fuchs.

Council Member Gumke moved to approve the minutes of the regular council meeting, December 2, 2013; and minutes of the committee meeting, December 16, 2013. Seconded by Council Member Brubakken. Unanimous aye vote. Carried.

No bids were received for the sale of an impounded/abandoned vehicle.

Council Member Gumke moved to approve the following consent agenda items:

- A. Resolution to approve the request from the JSDC for Economic Development Funds, in the amount of \$15,000, to cover the cost of participating in the ACT Certified Work Ready Communities Program, with the City Share to be \$12,000 and paid from the City Sales Tax Fund.
- B. Resolution to approve the request from Casey Willman and Lucas Dockter for Renaissance Zone property tax exemption for 5 years and a request to the State of North Dakota for a 5 year State Income tax exemption for the property at 113 1st Avenue South (N ½ of Lot 13 less the East 40', Block 32, Original Addition).
- C. Resolution to adopt a formal Computer Systems Usage Policy relative to City owned property.
- D. Resolution to approve the plat of Platinum Commerce Second Addition.
- E. Resolution to approve replacing the RTU telemetry system and modifying certain software for the Squat Booster Station and Water Treatment Plant.
- F. Resolution to approve and authorize engaging Service Master of Jamestown to perform clean-up of a city-owned building on the Railroad Drive property.
- G. Resolution to approve Change Order No. 8, to Sellin Brothers, Inc., on 2012 Wastewater Lift Station Replacement & Force Main Project, Phase II, Forcemain & Gravity Sewer & Sewer Districts 13-31 & 13-32, for an increase in the contract price of \$8,919.00.
- H. Resolution to approve Payment No. 2, to RTS Shearing, LLC, for Paving, Water & Sewer District #13-42, 13-63 & 13-33, (3rd St NE Improvements--25th to 27th Ave), in the amount of \$102,778.89.
- I. Resolution to approve Payment No. 4 (Inv No. 41833), to Ulteig Engineers, for engineering services on Jamestown East Business Loop Landscaping Project No. TEU-2-987(038)042, in the amount of \$547.49.
- J. Resolution to approve Payment No. 4, to Swanberg Construction, Inc., for Wastewater Lift Station and Force Main Improvements Project, Phase 1, Lift Station Replacement, District 12-32, in the amount of \$436,860.00.

- K. Resolution to approve Payment No. 5, to Sellin Brothers, Inc., for construction on 2012 Wastewater Lift Station Replacement & Force Main Project, Phase II, Forcemain & Gravity Sewer & Sewer Districts 13-31 & 13-32, in the amount of \$305,313.59.
- L. Resolution to approve Payment No. 5 (Inv No. 36257), to AE2S, for On Call engineering services, in the amount of \$363.00.
- M. Resolution to approve Payment No. 5 (Inv No. 36656), to AE2S, for engineering services on Infrastructure I&C Support, in the amount of \$330.00.
- N. Resolution to approve Payment No. 5 & Final, to Lindberg Brothers, Inc., for construction on 2013 Sidewalk, Curb & Gutter District #13-11, in the amount of \$2,991.33.
- O. Resolution to approve Payment No. 6 (Inv No. 36657), to AE2S, for On Call engineering services, in the amount of \$610.50.
- P. Resolution to approve Payment No. 9 (Inv No. 36256), to AE2S, for engineering services on Jamestown Water Treatment Plant Backwash Discharge, in the amount of \$7,829.00.
- Q. Resolution to approve Payment No. 10 (Inv No. 36655), to AE2S, for engineering services on Jamestown Water Treatment Plant Backwash Discharge, in the amount of \$7,125.63.
- R. Resolution to approve Payment No. 3 (Inv No. 16495), to Interstate Engineering, Inc., for engineering services on (3rd St NE) Paving, Water & Sewer District #13-42, 13-63 & 13-33, in the amount of \$3,444.18.
- S. Resolution to approve Payment No. 7 (Inv No. 16505), to Interstate Engineering, Inc., for 2012 Lift Station and Sewer System Improvements, District 12-32, in the amount of \$60,872.60.
- T. Resolution to approve Payment No. 48 (Inv No. 16494), to Interstate Engineering, Inc., for engineering services on various City Department consultations, in the amount of \$1,582.80.
- U. Motion to accept the reports of the Municipal Judge, Police Department, Fire Department, Public Works Departments, Inspection Department, Forestry Department, Civic Center, Central Valley Health Unit, and financial status.
- V. Resolution to allow the December indebtedness in the amount of \$4,224,333.30 consisting of \$444,509.50 payroll and \$3,779,823.80 general obligations.

Seconded by Council Member Brubakken. Consent Roll Call No. 1 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Gumke moved a Resolution to re-affirm pledges of deposit as follows: Unison Bank - \$13,131,805.22; Wells Fargo Bank - \$17,620,677.06. Seconded by Council Member Kourajian. Roll Call No. 2 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Gumke moved to place the request from Metro Plains, LLC, for the City of Jamestown to provide a Letter/Resolution of Support for Jamestown Court Row homes after the public hearing for the request from Metro Plains, LLC, to amend the Renaissance Zone District. Seconded by Council Member Buchanan. Unanimous aye vote. Carried.

A public hearing was held concerning the request to amend the Jamestown Renaissance Zone District Boundary to include Block 42, Original Addition to the City of Jamestown.

Mike Schwartz, 302 4th Ave SE, appeared before the City Council with zoning concerns of this area and inquired as to the benefits for the City and developer.

Council Member Buchanan stated his opposition to the project; that it would increase property taxes and the developers perhaps would request future tax incentives.

Mayor Andersen indicated the project would be a benefit to the city by revitalizing an underutilized property (former Essentia Clinic building-3rd St/4th Ave SE) and including property in the Renaissance Zone District allows developers, who make improvements to properties in said District, to apply for income tax credits and property tax exemptions, and allow developers to apply for further financing at the State level.

No written protests were received. The hearing was closed.

Council Member Gumke moved a Resolution to approve the request from Metro Plains, LLC, to amend the Jamestown Renaissance Zone District Boundary to include Block 42, Original Addition to the City of Jamestown. Seconded by Council Member Brubakken. Roll Call No. 3 showed: 4 ayes, 1 nay (Buchanan), 0 absent. Carried.

Council Member Buchanan stated his opposition to the request from Metro Plains, LLC, for the City of Jamestown to provide a Letter/Resolution of Support for Jamestown Court Row homes.

Council Member Gumke moved a Resolution to approve the request from Metro Plains, LLC, for the City of Jamestown to provide a Letter/Resolution of Support for Jamestown Court Row homes which is intended to provide affordable senior housing that contributes to community revitalization in the Renaissance Zone. Seconded by Council Member Brubakken. Roll Call No. 4 showed: 4 ayes, 1 nay (Buchanan), 0 absent. Carried.

Council Member Buchanan moved to table the request of Norm Aldinger for the City to direct Otter Tail Power Company to remove the structure at 113 12th Avenue NE based on language in the city franchise ordinance as the homeowner and Otter Tail Power Company are in the process of negotiations. Seconded by Council Member Kourajian. Unanimous aye vote. Carried.

Ordinance No. 1428, introduced by Council Member Brubakken, to amend and re-enact Section 26 of the City Code pertaining to taxicab licenses and taxicab driver's licenses, had its second reading with additional amendments. Seconded by Council Member Gumke. Roll Call No. 5 showed: 5 ayes, 0 nays, 0 absent. Carried.

Jim Boyd, Chairman Jamestown Regional Airport Authority board, updated the City Council on the overwhelming support received from businesses for SkyWest Airlines to serve Jamestown. The board will be forwarding the SkyWest recommendation to the U.S. Department of Transportation to provide passenger air service on April 1, 2014.

Jim Boyd, Strategic Plan ND, LLC, and Nancy Miller, Chairman, Jamestown Mainstreet Downtown Association, appeared before the City Council to announce the formulation of a three (3) year (2014-2016) Strategic Plan with four projects as follows: Re-Branding the Organization, Infrastructure Advocacy, Art Park Advocacy and Re-Purposing Project Advocacy.

Mayor Andersen moved to appoint Rodney Johnson & Scott Roemmich to serve as members of the Fire Code Board of Appeals for three (3) year terms to expire November 2016. Seconded by Council Member Gumke. Unanimous aye vote. Carried.

Mayor Andersen moved to appoint Neil Barkus to serve as a member of the Board of Adjustments for a three (3) year term to expire January 2017. Seconded by Council Member Brubakken. Unanimous aye vote. Carried.

Council Member Gumke moved a Resolution to approve Change Order No. 1, to Sellin Brothers, Inc., on Jamestown WTP Backwash Pond Lift Station, for an increase in the contract price of \$7,225.50. Seconded by Council Member Brubakken. Roll Call No. 6 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Brubakken moved a Resolution to approve the request from Lucas Dockter d/b/a Middles for an On/Off Sale alcoholic beverage license at 113 1st Avenue South, for the period ending June 30, 2014. Seconded by Council Member Gumke. Roll Call No. 7 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Gumke moved a Resolution to approve and authorize purchasing PubWorks software for the City Engineering Department from Tracker Software Corporation for approximately \$28,000 with a yearly Maintenance Fee of approximately \$4200 beginning 6 months after purchase. Seconded by Council Member Kourajian. Roll Call No. 8 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Gumke moved a Resolution to approve and authorize the purchase of (4) Traffic Counters/Classifiers from CountingCars, in the amount of \$2,200.79, contingent on the ability to validate quote/users; if not, award purchase to Diamond Traffic Products, in the amount of \$3,723.40. Seconded by Council Member Brubakken. Roll Call No. 9 showed: 5 ayes, 0 nays, 0 absent. Carried.

Council Member Gumke moved a Resolution to approve and authorize the replacement of four (4) heater units at the Solid Waste Baler Facility, at the quoted cost of \$45,758.60, by Jamestown Plumbing & Heating. Seconded by Council Member Kourajian. Roll Call No. 10 showed: 5 ayes, 0 nays, 0 absent. Carried.

Ben Eide, director of development for G.A. Haas Development, attending via conference call, and requesting a Letter of Support from the City of Jamestown, stated his project for a 40 unit affordable senior housing, northwest of Walmart, would include two and three bedroom units, and indicated the project would be funded with low income tax credits and conventional mortgages.

Council Member Gumke excused himself.

Council Member Buchanan stated his opposition to providing a Letter of Support for the project.

Council Member Brubakken moved a Resolution to approve a Letter of Support for the request from G. A. Haan Development, LLC, to build approximately 40 units of affordable senior housing. Seconded by Council Member Kourajian. Roll Call No. 11 showed: 3 ayes, 1 nay (Buchanan), 1 absent. Carried.

Council Member Kourajian moved to adjourn. Seconded by Council Member Buchanan. Unanimous aye vote. Carried.

ATTEST:
JAY SVEUM, Deputy Auditor/HRO

APPROVED:
KATIE ANDERSEN, Mayor