

CITY COUNCIL

7:00 P.M.

Monday, February 1st, 2021

Present: Mayor Wade LeBlanc
Dustin Goutermont
Richard DeRosier
Shane Hoff
Ben Bautch

Lana Fralich – City Administrator
Tim Costley – City Attorney – Via ZOOM
Kitty Mayo – North Shore Journal – Via ZOOM
David Klemmer – Black Beach Mini Golf LLC.
Devon Monteith – Confidential Secretary

The Meeting will be conducted in person with option for ZOOM so all votes will be roll call.

Mayor LeBlanc called the meeting to order at 7:00 p.m.

Agenda – Motion by DeRosier, second Goutermont to approve the Agenda as presented. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Consent Agenda – Motion by Goutermont, second DeRosier to approve the Consent Agenda consisting of the minutes from January 19th Regular Council meeting, January 25th Special Planning Workshop meeting, and the January 26th Special Listening Session meeting. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Petitions, Requests, and Communications

Day at the Capitol – The Council reviewed The Day at the Capitol event for March 3rd and 4th. The cost of the City's participation is \$1500, with an additional \$15/member to attend the Governor's breakfast, and that the Best of The NorthShore (previously known as SBATA) has confirmed reimbursement of \$1500 for this event. There was further discussion that the event is virtual, a consensus was to not attend the Governor's event for the additional \$15/person, and that virtual meetings will be set up with the Legislators. Motion by Hoff, second Goutermont to approve the City's portion of \$1500 to be paid to Lake County for Capitol Days, and to accept the donation/reimbursement of \$1500 from the Best of The NorthShore. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Donation of 75" TV – David Drown and Nelson French have donated a new 75" large screen tv for the use in the City Council Chambers including a wall mount. This will allow for us to upgrade from

projectors and screen to digital/electronic formatting for meetings. Thank you to David and Nelson for their generosity. Motion by DeRosier, second Goutermont to accept the donation of the television and wall mount totaling the amount of \$835.64 for the City Council Chambers. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

City Administrator

Resolution 2021-#12 Sale of Lot 6, Block 2 of the Business Park – Black Beach Mini Golf LLC – David Klemmer, owner of Black Beach Mini Golf LLC, presented his business proposal to develop a high-end mini golf course and requested to purchase Lot 6 of Block 2 of the Silver Bay Business Park Plat for \$40,000, which is the appraised value. There was review and discussion relating to the purchase offer, appraised value, estimated tax base, job creation, investment in the project, and operational information, 3rd party financial review, financial commitment, and the completion of all components of the application. There was further discussion on the City Attorney drafting a development agreement with clause for land to revert back to the city should the development not be completed. The Business Park Board has reviewed the application and is recommending approval to sell Lot 6 of Block 2 pending conditions of permitting and city requirements are met prior to transfer of property. Motion by Goutermont, second Hoff to approve Resolution 2021-#12 for the Sale of Lot 6, Block 2 of the Silver Bay Business Park Plat to Black Beach Mini Golf LLC, owners David and Ashley Klemmer, in the amount of \$40,000, for the development of a high-end mini golf course with conditions that include completing all required permitting, acceptance of a development agreement, required public hearings, and any other city requirements prior to transfer of property. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

RESOLUTION 2021-#12 WAS ADOPTED: 5 aye, 0 nay

Land Development Application Reimbursements – The City had received three different applications for land development, with a \$250 fee; however, the City has not received this fee in the past and as we update our processes based upon current discussions with the new Economic Development Director, it would be advised to reimburse this fee to those applicants. Motion by Goutermont, second DeRosier to refund the land development application fee of \$250 to Black Beach Mini Golf LLC, Sawtooth 16 LLC, and Storage North LLC. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Leadership Academy – The Chief is recommending sending officer Cole Ernest to the Spring Leadership Academy training being held May 18-21st, 2021 via ZOOM. The cost of the training is \$300, but there will be no mileage/hotel/meal expenses. The course includes lessons in chaos, ethical considerations, complaint sorting and discipline, critical incident management, reflections on leadership, performance reviews and hot topics in employment law, media relations, motivation and

team building, technology, and social media. Motion by Hoff, second Bautch to approve the Virtual Leadership Academy training for May 18-21st 2021 in the amount of \$300. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Fire Department MOU for Regional Grant Application – The Council reviewed an updated MOU for the 2021-2022 Assistance to Fire Fighters Grant Regional Application. This was a grant that was submitted last year but was not funded and so they are wanting to reapply. The Fire Department will use the funds to purchase new air packs. This topic was tabled until the next City Council meeting in accordance with the City policy for Fire Department action.

Drug and Alcohol Testing Policy for Commercial Drivers (DOT) – The Council reviewed a new Drug and Alcohol Testing Policy for Commercial Drivers, which impacts employees of the Street and the Water/Sewer Departments. Firefighters are not included. This update is in response to the new regulations issued by the US Dept of Transportation. The main difference in the policy is that it requires DOT drivers to have their drug and alcohol testing placed into a federal query. The Department Heads and the Local 49ers have reviewed the policy and have no recommended changes. Motion by Goutermont, second DeRosier to approve the new Drug and Alcohol Testing Policy. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Resolution 2021-#8 Annual General Fund Transfers – The Council reviewed the transfer of annual funds from the General Fund to the appropriate Departments based upon the revision of the annual 2020 budget. Motion by Hoff, second Goutermont to approve Resolution 2021-#8 for the transfer of annual funds to appropriate Departments retroactive from the date of December 21st, 2020 for the amount of \$157,925.00. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

RESOLUTION 2021-#8 WAS ADOPTED: 5 aye, 0 nay

Resolution 2021-#9 Annual Liquor Store Transfer – The Council discussed the annual transfer from the Liquor Store to the Parks and Recreation Department, and due to having debt service on the Liquor Store from the new roof replacement, there would be no transfer to the Parks and Rec Department. There was further discussion on the profits from the 2020 year, the impact COVID had on the profits, how depreciation, PERA, and debt payment impacts the profits, requirements for when public hearings are held, and the possibility of paying off the debt early. Motion by Goutermont, second DeRosier to not make a transfer to the Parks and Recreation Department for 2020, while the City is still paying on the five-year loan for the Liquor Store roof. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

RESOLUTION 2021-#9 WAS ADOPTED: 5 aye, 0 nay

Resolution 2021-#10 2020 Budget Amendment – The Council reviewed the amended 2020 budget to reflect discussions and actuals throughout the year and to minimize the impact on audit variances. Motion by Goutermont, second Hoff to approve Resolution 2021-#10 the amendment to the 2020 budget retroactive to December 31, 2020. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

RESOLUTION 2021-#10 WAS ADOPTED: 5 aye, 0 nay

Resolution 2021-#11 IRRRB Grant Agreement for Daycare Drop-off Zone – The Council reviewed a IRRRB grant agreement in the amount of \$64,397, for additional funding to support the drop off zone construction and engineering costs for the Daycare Center at the High School. Motion by Hoff, second Bautch to approve Resolution 2021-#11 for the IRRRB Grant Agreement in the amount of \$64,397 for the Daycare Drop-off Zone. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

RESOLUTION 2021-#11 WAS ADOPTED: 5 aye, 0 nay

City Attorney – No updates at this time

OLD BUSINESS – No updates at this time

NEW BUSINESS

Library Custodial Services Contract – Coleman Contractors LLC – The Library Board is recommending the hiring of Coleman Contractors LLC, to perform custodial services for the Library. The monthly fee for these services will be \$500/month plus \$50/occurrence for cleaning as requested, and \$20/hour for special events or other requests not outlined in the description for custodial services. Motion by DeRosier, second Hoff to approve the Library Custodial Services Contract, effective February 1, 2021 through December 31, 2021 with Coleman Contractors LLC as presented. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Claims – Motion by DeRosier, second Bautch to approve payment of \$200,959.05 in unpaid claims and \$65,109.62 in paid claims, plus the addition of the Land Development Application refunds to Black

Beach Mini Golf LLC, Sawtooth Sixteen LLC, and Storage North LLC for the individual amounts of \$250. MOTION CARRIED.

Mayor LeBlanc – Aye
Member Bautch – Aye
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye


Motion by DeRosier, second Goutermont to adjourn at 8:00 p.m.

Mayor LeBlanc – Aye
Member Bautch – Absent
Member Hoff – Aye

Member Goutermont – Aye
Member DeRosier – Aye

Minutes taken by: Devon Monteith

Attest:



Wade LeBlanc, Mayor

Lana Fralich, City Administrator