

CITY COUNCIL

7:00 P.M.

Monday, September 15, 2025

Present: Mayor Wade LeBlanc
 Richard DeRosier
 Shane Hoff
 Ben Bautch
 Jim FitzGerald

Lana Fralich, City Administrator	
Tim Costley, City Attorney	
Josh Stier, City Engineer, Bolton & Menk	
Micaiah Schubert, Police Sergeant, Silver Bay Police Dept.	
Ray Parker	June Talus
Nathan & Michelle Stadler	Gary Ollila
Chris Mattila	Debbie Russell
Kelsie Johnson	Erica Jensen
Alex Burcum	Marcia Oates
Donny Thompson	Karen Ratio
Carolyn Hudyma	Rick Evans, Northshore Journal
Nancy Viola	Andrew Bautch
Dawn & Rod Gnerer	Jamie Gnerer

Mayor LeBlanc called the City Council meeting to order at 7:04 p.m.

Agenda – Motion by Bautch, second Hoff to approve the Agenda with addition of Calling for a Special Meeting for the 2026 Proposed Budget & Levy and calling for a Closed Labor Negotiations meeting.
MOTION CARRIED.

Consent Agenda –

September 2, 2025 Budget Workshop Minutes

September 2, 2025 Regular Meeting Minutes

September 8, 2025 Special Joint Meeting Minutes

Treasurer's Report- June 2025

Water/Wastewater Operator Hiring- Personnel Committee is recommending the hiring of Randy Goutermont as Water/Wastewater Operator at 80% of the full time wage, 90% after 6-months, and full wage rate at 1-year pending he has obtained his Class D Licensure. 90% probationary wage would continue until license is obtained, Starting date to be determined pending successful completion of background checks and pre-employment physicals.

Fire Hydrants Replacement Quote- Approval to solicit quotes for the installation of hydrants.

Motion by FitzGerald, second Bautch to approve the consent agenda items. MOTION CARRIED.

Petitions, Requests, and Communications –

Public Comments- Marcia Oates expressed concerns regarding the safety in the area of 43 Davis, which recently had a fire, and suggested caution tape to keep people out.

Mayor/Council Communication- Councilor Bautch expressed condolences regarding the shooting death of Charlie Kirk.

Alex Burcum- Burk/Banks Block Party Request- Alex Burcum is requesting permission to close the portion near 58 Burk Dr. to hold a block party on September 26th, 5:00-8:00 p.m. Chief of Police and Street Superintendent have been contacted and have given approval. Motion by DeRosier, second Bautch to allow the block party and closure of street. MOTION CARRIED.

City Administrator –

Resolution 2025-#59 Approval of COR #2 and COR #5 with Krause Anderson- Council reviewed two change order requests submitted by Krause Anderson. Change order #2 is a deduction of \$7,798.18 for hydrants that the city had already purchased last spring and Change order #5 is an addition of \$20,659.67 for additional excavation to install storm sewer after the site grading due to a plumbing permit delay by the State of MN Dept. of Labor and Industry. This delay prevented the utility to be installed prior to excavation. The plumbing permit is currently in review. The net change is an addition of \$12,861.49. It was noted that the project is still within budget due to permit savings of \$14,745.19. Motion by Hoff, second DeRosier to adopt Resolution 2025-#59 Approval of COR #2 and COR #5 with Krause Anderson. MOTION CARRIED.

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

Member FitzGerald – Aye
Member DeRosier – Aye

RESOLUTION 2025 – 59 WAS APPROVED: 5 aye, 0 nay, 0 excused

Resolution 2025-#60 Liquor Store Transfer to Parks Dept. Based on the 2024 audited financial statement and in accordance with City Code, 50% of the change in net position of the Liquor Store is to be transferred to the Parks Department. Due to a negative net change, the 2025 transfer will be \$0. The negative net position was primarily due to the transfers made to the Parks and Street Depts. In 2024. Motion by Bautch, second FitzGerald to adopt Resolution 2025-#60 Liquor Store Transfer to Parks Dept. MOTION CARRIED.

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

Member FitzGerald – Aye
Member DeRosier – Aye

RESOLUTION 2025 – 60 WAS APPROVED: 5 aye, 0 nay, 0 excused

Lake County CTC Internet Change- Lake County will be changing internet providers to CTC, which will impact the Silver Bay Police Dept. Council reviewed the Master Service Agreement with CTC for internet service, the County will cover the cost for the remainder of 2026. Beginning January 1, 2026

the City will be directly billed at a cost of \$255/month. Motion by DeRosier, second Bautch to approve the agreement and costs. MOTION CARRIED.

Set Special Meeting for the 2026 Proposed Budget and Levy- Motion by Bautch, second FitzGerald to set a Special Meeting for the purpose of finalizing the 2026 Budget and Levy on Monday, September 29th at 3:00 p.m. MOTION CARRIED.

Set Closed Labor Negotiations Meeting- Motion by DeRosier, second Hoff to set Closed Labor Negotiations meeting at 4:00 p.m., prior to the October 6th City Council meeting, for the purpose of final labor negotiations. MOTION CARRIED.

City Attorney – Nothing at this time.

OLD BUSINESS –

Resolution 2025-#61 Abatement of Properties in Violation of City Code Section 550.02 Waste and Junk and Section 550.03 Waste Accumulation - Council reviewed quotes obtained from Twin Ports Trailer Trash for cleanup of blight properties including 14 Aiken, 17 Aurthur, 17 Drake, 24 Edwards, 27 Law, 43 Davis, 47 Edwards, and 52 Adams. Property Owners were notified of a public hearing on August 4th at 7:00pm for the opportunity to appear and address the violations to the Council.

Property Owner of 17 Arthur, Dawn Gnerer, expressed her frustration regarding blight report on her property. She reports her the blight has been cleaned up and explained the shelves and buckets are for gardening and lawnmowers are all in working condition and used for lawn care. Gnerer also expressed that she told Chief Ernest the inspector was not welcome in her yard, that the inspector was allowed anyway, even though Chief Ernest told her they had done well in cleaning up the blight. She also stated the police department would not give her information when requested and felt the city ordinance was very vague. Gnerer stated that when she attempted to call the abatement company she was yelled at and treated very rudely. Andrew Bautch stated he felt the whole blight issue has been handled unprofessionally and goes against the Fourth Amendment, officers should have gone to front door instead of sneaking through neighbors back yards and stand on the property to take pictures. Discussion followed regarding location of officer taking pictures, standard procedure of the police department regarding obtaining blight information. Gnerer stated she felt is a violation of her rights to have blight information/pictures posted on the public agenda. City Attorney Costley advised her that blight is a civil nuisance, not a criminal matter therefore it is public information. City Attorney Costley and Mayor LeBlanc advised Gnerer to speak with Chief Ernest, provide pictures of the cleanup and if he determines the property is in compliance the abatement will not move forward.

City Attorney explained the Council needs to make a determination via Resolution to move forward with abatements. Discussion regarding final date of October 6th and sending a letter to affected homeowners with copy of abatement quote. If property has not been cleaned up by deadline of October 6, 2025, the matter will go to District Court and an Administrative Search & Seizure Warrant will be issued allowing the cleanup by the city. If the cost of cleanup is not paid by the property owner, it will be certified to property taxes. Motion by DeRosier, second Hoff to table 17 Arthur Circle until property owners have spoken with Chief Ernest and move forward with abatements of remaining properties including 14 Aiken Circle, 17 Drake Circle, 24 Edwards Drive, 27 Law Drive, 43 Davis Drive, 47 Edwards Drive, and 52 Adams Boulevard. MOTION CARRIED.

NEW BUSINESS – None at this time.

Claims – Motion by DeRosier, second Bautch to approve payment of \$195,373.19 in unpaid claims and \$256,544.32 in paid claims. MOTION CARRIED.

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

Member FitzGerald - Aye
Member DeRosier – Aye

Motion by FitzGerald, second Hoff to adjourn at 7:41p.m. MOTION CARRIED.

Minutes taken by Lisa Christenson

Attest:

Wade LeBlanc, Mayor

Lana Fralich, City Administrator