

CITY OF HERMANTOWN

City Council Meeting

Monday, August 5, 2024

6:30 PM Central

MEETING CONDUCTED IN PERSON & VIA ZOOM

Mayor Wayne Boucher: Present

Councilor John Geissler: Present

Councilor Andy Hjelle: Present

Councilor Ellie Jones: Present

Councilor Brian LeBlanc: Present

CITY STAFF:

John Mulder, City Administrator; Alissa Wentzlaff, City Clerk; Eric Johnson; Community Development Director; Joe Wicklund, Assistant City Administrator; Brandon Holmes, Building Official; Trish Crego, Utility & Infrastructure Director; David Bolf, City Engineer; Gunnar Johnson, City Attorney

VISITORS: 4

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

4. **ANNOUNCEMENTS**

5. **PUBLIC HEARING**

A. Public Hearing on a proposed property tax abatement by the City of Hermantown, Minnesota and the intent to issue General Obligation Bonds

B. **2024-125 Resolution Approving Property Tax Abatement For Certain Property Located In The City Of Hermantown**

Mike Sweeny of 4934 Red Oak Circle appeared to speak to seek clarification on the Tax Abatement. Mr. Sweeney noted his concerns that the hockey arena project is more expensive than was voted on by the public. Mr. Mulder answered a few of the concerns by outlining how state bonding and private fundraising have covered any expenses beyond the original sales tax that was approved by the voters.

(motion, roll call)

Motion to approve 2024-125 Resolution Approving Property Tax Abatement For Certain Property Located In The City Of Hermantown. This motion, made by Councilor John Geissler and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

6. **COMMUNICATIONS**

- A. Correspondence 24-86 through 24-93 placed on file

7. **PRESENTATIONS**

- A. **City Maintenance - 2024 and Beyond**

Brandon Holmes, Building Official
(Pre-Agenda Only)

- B. **2025 Budget Preview**

John Mulder, City Administrator
(Pre-Agenda Only)

8. **PUBLIC DISCUSSION**

9. **MOTIONS**

10. **CONSENT AGENDA**

- A. **2024-136 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Final Cleaning - Scope 1-J)**

(motion, roll call)

- B. **2024-137 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Carpentry - Scope 6-A)**

(motion, roll call)

- C. **2024-138 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Blown Sprayed Insulation – Scope 7-B)**

(motion, roll call)

- D. **2024-139 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Weather Barrier - Scope 7-D)**

(motion, roll call)

- E. **2024-140 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Applied Fireproofing - Scope 7-J)**

(motion, roll call)

- F. **2024-141 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Door Frames & Hardware (Materials Only) - Scope 8-A)**

(motion, roll call)

- G. **2024-142 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Specialty Doors - Scope 8-D)**

(motion, roll call)

- H. **2024-143 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Aluminum Frames & Glazing - Scope 8-F)**

(motion, roll call)

- I. **2024-144 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Epoxy Flooring - Scope 9-H)**

(motion, roll call)

- J. **2024-145 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Drywall - Scope 9-A)**

(motion, roll call)

- K. **2024-146 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Tile - Scope 9-B)**

(motion, roll call)

- L. **2024-147 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Ceilings & Acoustical Treatment - Scope 9-C)**

(motion, roll call)

- M. **2024-148 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Resilient and Carpet Flooring- Scope 9-D)**

(motion, roll call)

- N. **2024-149 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Athletic Flooring- Scope 9-E)**

(motion, roll call)

- O. **2024-150 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Painting- Scope 9-K)**

(motion, roll call)

- P. **2024-151 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Specialties Scope 10-A)**

(motion, roll call)

- Q. **2024-152 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Signage Scope 10-B)**

(motion, roll call)

- R. **2024-153 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Athletic Equipment Scope 11-K)**

(motion, roll call)

- S. **2024-154 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Casework & Countertops Scope 12-C)**

(motion, roll call)

- T. **2024-155 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Ice Rink Scope 13-D)**

(motion, roll call)

- U. **2024-156 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Fire Suppression - Scope 21-A)**

(motion, roll call)

- V. **2024-157 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Combined Mechanical – Scope 23-B)**

(motion, roll call)

- W. **2024-158 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Controls - Scope 25-A)**

(motion, roll call)

- X. **2024-159 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Electrical - Scope 26-B)**

(motion, roll call)

Y. **2024-160 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Window Treatments - Scope 12-B)**

(motion, roll call)

Z. **Minutes** - Approval or correction of July 15, 2024 City Council Continuation Minutes

AA. **Accounts Payable** - Approve general city warrants from July 16, 2024 through July 31, 2024 in the amount of \$1,009,402.97

Motion to the approve the Consent Agenda. This motion, made by Councilor Ellie Jones and seconded by Councilor Brian LeBlanc, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

11. **ORDINANCES**

12. **RESOLUTIONS**

A. **2024-126 Resolution Approving The Employment Of Chad Ronchetti As The Economic Development Director**

Chad Ronchetti spoke before the Council to state his excitement to serve Hermantown as its Economic Development Director.

(motion, roll call)

Motion to approve 2024-126 Resolution Approving The Employment Of Chad Ronchetti As The Economic Development Director. This motion, made by Councilor Ellie Jones and seconded by Councilor John Geissler, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea
Councilor John Geissler: Yea
Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

B. 2024-127 Resolution Approving A Special Use Permit For The Construction Of A Two-Family Home (Twinhome) In A R-3 Residential Zoning District

(motion, roll call)

Motion to approve 2024-127 Resolution Approving A Special Use Permit For The Construction Of A Two-Family Home (Twinhome) In A R-3 Residential Zoning District. This motion, made by Councilor Andy Hjelle and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea
Councilor Brian LeBlanc: Nay
Councilor Ellie Jones: Yea
Councilor John Geissler: Yea
Mayor Wayne Boucher: Yea

Yea: 4, Nay: 1

C. 2024-128 Resolution Requesting Advance Funding For The City Of Hermantown From Municipal State Aid Funds For S.A. P. 202-101-014 And S.A.P. 202-104-012 In The Amount Of \$1,250,000.00

(motion, roll call)

Motion to approve 2024-128 Resolution Requesting Advance Funding For The City Of Hermantown From Municipal State Aid Funds For S.A. P. 202-101-014 And S.A.P. 202-104-012 In The Amount Of \$1,250,000.00. This motion, made by Councilor John Geissler and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea
Councilor Brian LeBlanc: Yea
Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

D. **2024-129 Resolution Approving Pay Request Number 3 For Road Improvement District 541 And 542 To Northland Constructors In The Amount Of \$383,516.19**

(motion, roll call)

Motion to approve 2024-129 Resolution Approving Pay Request Number 3 For Road Improvement District 541 And 542 To Northland Constructors In The Amount Of \$383,516.19. This motion, made by Councilor Brian LeBlanc and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

E. **2024-130 Resolution Approving Pay Request Number 8 For Road Improvement District 538 To Ulland Brothers, Inc. In the Amount Of \$30,948.50**

(motion, roll call)

Motion to approve 2024-130 Resolution Approving Pay Request Number 8 For Road Improvement District 538 To Ulland Brothers, Inc. In the Amount Of \$30,948.50. This motion, made by Councilor John Geissler and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

F. **2024-131 Resolution Approving Change Orders Numbers 4 & 5 for Fichtner Park Improvements to Kaski Inc in the Amount of \$56,044.00**

(motion, roll call)

Motion to approve 2024-131 Resolution Approving Change Orders Numbers 4 & 5 for Fichtner Park Improvements to Kaski Inc in the Amount of \$56,044.00. This motion, made by Councilor Andy Hjelle and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

G. **2024-132 Resolution Receiving Bids And Awarding Contract To JMF Construction, Inc For Benson Road Improvement Project In The Amount Of \$86,961.80**

(motion, roll call)

Motion to approve 2024-132 Resolution Receiving Bids And Awarding Contract To JMF Construction, Inc For Benson Road Improvement Project In The Amount Of \$86,961.80. This motion, made by Councilor Brian LeBlanc and seconded by Councilor John Geissler, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

H. **2024-133 Resolution Approving Pay Request Number 1 For The Northstar Arena To Kraus Anderson Construction Company In The Amount Of \$138,657.29**

(motion, roll call)

Motion to approve 2024-133 Resolution Approving Pay Request Number 1 For The Northstar Arena To Kraus Anderson Construction Company In The Amount Of \$138,657.29. This motion, made by Councilor Ellie Jones and seconded by Councilor John Geissler, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

I. **2024-134 Resolution Approving Pay Request Number 2 For The NorthStar Arena To Kraus-Anderson Construction Company In The Amount Of \$90,815.31**

(motion, roll call)

Motion to approve 2024-134 Resolution Approving Pay Request Number 2 For The NorthStar Arena To Kraus-Anderson Construction Company In The Amount Of \$90,815.31. This motion, made by Councilor Ellie Jones and seconded by Councilor Andy Hjelle, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

J. **2024-135 Resolution Authorizing and Directing Mayor and City Clerk to Execute and Deliver an Agreement for Materials Testing Services for Hermantown Ice Arena**

(motion, roll call)

Motion to approve 2024-135 Resolution Authorizing and Directing Mayor and City Clerk to Execute and Deliver an Agreement for Materials Testing Services for Hermantown Ice Arena. This motion, made by Councilor Brian LeBlanc and seconded by Councilor Ellie Jones, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

13. **CLOSED SESSION**

14. **RECESS**

Motion to recess at 7:08 p.m. This motion, made by Councilor Ellie Jones and seconded by Councilor Andy Hjelle, Carried.

Councilor Andy Hjelle: Yea

Councilor Brian LeBlanc: Yea

Councilor Ellie Jones: Yea

Councilor John Geissler: Yea

Mayor Wayne Boucher: Yea

Yea: 5, Nay: 0

ATTEST:

Mayor

City Clerk