

CITY OF HERMANTOWN

City Council Meeting

Tuesday, September 3, 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 McClure, City Clerk; Eric Johnson; Brandon Holmes, Building Official; Trish Crego, Utility & Infrastructure Director; David Bolf, City Engineer; Gunnar Johnson, City Attorney

VISITORS: 6

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **ANNOUNCEMENTS**
5. **PUBLIC HEARING**
6. **COMMUNICATIONS**
 - A. Correspondence 24-96 through 24-106 placed on file
7. **PRESENTATIONS**
 - A. **Preliminary 2025 Budget**
John Mulder, City Administrator
(Pre-Agenda Only)
8. **PUBLIC DISCUSSION**
9. **MOTIONS**
10. **CONSENT AGENDA**

- A. **Minutes** - Approval or correction of August 19, 2024 City Council Continuation Minutes
- B. **Accounts Payable** - Approve general city warrants from August 16, 2024 through August 31, 2024 in the amount of \$2,131,637.54

Motion to the approve the Consent Agenda. 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

11. **ORDINANCES**

- A. **2024-08 An Ordinance Amending Title 2 Of The Hermantown City Code By Amending The Official Zoning Map**

(second reading)

(motion, roll call)

Peggy Hiestand of 3773 Keene Creek Lane spoke before the Council to express concerns of chemicals from decomposed remains contaminating the water supply of the surrounding properties, and to request that her family obtain the marker for their pet once the land is cleared.

Motion to approve 2024-08 An Ordinance Amending Title 2 Of The Hermantown City Code By Amending The Official Zoning Map. This motion, made by Councilor Brian LeBlanc 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

12. **RESOLUTIONS**

A. **2024-168 Resolution Receiving Preliminary Engineering Report And Calling For A Public Hearing For Bill & Irv's Properties, Inc.**

(motion, roll call)

Motion to approve 2024-168 Resolution Receiving Preliminary Engineering Report And Calling For A Public Hearing For Bill & Irv's Properties, Inc. This motion, made by Councilor Andy Hjelle 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. **2024-169 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver A Development Contract Amongst Bill & Irv's Properties, Inc., The City Of Hermantown And The Hermantown Economic Development Authority**

(motion, roll call)

Motion to approve 2024-169 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver A Development Contract Amongst Bill & Irv's Properties, Inc., The City Of Hermantown And The Hermantown Economic Development Authority. 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

C. **2024-170 Resolution Receiving Preliminary Engineering Report And Calling For A Public Hearing For Hawklane Business Park**

(motion, roll call)

Motion to approve 2024-170 Resolution Receiving Preliminary Engineering Report And Calling For A Public Hearing For Hawklane Business Park. This motion, made by Councilor John Geissler 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

D. **2024-171 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver A Development Contract Amongst Hawklane Development LLC, The City Of Hermantown And The Hermantown Economic Development Authority**

(motion, roll call)

Motion to approve 2024-171 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver A Development Contract Amongst Hawklane Development LLC, The City Of Hermantown And The Hermantown Economic Development Authority. 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

E. 2024-172 Resolution Authorizing And Directing The City Administrator And The Assistant City Administrator To Execute And Deliver A Business Development Infrastructure Application

(motion, roll call)

Motion to approve 2024-172 Resolution Authorizing And Directing The City Administrator And The Assistant City Administrator To Execute And Deliver A Business Development Infrastructure Application. This motion, made by Councilor Andy Hjelle 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

F. 2024-173 Resolution Approving A Special Use Permit For Grading And Filling Within A Natural Shoreland Overlay Area

(motion, roll call)

Motion to approve 2024-173 Resolution Approving A Special Use Permit For Grading And Filling Within A Natural Shoreland Overlay Area. 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

G. 2024-174 Resolution Approving Special Use Permit For Construction Of An Accessory Structure In Excess Of 1,200 Square Feet In The R-3 Zoning District At 5075 Willoughby Lane (395-0014-00181) And Imposing Conditions Thereon

(motion, roll call)

Motion to approve 2024-174 Resolution Approving Special Use Permit For Construction Of An Accessory Structure In Excess Of 1,200 Square Feet In The R-3 Zoning District At 5075 Willoughby Lane (395-0014-00181) And Imposing Conditions Thereon. 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

H. **2024-175 Resolution Approving A Special Use Permit For Grading And Filling Within A Natural Shoreland Overlay Area**

(motion, roll call)

Motion to approve 2024-175 Resolution Approving A Special Use Permit For Grading And Filling Within A Natural Shoreland Overlay Area. 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

I. **2024-176 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver Development Agreement With Jay Zierden/Zierden Builders For The Stebner Road PUD Project**

(motion, roll call)

Motion to approve 2024-176 Resolution Authorizing And Directing The Mayor And City Clerk To Execute And Deliver Development Agreement With Jay Zierden/Zierden Builders For The Stebner Road PUD Project. 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. 2024-177 Resolution Approving Pay Request Number 4 For Road Improvement District 541 And 542 To Northland Constructors In The Amount Of \$285,369.23

(motion, roll call)

Motion to approve 2024-177 Resolution Approving Pay Request Number 4 For Road Improvement District 541 And 542 To Northland Constructors In The Amount Of \$285,369.23. This motion, made by Councilor John Geissler 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

K. 2024-178 Resolution Authorizing And Directing Mayor And City Clerk To Execute And Deliver Agreement Between The Hermantown Police Department And Hermantown Community Schools For Police/School Liaison Officer

(motion, roll call)

Motion to approve 2024-178 Resolution Authorizing And Directing Mayor And City Clerk To Execute And Deliver Agreement Between The Hermantown Police Department And Hermantown Community Schools For Police/School Liaison Officer. 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

L. **2024-179 Resolution Approving Final Plans And Specifications And Ordering Advertisement For Bids For The Watermain Replacement Project Along TH53 Between Airport Rd And Cirrus Dr**

(motion, roll call)

Tim Kusnierek of 5021 Thompson Road appeared before the Council to ask how this project would be funded.

Motion to approve 2024-179 Resolution Approving Final Plans And Specifications And Ordering Advertisement For Bids For The Watermain Replacement Project Along TH53 Between Airport Rd And Cirrus Dr. This motion, made by Councilor John Geissler 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

M. **2024-180 Resolution Authorizing and Directing Mayor And City Clerk To Execute And Deliver An Agreement For Consulting Services For Telecom Engineering Services With VMC, LLC**

(motion, roll call)

Motion to approve 2024-180 Resolution Authorizing and Directing Mayor And City Clerk To Execute And Deliver An Agreement For Consulting Services For Telecom Engineering Services With VMC, LLC. 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

N. **2024-181 Resolution Authorizing The City Of Hermantown To Support The St Louis County For The CSAH 13 (Midway Road) Railroad Crossings Planning And Preliminary Engineering Project**

(motion, roll call)

Motion to approve 2024-181 Resolution Authorizing The City Of Hermantown To Support The St Louis County For The CSAH 13 (Midway Road) Railroad Crossings Planning And Preliminary Engineering Project. This motion, made by Councilor John Geissler 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

O. **2024-182 Resolution Approving Pay Request Number 3 For The NorthStar Arena To Kraus-Anderson Construction Company In The Amount Of \$245,854.96**

(motion, roll call)

Motion to approve 2024-182 Resolution Approving Pay Request Number 3 For The NorthStar Arena To Kraus-Anderson Construction Company In The Amount Of \$245,854.96. 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

- P. **2024-183 Resolution Approving Change Order Numbers 1 & 2 for the Northstar Arena to St. Cloud Refrigeration (SCR, Inc.) in the Amount of \$56,540.00**

(motion, roll call)

Motion to approve 2024-183 Resolution Approving Change Order Numbers 1 & 2 for the Northstar Arena to St. Cloud Refrigeration (SCR, Inc.) in the Amount of \$56,540.00. 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

- Q. **2024-184 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Roofing - Scope 7-H)**

(motion, roll call)

Motion to approve 2024-184 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Roofing - Scope 7-H). 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

R. **2024-185 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Metal Panel - Scope 7-F)**

(motion, roll call)

Motion to approve 2024-185 Resolution Receiving Bids And Approving Award Of Contracts For The Northstar Arena And Authoring Document Preparation And Execution (Metal Panel - Scope 7-F). 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

S. **2024-186 Resolution Approving Amendment To Construction Contract With Kraus Anderson Construction Setting The Guaranteed Maximum Price**

(motion, roll call)

Motion to approve 2024-186 Resolution Approving Amendment To Construction Contract With Kraus Anderson Construction Setting The Guaranteed Maximum Price. 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 7:16 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

