

Pursuant to due call and notice thereof, a regular meeting of the North Mankato City Council was held in the Municipal Building Council Chambers on May 21, 2018. Mayor Dehen called the meeting to order at 7:00 p.m. asking that everyone join in the Pledge of Allegiance. The following were present for roll call: Mayor Dehen, Council Members Steiner, Norland, Freyberg, and Whitlock, Attorney Kennedy, and City Clerk Van Genderen. Absent: City Administrator Harrenstein, Finance Director McCann, Community Development Director Fischer, and City Engineer Sarff.

Approval of Agenda

Council Member Norland moved, seconded by Council Member Steiner, to approve the agenda as presented. Vote on the motion: Steiner, Norland, Freyberg, Whitlock and Dehen aye; no nays. Motion carried.

Approval of Council Meeting Minutes

Council Member Steiner moved, seconded by Council Member Norland, to approve the minutes of the Council meeting of May 7, 2018. Vote on the motion: Steiner, Norland, Freyberg, Whitlock and Dehen aye; no nays. Motion carried.

Consent Agenda

Mayor Dehen removed Item D from the Consent Agenda as the North Star Bike Race was Canceled. Council Member Norland moved, seconded by Council Member Whitlock, to approve the Consent Agenda with Item D removed which included:

- A. Bills and Appropriations.
- B. Res. No. 49-18 Approving Donations/Contributions/Grants.
- C. Approved Parade Permit for BENCHS on September 30, 2018, from 7:00 a.m. to 1:00 p.m.
- D.
- E. Approved Audio Permit for North Star Bike Race on June 16, 2018 (and ArtSplash).
- F. Approved Park Permit and Audio Permit for Associated Finishing Inc. Picnic on July 20, 2018, from 12:00 p.m. to 8:00 p.m.
- G. Approved Large Group and Audio Permit for Lunch with the Lancers, Hosted by Business on Belgrade at 232 Belgrade Avenue on June 6, 2018, from 11:00 a.m. to 1:00 p.m.
- H. Approved Labor Agreement between the City of North Mankato and Law Enforcement Labor Services, Inc. (Local No. 305).

Mayor Dehen thanked all of the donors who donated to the scholarship swim passes.

Vote on the motion: Steiner, Norland, Freyberg, Whitlock and Dehen aye; no nays.

Motion carried.

Public Comments Concerning Business Items on the Agenda

Phil Henry, 1300 Noretta Drive, appeared before Council and expressed concerns about rezoning the section of 4-108-27W as M-2, Heavy Industrial when it will be adjacent to the Mayo Health Clinic property. Mayor Dehen commented that Mayo Health Systems had been contacted, but no public comments were made.

Business Items

Ordinance No. 104 Fourth Series, Zoning Part of Section 4-108-27W as M-2 Heavy Industrial.

Mayor Dehen noted the zoning was recommended by the Planning Commission and no negative comments were received during the zoning process. **Council Member Freyberg moved, seconded by Council Member Norland to adopt Ordinance No. 104 Fourth Series, Zoning Part of Section 4-108-27W as M-2 Heavy Industrial. Vote on the motion: Steiner, Norland, Freyberg, Whitlock and Dehen aye; no nays. Motion carried.**

Preliminary and Final Plat of Harrison Truck Center Subdivision: A Request from Harrison Truck Centers.

Council Member Norland moved, seconded by Council Member Whitlock to Approve Preliminary and Final Plat of Harrison Truck Center Subdivision: A Request from Harrison Truck Centers. Vote on the motion: Steiner, Norland, Freyberg, Whitlock and Dehen aye; no nays. Motion carried.

Review 2019 Budget and Proposed 2019-2028 CIP Schedule.

Mayor Dehen stated the Mankato/North Mankato Area Planning Organizations studied the intersections at Lookout Drive and Howard Drive, Lor Ray Drive and Carlson Drive/Countryside Drive, and Lor Ray Drive and Howard Drive. Council Member Freyberg sits on the MPO Board, and no action needs to be taken at this time. Mayor Dehen indicated the project could stay at the end of the CIP until further studies and funding have been finalized.

Review and Comment on the Economic Development Chapter of the Commerce Drive Redevelopment Plan.

Attorney Kennedy reported he attended the Planning Commission discussion on the chapter. He expressed some concerns about the proposed future market potential and warned that while residents may be interested in certain projects, such as a grocery store or coffee shop, the City has tried these types of projects before with little success. Mayor Dehen commented that it should be based on what the market can bear.

Open Forum

Stefanie Jacquette, 509 Wheeler Avenue, appeared before Council and expressed concern about the Development Agreement on the consent agenda on May 7, 2018, including why it was on the consent agenda, the amount subsidized to the developer, if the City waited would the property have been sold without subsidization and if the funds could have been spent differently.

Phil Henry, 1300 Noretta Drive, appeared before Council and stated he agreed with Ms. Jacquette and indicated he thought it would take 17 years to recoup the subsidy in taxes provided by the Development Agreement.

Tom Hagen, 927 Lake Street, appeared before Council and stated he wanted a review of the rental density cap, not just a report.

City Administrator and Staff Comments

City Clerk Van Genderen reported Bookin' on Belgrade had 201 preregistered and nine same-day registrations. The event was well attended, and the support from sponsors and the local community was terrific.

City Clerk Van Genderen reported Art Splash would continue on June 16, 2018, up at 1920 Lee Boulevard.

Mayor and Council Comments

Council Member Norland stated an article reported the St. Peter and MVAC were working together. She said that North Mankato was partnering with MVAC to run the North Side Revivals program that will help residents rehab homes over 50 years old.

Council Member Whitlock reported Business on Belgrade was sponsoring Lunch with the Lancers on June 6th.

Council Member Whitlock thanked Jeni Bobholz from Business on Belgrade and Library Director Katie Heintz for their work on Bookin' on Belgrade.

Council Member Steiner reported Business on Belgrade's Bookin' on Belgrade was a success, and he thanked Brandon Lewis from KTOE for covering the event.

Mayor Dehen reported the City Council completed its annual evaluation of City Administrator John Harrenstein. He indicated the majority of the Council remains supportive and thanked him for his accomplishments on behalf of the City. The Council awarded him a 3% merit increase for the review period.

There being no further business, on a motion by Council Member Norland, seconded by Council Member Steiner, the meeting adjourned at 7:22 p.m.

Mayor

City Clerk