

**MINUTES - BENSON CITY COUNCIL REGULAR MEETING  
CITY HALL  
MAY 15, 2023**

The meeting was called to order at 5:30 p.m. by Mayor Evenson. Members present: Mark Schreck, Jack Evenson, Chris Carruth, Dan Enderson, Nancy Maanum. Members Absent: None. Also present: Director of Finance Lisa Kent, City Clerk Val Alsaker, Public Works Director Dan Gens, City Manager Kyle Harris, Police Chief Ian Hodge, CEDA Representative Hillary Tweed, Nathan, Jen and Terry Sullivan, Julie Loen, Elizabeth Koehl, Shelly Mikkelson, Andy Engan from Engan Associates and Reed Anfinson.

The Council recited the Pledge of Allegiance.

The Mayor asked for any additions to the agenda items. Stantec Engineering and Beautify Benson flowers were added. It was moved by Schreck, seconded by Maanum and carried unanimously to approve the amended agenda.

It was moved by Schreck, seconded by Carruth and carried unanimously to approve the following items on the consent agenda:

May 1, 2023 City Council Meeting  
CenterPoint Energy Payment Summary May 30, 2023 - \$16,399.60  
Magney Construction Pay Request- #10 – Clearwell - \$205,991.32 – Balance to Finish-\$521,984.27  
Chippewa Valley Deer Hunters Assn.- Gambling Permit – September 29, 2023  
Electronic Transfers:  
Payroll: May 4, 2023 - \$115,775.23

The Mayor asked for anyone with unscheduled business, to which there was no one.

The Sullivans from Patrick’s Pub & Grill approached the City Council about Kid Day weekend, and the desire to hold a street dance on Friday, July 14<sup>th</sup>, 2023. They said they are also holding a bean bag tournament the next day. They requested closing 13<sup>th</sup> St. S. between Kansas and Pacific Avenues Friday and Saturday of Kid Day weekend. They said the events will be run exactly as they have the past several years. It was moved by Maanum, seconded by Carruth and carried unanimously to approve Patrick’s Pub and Grill’s request to close 13<sup>th</sup> St. S. between Kansas & Pacific Avenues from 6 a.m. July 14 – 8 p.m. July 16, 2023 for their street dance and bean bag tournament.

Mikkelson approached the Council. She said last summer the City Council approved launching an independent fundraiser for a second slide at the swimming pool. Her campaign is called “The 2<sup>nd</sup> Slide by 2025”. She has made a sign to measure the fundraising progress for the public to see. The sign is ready to be put up and she is asking where she can place it. She said she is also working on a Duck Race, movie nights at the pool and serving ice cream sundaes at one of the Music in the Park events this summer. She said they have to raise half the cost of the slide before the company will take their order. The estimate for the slide is \$160,000, so they hope to have \$80,000 raised by the end of the year. Mikkelson is asking the City to take a vested interest in the fundraiser by matching their fundraiser. It was agreed Harris and Gens will help place the sign so it isn’t in the way of mowing.

Engan and Tweed approached the Council to discuss the Armory bids. First Tweed presented a letter from DEED on our grant for the Armory project. Originally, we were to have our funds spent by October 2023. The letter she presented said HUD has recognized most recipients of the grant are finding it difficult to finish projects by designated deadlines. DEED has extended the timeline for funds to be

spent by March 2027. The hope of receiving additional funding from this particular grant are no longer viable with the extended time line. Tweed reminded the Council our project budget is \$1.2 million. Engan presented the bids to the Council, and recommended we go with the low bid of \$1.8 million. Although the bids were only good until May 29, 2023, the low bidder stated they would honor their bid until June 5, 2023. He went on to say without the alternates, the cost of the project would be \$1.6 million. Tweed and Harris talked to Engan and the following could be removed from the project: eliminate the new south entry way, do nothing with the structural issues in the southwest garage. If you eliminate this, it is recommended to not use that corner of the building and lastly no air conditioning for the large room or new air handling for a total deduct of \$367,542. There could be additional credits between \$75,000-\$115,000. The numbers will be finalized by next week. Evenson asked what exactly are we getting for the bid? Engan replied shoring up the meat and bones of the building, reroof the main building but not the garage, exterior stucco and painting. Inside sprinklers up to code, three restrooms, refinished lobby, new HVAC in the basement to circulate and dehumidify the air and new furnaces. Maanum asked if the mold in the basement will be addressed. Engan stated no mold mitigation is included. Schreck asked how can we get by not fixing the structural issue in the southwest corner of the garage. Engan said it will be unusable space. After discussion, Alsaker was directed to set up a special City Council meeting to look over all the information on the Armory and decide what to do with the Armory.

It was moved by Enderson, seconded by Schreck and carried unanimously to approve the 2<sup>nd</sup> reading of an ordinance to amend Section 154.026, General Building and Performance Standards and Section 154.056, Uses, of the Benson City Code.

Alsaker approached the Council. She said now that Maanum is officially on the Council, and interim Councilmember Landmark is done with his appointment, it is time to review the City Council Appointments. She said now is the chance for Councilmembers to shift on or off of a committee if they wish. She noted the Liquor Committee and the HRA Board need a Councilmember to replace Landmark. It was moved by Schreck, seconded by Carruth and carried unanimously to approve the following City Council Appointments:

### **City Council Appointments**

<b>Chain of Command:</b>	Jack Evenson [Mayor] Mark Schreck [Mayor Pro-Tem] Dan Enderson Chris Carruth Nancy Maanum
<b>Blight Committee:</b>	Dan Enderson & Chris Carruth
<b>EDA:</b> { Voting Members }	Dan Enderson and Jack Evenson
<b>Fire Board:</b>	Mark Schreck and Jack Evenson
HRA: [Voting Members [Council opted to leave one spot open]	Nancy Maanum
<b>Library Board:</b> Council Liaison]	Jack Evenson
<b>Liquor Committee:</b>	Dan Enderson and Nancy Maanum
<b>Park Board:</b> Voting Member	Chris Carruth
Council Liaison	[Council opted to leave this position open in 2020]
<b>Personnel Committee:</b>	Mark Schreck and Jack Evenson
<b>Planning Commission:</b> [Voting Member]	Jack Evenson and Dan Enderson
<b>Utility Committee:</b>	Jack Evenson & Mark Schreck
<b>Facilities Committee:</b>	Mark Schreck and Jack Evenson
<b>Civic Center Board:</b>	Dan Enderson
<b>Kid Day Committee:</b>	Dan Enderson and Jack Evenson
<b>Hospital Board:</b>	
<b>Civil Cases:</b>	

City Attorney:	Don Wilcox
<b>Attorney Handling Criminal Cases:</b>	Danielle Olson
<b>MRES</b>	
Representative:	Rob Wolfington
Alternate:	Jack Evenson
<b>Western MN Municipal Power</b>	
Representative:	Rob Wolfington
Alternate:	Jack Evenson

Gens approached to discuss a change order for the pool. He said they need to replace two large valves at the pool. One is in the pit below the kiddie slide, one under the big slide. Two grates need to be replaced at the bottom of the big slide which is a requirement we need to replace every two years. He also needs two PH and ORP probes. The original quote was \$12,900. The change order is for \$14,620.94 for a total of \$27,610.94. Enderson asked if this will solve the problems we had last year. Gens said the valves are deteriorating. There was also operator error with the valves. This should take care of the problem. After discussion, it was moved by Carruth, seconded by Maanum and carried unanimously to approve the change order in the amount of \$14,620.94.

Gens presented a pay request for crushed rock for chip sealing. He said this was not part of the earlier quote for chip sealing which only included oil and application. It was moved by Enderson, seconded by Schreck and carried unanimously to approve the pay request to Fisher Sand & Gravel for 3/8" crushed rock in the amount of \$20,919.64.

Next Gens presented a map of the proposed camping expansion discussed at the May 1, 2023 meeting. The site is the old Rob's Motel the City purchased and annexed into the City. It is contingent on Ambush Park. The map shows eight sites. He said it will cost \$12,500 to install new electric to 12 sites. Daily rental per pad is \$30, weekly rental will be \$210, monthly rent will be \$840. If eight sites were rented for two months there would be a revenue of \$13,440, which will pay for the expansion. The pads will be gravel. If these sites are popular, eventually we will run sewer and water to these sites and pave the pads. He went on to say we have trees in our tree nursery we can move over to help with shade and privacy from the highway. After discussion, it was moved by Carruth, seconded by Maanum and carried unanimously to approve expanding Ambush Park campsites by eight sites in the location presented and discussed.

Gens said the new electric truck is here, but it doesn't come with a flatbed box. This purchase is part of the utility bond. He presented a state bid cost from Crysteel for the flatbed. After discussion, it was moved by Carruth, seconded by Enderson and carried unanimously to approve the purchase of the flatbed box from Crysteel Truck Equipment in the amount of \$10,953.00 plus taxes and fees.

Kent approached the Council to discuss the phone system at City Hall. Our current system is old, we can no longer get replacement parts or program the system, and some phone extensions do not work. A new system has been in the budget for a couple years now. She said she and Alsaker have been working with Rob Lee, our IT person to research new systems. She said we have decided on the MNIT System for phone service, which is run through fiber optic lines. The Police Department is currently using this system and like it. The actual hardware or phones we have decided on are Cisco we will purchase through Morris Electronics. Also included in the purchase will be new phones for the Police Department. \$50,000 is budgeted for this project. The quotes have come in at \$20,000. She recommended approval to move forward with the new phone system. After discussion, it was moved by Schreck, seconded by Enderson and carried unanimously to approve the new phone system and phone purchases at a cost of \$20,000 as presented.

It was moved by Schreck, seconded by Enderson and carried unanimously to approve the bills and warrants in the amount of \$683,563.45.

Harris said when addressing City Council concerns, he feels it will be advantageous to have the City Attorney present at our meetings. After discussion it was moved by Enderson, seconded by Maanum and carried unanimously to have the City Attorney present at all City Council Meetings.

Harris and Gens discussed our contracts with Stantec Engineering. They have a contract with the City to engineer the wastewater treatment upgrade project. Their budget to engineer the project was \$197,000. In April of 2022 they came to the City Council for approval for more engineering in the amount of \$10,742 which the Council approved. They have submitted a bill in the amount of \$28,000 and propose another \$38,000 for additional work. He went on to discuss conversations with Stantec, and he is looking for direction from Council how they wish to proceed. He noted they are engineering two other projects for us as well. After discussion, Council directed Harris to have a meeting with Stantec and bring information from the meeting back to Council at the June 5, 2023 meeting.

Lastly Evenson said the Beautify Benson flower pots have been planted and are ready to go out around town soon. The Benson Music Boosters have watered these pots for the last few years, but will no longer be watering them. The Flower Basket said they will water the pots for the same arrangement as the Music Boosters. After discussion, it was moved by Enderson, seconded by Maanum and carried unanimously to approve the Flower Basket to water the flower pots, under the same work agreement as the Music Boosters for a fee not to exceed \$10,000.

There being no further business to come before the Council a motion was made by Schreck, seconded by Carruth and carried unanimously to adjourn the Council meeting at 6:46 p.m.

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Mayor

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City Clerk