

**MINUTES - BENSON CITY COUNCIL - REGULAR MEETING
OCTOBER 2, 2017**

The meeting was called to order at 5:30 p.m. by Mayor Landmark. Members present: Terri Collins, Jack Evenson, Gary Landmark, Stephanie Heinzig & Lucas Olson. Members Absent: None. Also present: City Manager Rob Wolfington, Director of Finance Glen Pederson, Police Chief Hodge, Director of Public Works Dan Gens, Ron Hanson, Alethea Kohler with Swift County Developmental Achievement Center (DAC), Elliot Nelson, Benson Librarian Dawn Dailey, Rosie Peterson and Shelly Eldridge from Ehlers & Associates.

The Council recited the Pledge of Allegiance.

Mayor Landmark asked if there were any changes to the agenda. Wolfington asked to strike the RDA item from the agenda as well as a variance request for 1328 Atlantic Ave. it was moved by Evenson, seconded by Collins and carried unanimously to approve the amended agenda.

It was moved by Collins, seconded by Evenson and carried unanimously to approve the following items on the Consent Agenda:

- September 18, 2017 City Council Minutes
- September 27, 2017 Airport Commission Meeting
- MnDOT Letter of Appreciation
- Public Works Police Report

The Mayor asked for people with unscheduled business to which there were none.

Dawn Dailey with the Benson Public Library approached the Council and presented an award for Outstanding Friends of the Library member honoring Benson Friends member Rosie Peterson for all she does for the Benson Public Library.

Next Alethea Kohler from the Developmental Achievement Center (DAC) came forward and presented City Manager Rob Wolfington with an award from the Minnesota Organization for Habilitation and Rehabilitation honoring the City of Benson for being an outstanding employer of people with disabilities. Wolfington thanked Kohler and expressed the City's appreciation for the quality work the DAC provides to the City.

Wolfington presented a Municipal Naming Policy for naming or renaming or dedication of municipal assets to the Council for review. Ron Hanson approached the Council. He discussed how the current baseball field was established and the project was spearheaded by a citizen by the name of John Goggin. He thanked the City for allowing him to plant a tree in his name at Northside Rec, and expressed a plan to put a plaque by the tree. After discussion, it was moved by Collins, seconded by Evenson and carried unanimously to approve sending this policy and request to the Park Board for review.

Next was a Conditional Use Permit that was reviewed at the Planning Commission meeting at noon today for a resident at 1801 Pacific Ave. to open an electronic repair business in his basement. The Planning Commission recommended approval with the conditions the business can only operate 7a.m.-7 p.m., Monday through Friday, and only non-illuminated signs in the window of the house. After discussion, it was moved by Heinzig, seconded by Olson and carried unanimously to approve the conditional use permit.

Wolfington presented a request for support from Prairie Five Community Action Council for their Reach Out for Warmth program. After discussion it was moved by Evenson, seconded by Collins and carried unanimously to approve \$1,000 to the Reach Out for Warmth program paid from the utility fund.

The Humane Society was referred to a home in Benson upon a complaint that was housing 38 cats. They have extracted the cats and have been attending to their medical needs, spaying and neutering them. The costs for this have been a strain on the Humane Society financially. They are asking for help in paying the bills for these rescues and are looking for a \$3,000 donation from the City. They know they will have continued expenses with this rescue. After discussion, it was moved by Evenson, seconded by Heinzig and carried unanimously to approve expenses with this rescue not to exceed \$6,000.

Next was a request from Attorney Richard Stulz for a client to detach 36 acres of wooded land from the city limits along the Chippewa River west of the dog park. After discussion, it was moved by Collins, seconded by Evenson and carried unanimously to send this request to the Planning Commission for further evaluation.

Next was a quote for cubicles for the new police department. This is for new cubicles and to re-assemble the cubicles left at the building. It was moved by Evenson, seconded by Collins and carried unanimously to approve the quote from Viking Office Supply for cubicles in the amount of \$4,234.84.

There was another quote for office furniture for the police department. It was moved by Evenson, seconded by Collins and carried unanimously to approve the quote for office furniture from Viking Office Supply in the amount of \$7,109.84.

Gens approached the Council. He stated the Airport Commission has been reestablished. Recently the contract with Lynch Lake Flying Club was terminated. Gens presented an Airport Assistant Agreement the Airport Commission is recommending with Jason Doscher of Jed-Aire Aviation. He is at the airport for his business on a daily basis. After discussion, it was moved by Evenson, seconded by Olson and carried unanimously to approve the Airport Assistance Agreement with Jason Doscher as of 12/1/2017.

Gens informed the Council, the computer in the waste water facility went down. Now there is no way to contact the person on call when there is a problem with the plant. A new computer is needed and updating the SCADA will cover any possible future expansions to the plant in the future. After discussion it was moved by Evenson, seconded by Olson and carried unanimously to approve the purchase of a new computer from Total Control Systems, Inc. in the amount of \$2,719.39, sonic wall for \$2,519.22 and software in the amount of \$9,986.11 for the waste water plant.

Mayor Landmark opened the public hearing at 6:00 p.m. on General Obligation Capital Improvement bonds, also to include future electric debt. Shelly Eldridge from Ehlers and Associates approached the Council to review the presale report. There will be change to the report. The 10 year bond will be changed to 15 as it is more appropriate for better cash flow for the City.

Councilmember Evenson offered the following resolution:

**RESOLUTION GIVING PRELIMINARY APPROVAL
FOR THE ISSUANCE OF THE CITY'S GENERAL OBLIGATION
CAPITAL IMPROVEMENT PLAN BONDS IN AN AMOUNT
NOT TO EXCEED \$995,000 AND
ADOPTING THE CITY OF BENSON, MINNESOTA
CAPITAL IMPROVEMENT PLAN FOR 2017 THROUGH 2021
UNDER MINNESOTA STATUTES, SECTION 475.521
RESOLUTION 2017-21**

A. WHEREAS, the City Council of the City of Benson, Minnesota (the “City”) proposes to adopt the City of Benson, Minnesota Capital Improvement Plan (the “Plan”) and to issue its general obligation capital improvement plan bonds (the “Bonds”) described in the Plan; and

B. WHEREAS, the City has caused notice of the public hearing on the intention to issue the Bonds and on the proposed adoption of the Plan to be published pursuant to and in accordance with Minnesota Statutes, Section 475.521; and

C. WHEREAS, a public hearing on the intention to issue the Bonds and on the proposed Plan has been held on this date, following published notice of the hearing as required by law; and

D. WHEREAS, in approving the Plan, the City Council considered for each project and for the overall Plan:

1. The condition of the City's existing infrastructure, including the projected need for repair and replacement;
2. The likely demand for the improvement;
3. The estimated cost of the improvement;
4. The available public resources;
5. The level of overlapping debt in the City;
6. The relative benefits and costs of alternative uses of the funds;
7. Operating costs of the proposed improvements; and
8. Alternatives for providing services more efficiently through shared facilities with other local governmental units; and

E. WHEREAS, the City Council has determined that the issuance of the Bonds is the best way to finance the capital improvements described in the Plan as authorized under Minnesota Statutes, Section 475.521.

NOW, THEREFOR, BE IT RESOLVED by the City Council of the City of Benson, Minnesota, as follows:

1. The Plan is hereby in all respects approved.
2. The staff and consultants of the City are hereby authorized to do all other things and take all other actions as may be necessary or appropriate to carry out the Plan in accordance with any applicable laws and regulations.
3. The City gives preliminary approval to issuance of the Bonds in the maximum principal amount of \$995,000, provided that if a petition requesting a vote on issuance of the Bonds, signed by voters equal to five percent of the votes cast in the last general election, is filed with City Clerk by November 2, 2017, the City may issue the Bonds only after obtaining approval of a majority of voters voting on the question at an election.
4. The City declares its official intent to reimburse itself for the costs of the Plan from the proceeds of the Bonds.

Councilmember Olson seconded the foregoing Resolution and the following vote was recorded: AYES: Collins, Heinzig, Evenson, Landmark, Olson. NAYES: None. Thereupon the Mayor declared Resolution 2017-21 duly passed and adopted.

Councilmember Collins offered the following resolution:

Resolution Providing for the Sale of

**\$995,000 General Obligation Capital Improvement Plan Bonds,
Series 2017B
RESOLUTION 2017-22**

- A. WHEREAS, the City Council of the City of Benson, Minnesota has heretofore determined that it is necessary and expedient to issue the City's \$995,000 General Obligation Capital Improvement Plan Bonds, Series 2017B (the "Bonds"), to finance costs associated with the acquisition, remodel and equipping of a building for the Police Department in the City; and
- B. WHEREAS, the City has retained Ehlers & Associates, Inc., in Roseville, Minnesota ("Ehlers"), as its independent municipal advisor for the Bonds in accordance with Minnesota Statutes, Section 475.60, Subdivision 2(9);

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Benson, Minnesota, as follows:

- 1. Authorization; Findings. The City Council hereby authorizes Ehlers to assist the City for the sale of the Bonds.
- 2. Meeting; Proposal Opening. The City Council shall meet at 5:30 p.m. on November 6, 2017, for the purpose of considering proposals for and awarding the sale of the Bonds.
- 3. Official Statement. In connection with said sale, the officers or employees of the City are hereby authorized to cooperate with Ehlers and participate in the preparation of an official statement for the Bonds and to execute and deliver it on behalf of the City upon its completion.

Councilmember Olson seconded the foregoing Resolution and the following vote was recorded: AYES: Collins, Heinzig, Evenson, Landmark, Olson. NAYES: None. Thereupon the Mayor declared Resolution 2017-22 duly passed and adopted.

Pederson said they will be refinancing the electric bonds of 2007 which are callable now. Current rates are 4.3 - 4.7% interest. The estimate is the new rate will be 1.4 - 2.9% which will save the City \$400,000. He went on to explain there are 3 options for refinancing. First we could go to the market which isn't recommended. Second we could negotiate with 1 or 2 underwriters or third we could get a list of underwriters that deal with electric bonds and call for a request for proposal. He stated they will be looking at the best option for refinancing.

It was moved by Councilmember Evenson, seconded by Collins and carried unanimously to close the public hearing at 6:21 p.m.

There being no further business to come before the Council upon motion by Evenson, seconded by Olson and carried unanimously to adjourn the Council meeting at 6:22 p.m.

Mayor

City Clerk