

**MINUTES - BENSON CITY COUNCIL REGULAR MEETING  
CITY HALL  
AUGUST 16, 2021**

The meeting was called to order at 5:30 p.m. by Mayor Collins. Members present: Terri Collins, Lucas Olson, Mark Schreck, Jack Evenson and Jon Buyck. Members Absent: None. Also present: City Manager Rob Wolfington, Director of Finance Glen Pederson, Police Chief Ian Hodge, CEDA Representative Hillary Tweed, Public Works Director Dan Gens, City Attorney Ben Wilcox, Coalition of Greater Minnesota Cities (CGMC) Representative Elizabeth Wefels, CSNelson Properties owner Cody Nelson and Pioneerland Librarian Andrew Kelton.

The Council recited the Pledge of Allegiance.

The Mayor asked for any changes to the agenda. Discussion on September 2021 Council meeting dates was added. It was moved by Evenson seconded by Schreck and carried unanimously to approve the amended agenda.

It was moved by Evenson to approve the consent agenda. Schreck asked about the contracted payment to Stantec Engineering for the clear well in the amount of \$96,416.02. Wolfington said this is for engineering completed on the project including the bidding, and the Council decision to rebid the project in January 2022. It was seconded by Olson to approve the consent agenda and carried unanimously to approve the following items on the consent agenda:

- August 2, 2021 City Council Minutes
- May 12, 2021 Cemetery Board Minutes
- Kid Day Final Report
- MRES Newsletter
- MPCA Air Compliance Evaluation
- Electronic Transfers:
  - Payroll: August 12, 2021 - \$115,197.53
- Contracted Payments:
  - Stantec – WWTP Miscellaneous Upgrades - \$66,433.80-Balance to finish \$78,793.05
  - Stantec – Clearwell & Pump station - \$96,416.02-Balance to finish \$44,283.00

There was no one with unscheduled business to come before the Council.

Liz Wefels with the CGMC approached the Council to update the City on what the Coalition is working on at the legislature. Some topics they are focusing on are Local Government Aid, water infrastructure programs, source reduction of wastewater facilities, child care grants for business development, and child care grants for training. She reminded the Council of the Fall Conference November 18-19, 2021 and the Legislative Action Day next March.

Next Tweed and Nelson approached the Council. Nelson introduced himself as the owner of CSNelson Properties out of Sauk Center. He currently has 50 tenants in residential and multi-family developments in seven communities. He went on to say he is interested in developing the planned unit development in the Cottage Square addition. The homes will be 45' x 91' duplexes with covered patios, with market rate rentals ranging in cost of \$900-\$1200 per month. He expects the demographics will be people ages 40-90. The only utilities tenants will pay is electricity, internet and garbage. The other utilities will be included in the rent along with lawn care and snow removal. Tweed said our bond council

Mary Ipple suggested the City purchase the land as insurance if the project doesn't happen, we will have the asset. The ask is to approve the terms of the purchase agreement and to approve the purchase of the land. It was moved by Evenson, seconded by Schreck and carried unanimously to approve the terms for assistance with CSNelson Properties to develop the land in the Cottage Square addition. It was then moved by Evenson, seconded by Schreck and carried unanimously to approve the purchase of the Cottage Square addition land for \$195,000.

Tweed said the City was awarded the 2021 Minnesota Community Development Block Grant Covid-19 in the amount of \$678,000.00. This is a grant that the Council approved that we applied for to renovate the Armory. She said she will be meeting with Zac Claehr a grant specialist coordinator with DEED to discuss the next steps to receive the grant.

Tweed gave an update on Nature Energy. An invitation to go to Denmark has been extended to the City for the week of September 19-25, 2021. The schedule will include touring 4 Nature Energy plants, a manure supplier and their headquarters in Odense, Denmark. Cost for travel and lodging was estimated at \$2,000 per person. Those suggested to go are Schreck, Evenson, Collins and Tweed. Schreck stated he is unable to go to Denmark that week. It was discussed who could replace him, or maybe just three will go. It was moved by Evenson, seconded by Schreck and carried unanimously to approve travel and lodging expenses for up to 4 people to go to Denmark.

Councilmember Schreck offered the following resolution:

**A RESOLUTION ESTABLISHING AN ABSENTEE BALLOT BOARD  
(RESOLUTION NO. 2021-20)**

WHEREAS, The City of Benson is required by Minnesota Statute 203B.121; Subd. 1 to establish an Absentee Ballot Board effective August 16, 2021 ; and

WHEREAS, this board will bring uniformity in the processing of accepting or rejecting returned absentee ballots in the City of Benson; and

WHEREAS, the Absentee Ballot Board would consist of a sufficient number of election judges or officials as provided in sections 204B.19 to 204B.22;

NOW, THEREFORE, BE IT RESOLVED THAT, the City Council of the City of Benson hereby establishes an Absentee Ballot Board to consist of the following individuals as provided in sections 204B.19 to 204B.22 to perform the task.

City Manager	Rob Wolfington
City Clerk	Glen Pederson
Administrative Assistant	Valerie Alsaker

Councilmember Buyck seconded the foregoing resolution and the following vote was recorded: AYES: Schreck, Olson, Buyck, Collins, Evenson. NAYS: None. Thereupon the Mayor declared Resolution 2021-20 duly passed and adopted.

Councilmember Evenson offered the following resolution:

**RESOLUTION DESIGNATING LOCATION FOR ABSENTEE  
BALLOT VOTING FOR 2021 GENERAL ELECTION  
(RESOLUTION NO. 2021-21)**

WHEREAS, the City of Benson is holding a General Election on November 2, 2021 to elect a Mayor and two City Council members and

WHEREAS, the City is required to designate a location for absentee voting.

NOW, THEREFORE, be it resolved that City Hall, 1410 Kansas Avenue, Benson, MN 56215 is designated as the location for absentee voting at the City General Election.

Councilmember Buyck seconded the foregoing resolution and the following vote was recorded: AYES: Schreck, Olson, Buyck, Collins, Evenson. NAYS: None. Thereupon the Mayor declared Resolution 2021-21 duly passed and adopted.

Mayor Collins said since they will be gone to Denmark on September 20, she asked the Council if they would rather meet on September 28, 2021 instead. It was moved by Schreck, seconded by Buyck and carried unanimously to approve moving the September 20 Council meeting to September 28, 2021.

It was moved by Evenson, seconded by Schreck and carried unanimously to approve the bills and warrants in the amount of \$361,513.28.

There being no further business to come before the Council a motion was made by Evenson seconded by Olson and carried unanimously to adjourn the Council meeting at 6:11 p.m.

---

Mayor

---

City Clerk