

# CITY COUNCIL PROCEEDINGS

## BEMIDJI, MINNESOTA

### Work Session – Monday, January 9, 2017

Pursuant to due call and notice, a work session of the City Council of the City of Bemidji, Beltrami County, Minnesota, was held on Monday, January 9, 2017, at 5:30 p.m. in the Conference Room of City Hall, Mayor Albrecht presiding.

Upon roll call, the following Councilmembers were declared present: Albrecht, Meehlhause, Hellquist, Johnson, Erickson, Larson

Staff Present: City Manager Nate Mathews, City Attorney Alan Felix, Public Works Director/City Engineer Craig Gray, Finance Director Ron Eischens, City Clerk Kay Murphy

Others Present: Dr. Jim Hess, ISD #31 Supt.; Ann Long-Voelkner, School Board

#### Division Street Utility Extensions

Gray stated that the Council, at their November 28 work session, authorized proceeding with a utility extension project from the Bemidji High School to Adams Avenue at an estimated cost of \$508,000. He further stated that discussion occurred about extending the city mains and service lines beyond Adams Avenue to the site of the new elementary school. City staff and Karvakko Engineering estimated the additional cost for this work at \$281,000. A significant portion of the cost is related to roadway bituminous replacement, utility services and fire hydrants.

Gray stated that the City was contacted by the School District to see if there was a way for the water and sewer mains west of Adams Avenue to be turned over to the City after construction, in essence making these publicly owned and maintained. Gray and the City Manager met with the Dr. Hess and it was discussed during that meeting that the school district could pay all of the Division Street bituminous costs that would be involved to build the sanitary sewer to city specifications and half of the cost of the necessary fire hydrants. The City's share of the revised project is estimated at \$80,000 and would include water main and sanitary sewer stubs to four properties on the north side of Adams and one to Hidden Trail Court on the south side. He stated that there would be no residential services lines installed to the south properties.

Johnson stated that the City should annex the parcels located on the north side of Division Street and not create a "flag" lot to annex the school property. Discussion followed regarding annexation and extending city utilities outside city limits. Felix stated that the Council may not want to burden the decision based on the annexation of the other parcels which may be complex.

Mathews stated that he met with Grant Valley Township officials but they only discussed annexation briefly. He stated that the School, County and City are developing a Municipal Services and Development Agreement which will incorporate recommendations from the Joint Planning Board.

**Motion by Meehlhause, seconded by Johnson, directing staff to discuss an Orderly Annexation Agreement with Grant Valley Township within the next six months regarding the four parcels located on the north side of Division Street and west of Adams Avenue. Motion carried with the following vote: Ayes: Albrecht, Meehlhause, Erickson, Larson, Johnson. Nays: Hellquist.**

**Motion by Meehlhause, seconded by Johnson, to approve the design of water and sewer mains along the Division Street corridor west of Adams as a future public utility at a cost not to exceed \$80,000 cost share with the School District. Furthermore, the School District and Beltrami County shall petition the City for annexation of their respective properties. Motion carried unanimously.**

#### Property Discussion

**Motion by Meehlhause, seconded by Johnson, to close the meeting in accordance with Minnesota Statute Section 13D.05, Subd. 3 for the purpose of reviewing confidential or non-public appraisal data relating to the acquisition of real property, as well as to develop or consider offers or counter-offers for the purchase of said**

**property. Motion carried unanimously. Mayor Albrecht closed the meeting at 6:39 p.m.**

Staff Present: City Manager Nate Mathews, City Attorney Alan Felix, Public Works Director/City Engineer Craig Gray, Finance Director Ron Eischens, City Clerk Kay Murphy

**Motion by Meehlhause, seconded by Johnson to reopen the meeting at 7:22 p.m. Motion carried.**

**ADJOURN**

There being no further business, motion by Meehlhause, seconded by Johnson, to adjourn the meeting. Motion carried. Meeting adjourned at 7:25 p.m.

Respectfully submitted,



Kay M. Murphy  
City Clerk