

**CITY COUNCIL PROCEEDINGS**  
**BEMIDJI, MINNESOTA**  
**Special Meeting/Work Session – March 27, 2017**

Pursuant to due call and notice, a special meeting/work session of the City Council of the City of Bemidji, Beltrami County, Minnesota, was held on Monday, March 27, 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, Erickson, Larson Absent: Johnson

Staff Present: City Manager Nate Mathews, City Attorney Alan Felix, City Engineer Craig Gray, Parks & Trails Director Marcia Larson, City Clerk Kay Murphy

Others Present: Lee Coe, Gary Danielson, Lester Johnson, Jeff Roberts, Mitch Rautio, Dave Hengel, Mike Karvaako

Sanford Center Remodel

Mathews stated that at the Council's February 6, 2017, meeting approved the transfer of the remaining 2016 Sanford Center operational funds in the amount of \$50,712 for remodeling the front entrance as well as the purchase of seven manometers. The following quotes for the remodel were received:

|                           |             |
|---------------------------|-------------|
| Christiansen Construction | \$27,416.00 |
| Frenzel Construction      | \$52,256.00 |

**Motion by Meehlhause, seconded by Larson, to award the quote to Christiansen Construction in the amount of \$27,416. Motion carried unanimously.**

Freedom Defenders Veteran Memorial (FDVM)

Lee Coe, FDVM Chair, reviewed their request for a static display of a U.S. Government helicopter to be placed near their Memorial by the History Center. He stated the U.S. Government will remain the owner of the helicopter and the city will not be on the "hook" for any costs. However, the City will maintain the premises.

Marcia Larson stated that Parks & Trails would like to have a trailhead at the depot parking lot but they are waiting for the Council to make a decision on the helicopter before they make a decision.

Jeff Roberts, FDVM, stated that they cannot submit the application until approval is received from the Council.

Mayor Albrecht stated that she appreciated the group's initiative but wondered if this was the best location. She also suggested that the Public Arts Commission should review their request and make a recommendation to the Council.

Airport Director Karen Weller stated that the Airport Authority discussed the helicopter display and would not be opposed to finding a suitable site at the airport.

Lee Coe stated that the Board would have to discuss the idea of having it placed elsewhere. The cost to install is approximately \$1,000.

Councilmembers Erickson and Larson both liked the location near the History Center.

Consensus of the Council was to have the Public Arts Commission review the request at their April 12, 2017 meeting.

Rail Corridor Development

Mitch Rautio reviewed his proposal to develop the Rail Corridor. He stated that he is passionate about downtown and wants the project to move forward for the future of our city. He stated that the Council at their March 28, 2016 meeting agreed to move forward and work with Specklebelly Properties, LLC and get the Phase II soils tested and investigation done. Landmark Environmental completed the investigation in the fall of 2016. He asked the Council to consider a purchase agreement to purchase the property from the Mississippi River to Irvine Avenue after cleanup is completed. Furthermore, he would like to enter into a first right to purchase a second parcel from Irvine to Park Avenue.

Mayor Albrecht stated that his request is beyond the capacity of City staff and she recommended that the Council consider hiring a firm that is qualified to work with the City and developer on issues that may arise.

Mathews stated that he was hesitant hiring an appraisal without further discussion by the Council.

City Attorney Felix stated that the Council purchased the Soo Line corridor to install the north-west interceptor and to develop a trail. The Council's third priority was to redevelop the property.

Council discussed funding to hire a consultant to assist with the redevelopment. Albrecht suggested utilizing the economic redevelopment fund loan repayments or interest.

The consensus of the Council was for the City Manager to develop a RFP/RFQ for a consultant to assist with the project.

**ADJOURN**

There being no further business, motion by Meehlhause, seconded by Hellquist, to adjourn the meeting. Motion carried. Meeting adjourned at 6:59 p.m.

Respectfully submitted,



Kay M. Murphy  
City Clerk