

Mission of the City of Courtland

We envision Courtland as a city with managed growth which offers a high quality of life for individuals, families and businesses at an affordable cost.

City Council Minutes

Regular Meeting

July 7, 2022

Members Present: Mayor Al Poehler
Council Member Ralph Bents
Council Member Pam Rodewald
Council Member Justin Kraus

Members Absent: Council Member Kandyce Peton

Others Present: Julie Holm Dave Ubel Richard Krohn Derek Swanson-Cullen Mark Fiemeyer

The regular city council meeting was called to order by Mayor Poehler at 7:00 pm on July 7, 2022 in the Council chambers in City Hall.

Rodewald made a motion to approve the agenda. Bents seconded the motion. The motion carried with all in favor.

Bents made a motion to approve June 2, 2022 regular Council minutes. Kraus seconded the motion. Motion carried with all in favor.

Rodewald made a motion to approve monthly bills. Bents seconded the motion. Motion carried with all in favor.

Check#	Vendor	DATE	\$AMT	Description
EFT	Microsoft	08-Jun-22	\$8.86	office 365 subscription
EFT	IRS	16-Jun-22	\$867.16	federal payroll taxes
EFT	MN DEPT OF REVENUE	16-Jun-22	\$149.00	mn payroll taxes
EFT	PERA	16-Jun-22	\$451.47	PERA contributions
EFT	IRS	30-Jun-22	\$879.12	federal payroll taxes
EFT	MN DEPT OF REVENUE	30-Jun-22	\$158.00	mn payroll taxes
EFT	PERA	30-Jun-22	\$539.50	PERA contributions
21816	Holm, Julie	02-Jun-22	\$869.48	Payroll 5/15-5/28/22
21817	Ubel, David	02-Jun-22	\$1,321.12	Payroll 5/15-5/28/22
21818	Voges, Jesse	02-Jun-22	\$548.36	Payroll 5/15-5/28/22
21819	Compart, Ralph	02-Jun-22	\$150.00	Special Primary - Election Judge Pay
21820	Fiemeyer, Mark	02-Jun-22	\$240.00	Special Primary - Election Judge Pay
21821	Holm, Julie	02-Jun-22	\$241.45	Special Primary - Election Judge Pay
21822	Juberien, Dawn	02-Jun-22	\$150.00	Special Primary - Election Judge Pay
21823	Kahnke, Jean	02-Jun-22	\$105.00	Special Primary - Election Judge Pay
21824	Woller, Carrie	02-Jun-22	\$112.50	Special Primary - Election Judge Pay
21825	CLEARWAY COMMUNITY SOLAR LLC	02-Jun-22	\$1,720.15	solar subscription
21826	COMCAST, INC	02-Jun-22	\$81.37	fire hall, comm center internet
21827	COURTLAND HARDWARE	02-Jun-22	\$18.00	water dept and city bldg keys
21828	GOPHER STATE ONE-CALL	02-Jun-22	\$59.40	45 tickets
21829	HACH COMPANY	02-Jun-22	\$113.62	sample vials
21830	HAWKINS, INC	02-Jun-22	\$1,587.74	water plant supplies
21831	MCFOA	02-Jun-22	\$50.00	2022-2023 membership dues
21832	Nuvera	02-Jun-22	\$501.58	office, fax, fire hall
21833	RUNNINGS SUPPLY, INC.	02-Jun-22	\$135.36	water plant supplies - bushing
21834	VOID	VOID	VOID	VOID
21835	VOID	VOID	VOID	VOID
21836	VOID	VOID	VOID	VOID
21837	Holm, Julie	15-Jun-22	\$869.48	Payroll 5/29-6/11/22
21838	Ubel, David	15-Jun-22	\$1,321.12	Payroll 5/29-6/11/22
21839	Voges, Jesse	15-Jun-22	\$670.11	Payroll 5/29-6/11/22
21840	CITY OF COURTLAND	15-Jun-22	\$322.89	fire hall, community center, main shed, city office utilities
21841	CITY OF NEW ULM	15-Jun-22	\$8,022.28	flow to new ulm
21842	COMCAST, INC	15-Jun-22	\$91.37	main st office internet

21843	COURTLAND HARDWARE	15-Jun-22	\$2.40	bolts,nuts,washers
21844	DAKOTA SUPPLY GROUP	15-Jun-22	\$1,124.96	meterbox frame & covers
21845	LUEPKE OIL & TRUCKING LLC	15-Jun-22	\$141.04	gas
21846	METERING & TECHNOLOGY SOLUTION	15-Jun-22	\$6,100.00	beacon software for meter reading
21847	MINNESOTA DEPARTMENT OF HEALTH	15-Jun-22	\$546.00	2nd qtr 2022 service connection fee
21848	MN ASSOCIATION OF SMALL CITIES	15-Jun-22	\$450.30	22-23 membership renewal
21849	MR PAVING	15-Jun-22	\$13,128.55	sewer repair 122 stony point road, remove footings old water tower
21850	QUALITY FLOW SYSTEMS INC	15-Jun-22	\$900.00	service check 4 lift stations
21851	RIVER VALLEY LAWN CARE	15-Jun-22	\$308.52	crabgrass control & fertilizer parks & fire station grass
21852	UNITED NATURAL GAS	15-Jun-22	\$415.71	main shed, firehall,wtr plant,cityoffice natural gas
21853	XCEL ENERGY	15-Jun-22	\$1,624.21	office,firehall,wtrtwr,park,lifts,wtrplt,mainshed,st lights
21854	MN LIFE INS COMPANY	15-Jun-22	\$5.00	dave life insurance
21855	COURTLAND MART	16-Jun-22	\$816.87	gas,batteries
21856	Holm, Julie	29-Jun-22	\$879.54	Payroll 6/12-6/25/22
21857	Ubel, David	29-Jun-22	\$3,255.79	Payroll 6/12-6/25/22 with reimbursement
21858	Voges, Jessie	29-Jun-22	\$578.17	Payroll 6/12-6/25/22
21859	Bents, Ralph	29-Jun-22	\$775.74	1st Half 2022 Council Pay
21860	Bode, Paul	29-Jun-22	\$235.49	1st Half 2022 Commission Pay
21861	Goblirsch, Natasha	29-Jun-22	\$173.16	1st Half 2022 Commission Pay
21862	Holm, Julie	29-Jun-22	\$207.79	1st Half 2022 Commission Pay
21863	Kraus, Justin	29-Jun-22	\$775.74	1st Half 2022 Council Pay
21864	Mages, Ed	29-Jun-22	\$138.52	1st Half 2022 Commission Pay
21865	Peton, Kandyce D	29-Jun-22	\$775.74	1st Half 2022 Council Pay
21866	Poehler, Allan	29-Jun-22	\$1,209.78	1st Half 2022 Council & Commission Pay
21867	Rodewald, Pamela	29-Jun-22	\$772.74	1st Half 2022 Council Pay
			\$57,697.25	

Derek Swanson-Cullen is present to address council regarding properties along beginning of Valley View Drive west of County Road 24 there is concern of flooding with the property behind or north of his house is changed. There is already flooding that has happened as the culverts in that area have been a concern for several years. Mayor Poehler has been in contact with the party that has purchased the property and any plans they may have for changing the area. The plans discussed would require a permit from MPCA regarding any changes to watershed. Mayor Poehler also commented on the culverts and possibility of city making changes to the culverts with homeowner participation as the design of the road is to have ditches.

Richard Krohn is present to seek simple lot division of his property at 240 Collin Drive. Mr. Krohn's application was reviewed and forwarded by the Planning and Zoning Commission with recommendation for approval. The portion of lot made by simple lot division is to be sold. The lot after division is consistent with area requirements for lots.

Rodewald made a motion to approve Resolution 22-107 Resolution Approving Simple Lot Division. Kraus seconded the motion. Motion carried with all in favor.

Public Utilities: Dave has been working with Nicollet County to obtain easement to put in sidewalk next to curb along County Road 24 for Main Street intersection to Ball Park.

Dave was going to take down road signs on Red Shoe Drive and Valley View Drive but has observed semis still going through here. Road restriction signs will remain in place for foreseeable future.

Dave reports the construction company on the Highway 14 project has been using 60,000 to 70,000 gallons per month for the project. We currently charge \$8 per thousand. Dave has researched what other cities charge and also has looked into what our costs are for pumping water. Dave feels the rate should be raised. Council discussion on raising the rate.

Bents made a motion to increase bulk rate to \$10.00 per thousand plus \$25 monthly large meter fee. Rodewald seconded the motion. Motion carried with all in favor.

Citizens have commented to Dave and Julie about the change in County Road 24 and Main Street(Highway 14) intersection stop sign change and the difficulty seeing traffic past the city building when traveling west on Main Street(Highway 14). Discussion on petitioning Nicollet County to make the intersection a four-way stop. Council agrees drafting a letter to Seth Greenwood at Nicollet County with copy to County Commissioners.

Council Report: Councilmember Rodewald reports we were not chosen to receive the Outdoor Recreation Grant applied for. There was not an issue with the application, just not chosen this time. Advice was to pursue other grants available.

Mayor Report: Mayor Poehler has met with a committee regarding housing grants for smaller communities to possibly build apartments. A study has been conducted that shows Courtland would be a favorable area to develop with rental housing. The new areas around the Highway 14 expansion would be a favorable area to consider this. The discussion should continue in the next year while the areas around new highway zoning is developed.

Mayor Poehler has been researching avenues to invest city funds. Alliance Bank current rate is less than half percent. Clerk Holm has provided balances of savings accounts through June 30, 2022. Councilmember Bents searches online for investment options for cities and brings up 4M Fund. Additional research to be done this next month and present at next meeting.

Planning Commission Notes: Clerk Holm gives brief description of ordinances the commission has been working on and will be ready for public hearings in August with recommendations to move forward at September council.

Clerk Notes: Election Judge training on July 12 & 13, will be sending Mark Fiemeyer, Dawn Juberien, Ralph Compart and Carrie Woller, Jean Kahnke and Julie Holm. Holm has provided the posting for filing for city offices which will begin Aug 2 thru Aug 16, 2022.

Clerk Holm had someone stop asking if purchased a parcel of land between current County Road 12, north of tree line and where new County Road 12 will go could he build house and would he be required to hook to city services. This area is between future industrial and future residential in current comprehensive plan. With the new highway changing the area, the city would not be approving building until the area is defined for future use.

Dave found out that the area where County Road 12 that is to be obliterated is being retained as utility easement, eighty feet where utilities currently are. The land is being transferred to landowners on each side and they will have the easements. The city should pursue the right to the easements for future development. The city was not even considered when this was determined. Dave has been in contact with MNDot project coordinator to schedule a meeting with Nicollet County Commissioners.

Dave brings up lot next to water tower and the look of this lot coming into the city on new road. Councilmember Rodewald will look into previous communication for discussion at next meeting.

Dave asks avenue council would like to take regarding sheds being built on west end Courtland regarding water shed plan that was proposed and discussed at previous meetings. The plan was to create area in rear of buildings to hold the water runoff as it should not be directed to ditch, this does not seem to be happening. Mayor Poehler suggests a meeting with owner of property to resolve. Additionally, shed on Dobie Drive and Hazel Lane has some violations. Driveway is too wide and is a second driveway on the lot, concrete is poured within five feet of property line. Discussion to draft letter of ordinance violations.

Dave has been approached to have security light in the Red Shoe/Dobie Drive Park. Cost would be \$1400 for light alone. There would not be power to shelter as that would be more expensive to put line in. Dave will research costs to have line run into park for power.

West Ridge and Valley View Drive intersection no light was put in, Xcel did not put in during street extension construction, cost is \$984.

Clerk Holm presents resolution to vacate drainage and utility easements for Kuester Pit 2 Second Addition new plat. This was discussed during the plat process public hearings to remove for new development moving forward.

Rodewald made a motion to approve Resolution 22-106 A Resolution Approving Vacation (Portions Of) Drainage And Utility Easements Of Lots 1, 2, 3 And The East 12.77 Feet Of Lot 4, Block 1 And All Of Outlot A, As Dedicated On The Recorded Plat Of Kuester Pit 2 Addition, In The City Of Courtland, Nicollet County, Minnesota. Kraus seconded the motion. Motion carried with all in favor.

Bents made a motion to adjourn. Rodewald seconded the motion. Motion carried with all in favor.

Meeting adjourned 8:28pm

A signed written copy of the minutes is on file in the office of the city clerk.

Respectfully submitted,

Signed: _____

Al Poehler, Mayor

Attest: _____

Julie Holm, City Clerk