

North Branch City Council

Work Session

Date of Meeting: October 16, 2014
Present: Councilmembers: Ronald Lindquist, Kathy Blomquist, Joyce Borchardt, and Trent Jensen.
Absent: Councilmember Theresa Furman
Also Present: Water & Light Commissioners Hals and Fisk, City Engineer Hankeee, Public Works Director Williams, Planner Roberts, Finance Director Hill, GIS Specialist Sondrol and City Administrator Konrad

I. Call To Order

The meeting was called to order at 6:30 p.m.

II. 20 Year Growth Area

Diane Hankee of WSB provided an overview of the 20 year growth area. Hankee provided background on past plans of the City including the sanitary and water comp plans with lift stations and pipe networks. She noted that changes to the 20 year growth area will necessitate updates to the comprehensive plans and could have an impact on future rates. Hankee noted that an amendment to a Comprehensive Plan usually costs around \$20,000. Hill provided information on debt service. Jensen asked about existing un-serviced areas and sewer contamination of wells and whether all the wells will eventually have to go because of contamination or how that works. Hankee indicated that it does depend upon the size of the lots. They have worked in another community where municipal utilities had to be installed because septic systems were contaminating the homes wells. Jensen asked what the goals are for reviewing the map. Borchardt indicated that the City is getting no development so she wants to go with smaller lots to allow for development to come in. Blomquist does not want to get into a position where there is leapfrogging of properties with Blomquist said she does not think that the future growth of the City is one acre lots with well and septic. Blomquist said that she does not think the push to lower costs for developers is in the best interest of the City for the future. Borchardt indicated the lot choices are a 1/3 acre lot or a 10 acre lot and nothing in between. Jensen indicated he is concerned that changing the line on the map means that there is a change to density and he is concerned with how to pay for the system. Council discussed assessments when services are run past properties and potential funding sources to bring down costs for large parcels. Hill indicated that there are deferrals available for large parcels to prevent the large parcel owners from having to pay the assessment until the property is spilt and sold. There was not consensus of the Council to move forward with any changes to the 20 year growth area. Konrad indicated the point of tonight's meeting was to educate the Council on the existing utilities that are installed and review the comprehensive plans and staff would suggest that Council take some time to digest the information provided and then discuss the 20 year growth area again for possible changes in the future.

III. Annual Sidewalk Snow Removal

Williams reviewed the map of sidewalks that public works clears snow on and asked Council whether anything should be added or deleted from their current process. Council did not want to make any changes to the current plan.

IV. Septic Hauler's Waste Acceptance

Williams reported that accepting septage has gone well. The amounts accepted have gone well and he would propose to continue accepting hauled waste. The Council was agreeable to continuing the program.

V. Wildridge Skating Rink Lighting Request

Sondrol outlined the Wildridge Skating Rink Lighting Request. The homeowner's association is interested in participating in the cost of installing lighting for the skating rink. The Parks Commission discussed the matter and felt that if lighting was installed a warming house should also be added. The Council was in favor of installation of the lights utilizing park dedication fees but wanted the PTOS to discuss the warming house further with the homeowners association. Final cost estimates will be brought back to a future Council meeting for formal approval.

Motion by Borchardt, seconded by Jensen, to adjourn.

Adjourned at 8:17 p.m.

Respectfully submitted,

Bridgitte Konrad, City Administrator
jrl/TOSS