

**UNAPPROVED**  
**North Sioux City, South Dakota**  
**City Council Regular Meeting Minutes**  
March 6, 2017

Meeting called to order at 7:00 p.m. by Mayor Fredericksen. Beavers, Berg, Christiansen, Cropley, Parks, Slater, Reiff and Verdoorn were present. Also in attendance were City Administrator Ted Cherry, City Attorney Darrell Jesse and Finance Officer Susan Kloostra.

Mayor Fredericksen led the Pledge of Allegiance.

Motion by Parks second by Cropley to approve the agenda to include changing the order and moving Resolution 2017-01 to item #1 and Stormwater User Fee to item #2 and adding Executive Session for personnel and contractual. Unanimous.

Motion by Cropley second by Reiff to approve the February 21 Regular Council Meeting Minutes with correcting the meeting date to March 6, under community input item #1. Unanimous.

Cherry introduced the resolution which would create a Tax Increment District for the new housing development, originally called Sunset Lane. This project involves First Financial Bank, HRC and the City, along with Dave Avery, under a developer agreement. The HRC portion will include Habitat for Humanity homes and Governor's Homes. Todd Meierhenry, with Meierhenry Sargent, LLP, addressed the Council giving them a broader view of the process and purpose. The Planning Commission approved the TID as presented on February 22 and is submitting to Council for review and approval. Discussion was held. Cropley asked if the developer agreement need to be in place prior to resolution. Meierhenry stated it did not until district has been approved. Christiansen, a member of the HRC board, made Council aware that between the funding sources of HRC, Habitat for Humanity, and lot sales, the City's financial contribution should be around \$10,000. Motion by Christiansen with a second by Cropley to approve the TID Number Three as presented. Unanimous.

Cherry presented the Ordinance 2017-02 Stormwater User Fee ordinance to Council for their consideration and approval. Discussion was held. Public input was received by Raleigh and Brenda Beavers, 408 Rose Street, and Craig Stanley, Owner of Steck Wholesale Foods, who spoke against the ordinance. Discussion was held. Various Council members were not in favor of the fee. Reiff reiterated it was not a tax but a proposed fee and appreciated Cherry's work to plan ahead, but not at this time. Slater also thanked Cherry for his work and research on the ordinance. Berg thought being proactive was a positive, but felt there were inequities in the fee structure. Slater made a motion to table the Stormwater User Fee indefinitely. Seconded by Christiansen. Unanimous.

City Engineer Greg Meyer submitted for Council's approval a bid notice for the 2017 Sewer Inspection project for the cleaning and televising of the sewer. The project was included in the FY2017 budget. Motion by Cropley second by Beavers to approve bid as presented. Unanimous.

Motion by Parks second by Cropley to approve an extension for the 2016 Annual Report to the first meeting in April. Unanimous.

During the February 22 meeting, Council requested forklift bids to be collected and submitted for Council's approval during the March 6 meeting. Cherry and Public Works Superintendent Tim Hogan reported there are used lifts available and would like Council's approval to purchase the equipment. Motion by Beavers with a second from Christiansen to approve the lift equipment purchase, up to \$50,000. Parks asked if there would be issues buying used equipment. Hogan believes they could get at least ten years out of it. Unanimous.

The Wastewater Study item was also tabled at the February 22 meeting. Per Council's request, Cherry provided updated information regarding the study. A wastewater system study is needed to allow for an engineer to make recommendations to the City Council on steps to take in order to fulfil the City's wastewater needs. It will also

aide in the State Water Plan approval process which provides financial opportunities for future projects. Motion by Parks second by Cropley to approve Greg Meyer, Buell Winter Mousel and Associates PC, to produce the Wastewater Study. Unanimous.

Change Order #1 for the Casey's Lift Station Improvement project was presented to Council. MidAmerican notified the contractor that the electrical pole adjacent to the lift station will need to be replaced to handle the lift station's load. Motion by Cropley second by Reiff to approve Change Order #1, for the Casey's Lift Station Improvement project, which increases the contract price in the amount of \$19,691.54. Unanimous.

A request for Change Order #2 for the Casey's Lift Station Improvement project was presented. The change would also increase the contract price. In discussions with the contractor, it may be necessary to increase the pumps to increase capacity of the Lift Station. Cherry reported City Engineer Greg Meyer is working to acquire pricing to present to Council. Motion by Christiansen second by Berg to approve Change Order #2 for the Casey's Lift Station Improvement project, not to exceed \$20,000. Berg inquired regarding change orders and ability to anticipate changes allowing the City to plan better. Cherry stated at times it is unforeseeable.

Community/council input:

- 1) Beavers asked regarding marking sunken manholes. Hogan reported it had already been completed.
- 2) Slater commended Cherry on the stormwater ordinance, but expressed confusion about the recommendation section in the Council memos. He felt it wasn't clear as to who the administration includes and asked for different wording going forward.
- 3) Mayor Fredericksen shared he had attended the Military Road meeting that was hosted by the City of Sioux City. Mayor would like Cherry to write a letter at the state level to ask for assistance. A few Council members questioned if the letter would be beneficial. Christiansen called the state lottery office to express concern regarding lost sales tax revenue. Sioux City reported the project price increases \$675,000 to keep one lane open during construction. Reiff shared concern for emergency services not having access to the bridge during construction.
- 4) Cherry reported the Siouxland region was ranked first in the nation for economic development for the fifth time in a decade. The region, which included Dakota Dunes, Le Mars, North Sioux City, Sergeant Bluff, Sioux City, South Sioux City and Woodbury County, has ranked in the top three nationally in eight out of the last ten years.

Motion by Cropley second by Parks to enter Executive Session at 8:08 p.m. in accordance with SDCL 1-25-2 (sections 1 and 4) to discuss Personnel and Contractual matters. Unanimous.

Regular session resumed at 8:22 p.m.

Motion by Parks second by Berg to approve the bills as presented. Unanimous.

AMERICAN UNDERGROUND SUPPLY	3293.08	WATER REPAIR PARTS
BIERSCHBACH EQUIPMENT & SUPPLY	966.00	RENTAL FORKLIFT W/ CAB
BOMGAARS	154.74	BATTERIES (8 PK), SUPPLIES
CENTER POINT LGE PRINT	134.22	BOOKS (6)
CRARY, HUFF, INKSTER, SHEEHAN	3166.25	FEB2017 LEGAL FEES
ELECTRIC INNOVATIONS	1630.00	FEB2017 TECH SUPPORT-(4 LOCATIONS)
FELLER, JONATHAN	10.00	REIMBURSEMENT FOR OFFICER CERT ID
FIVE STAR ENTERPRISES, INC	68.00	RECOGNITION PLAQUE-SMITH
FOUR SEASONS NORTH	174.65	MAR2017 FITNESS CHGS
GILL HAULING	8011.80	FEB2017 RESIDENTIAL WASTE
GRUNDMAN-HICKS, LLC	9000.00	CASEY'S LIFT STATION IMPROVEMENTS APP #1
H2O 4 U	28.00	BOTTLED WATER, COOLER RENTAL
HALMAN CONSTRUCTION	1780.00	REMOVE/TRANSPORT ITEMS
HAWKINS, INC	930.00	CHLORINE (8)
HYDRAULIC SALES & SERVICE CO.	106.00	REPAIR SNOW PLOW
INGRAM LIBRARY SERVICES	300.58	BOOKS (10), DVD'S (7)
INTERNATIONAL CODE COUNCIL INC	135.00	2017 MEMBERSHIP DUES-ROAN
JACK'S UNIFORMS & EQUIPMENT	197.90	CLOTHING ALLOWANCE-MCINTOSH, RYAN P
JACOBS, TIM	15.00	KEY CREATION FOR FILE CABINET
JANITOR DEPOT, INC.	436.48	BAG LINER (5BX), TOWELS (2CS)
KEVIN ODELL ELECTRIC, INC.	1490.02	REPLACE BALLAST IN DEPT OF LAB OFFICE

SUSAN KLOOSTRA	40.57	MLG REIMB-FIN OFFICER MTG-SIOUX FALLS
MB CLEANING	1620.00	CLEANING-(4 LOCATIONS)
MIDAMERICAN ENERGY	436.99	UTILITY CHGS-114 MAIN ST, SR CENTER
MID-AMERICA COUNCIL	3000.00	2017 PLEDGE FRIENDS OF SCOUTING
NSC AUTO REPAIR	115.90	2006 DODGE-REPLACE PASSENGER LIGHT
OFFICE ELEMENTS	18.05	POST IT NOTES, SCANNED STAMP
OFFICE SYSTEMS CO	101.62	MAR2017 COPY & LEASE EXP
POSITIVE PROMOTIONS, INC.	2401.26	I CAN (FORMER DARE) MATERIAL
PRESTO-X COMPANY	215.61	FEB2017 PEST CONTROL-(4 LOCATIONS)
PRINCIPAL LIFE INSUR COMP	2504.17	MAR2017 LIFE/DTL PREMIUM
GARY ROAN	1170.00	JAN-FEB2017-INPECTIONS (16)
SD DEPT OF HEALTH	201.00	01/17-02/14 BOD, SOLIDS
TASER INTERNATIONAL	598.96	25' HYBRID CARTRIDGE (20
VERIZON WIRELESS	782.99	FEB2017 CELL CHGS-(21 LINES)
WOODHOUSE	175.55	2015 DODGE-REPAIRS

As required by SDCL 6-1-10, the following is a list of the February 2017 payroll by department:

Finance/Admin	\$16,842.40
Library	\$6,111.56
Police	\$33,528.46
Public Works	\$23,274.52

Motion by Beavers second by Reiff to adjourn at 8:22 p.m. Unanimous.

**Approved**

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**Randy Fredericksen, Mayor**

**Attested**

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**Susan Kloostra, Finance Officer**