

City of Vergas
Liquor Store, Municipal Buildings, License Committee Meeting

The Liquor Store/Municipal Building/License Committee was called to order on Monday, October 21, 2024 at 10:00 am at 111 Main Street at the Liquor Store Manager's Office. Present were Mayor Julie Bruhn, Council Member Dean Haarstick, Liquor Store Manager Kyle Theisen, and Clerk-Treasurer Julie Lammers.

Municipal Building

Liquor Store Financial Review

Budget numbers were not available for discussion. Detroit Lakes is up 3% this year and Frazee has doubled their sales so this may have an impact on our store. We need to find a way to bring customers back to Vergas. Brainstormed ideas for additional profits and to lower expenses.

Liquor Store/City Office Building

Lammers provided the market values of the municipal building \$70,000 and the Government Services Center of \$120,000. The city could sell the municipal building for around \$300,000 and the Government Services Center for \$200,000, with the savings holding \$150,910 we could begin with a budget of \$650,000.00. Discussed renting the municipal building to 2-3 businesses but committee was not in favor of being a landlord. Parking is a huge concern for Vergas and selling the municipal building would cause the city to lose 7 parking spaces. We would also be taking 19 parking spots to build the building. Bruhn stated she was not in favor of losing parking spaces. Haarstick stated the parking spaces are not often used, and we should continue to look into a building. Discussed other areas of town the liquor store could be moved to such as across from the beach on the land the EDA has been looking at developing. No decision was made.

Employee Review

Reviewed changing the liquor store manager position to a combination of Liquor Store Manager/Deputy Clerk/Event Center Coordinator. Personnel is in the process of putting together a job description and has recommended this be a trial position for 6 months. Reviewed the possibility of saving the liquor store around \$21,000 in payroll expenses and having the liquor store transfer the \$20,000 to the city for payroll expenses. Lammers and Theisen will work out a schedule for the position and get approval from the personnel committee to present at the November Council meeting.

Adjournment

The meeting adjourned at 11:30 am.

Recorded by,
Julie Lammers CMC
City Clerk-Treasurer

Council Recommendations:

None.

Follow Up Actions:

Lammers to get quote from Zitzow Electric regarding changing 2nd floor municipal building lights to LED and adding a light fixture to the bottom of the stairs.
Theisen to get pricing on new awnings.