

CITY OF VERGAS  
PUBLIC HEARING  
VERGAS EVENTS CENTER & ZOOM  
Tuesday, November 14, 2023

The City Council of Vergas met at 6:00 pm, on Tuesday, November 14, 2023 at the Vergas Event Center and on a Zoom for a hybrid for a public hearing to consider proposed Resolution for Community Growth Partnership Application – Lawrence Lake Affordable Single-Family Housing with the following members present: Mayor Julie Bruhn, Council Members: Bruce Albright, Paul Pinke, Dean Haarstick and Natalie Fischer. Absent: none. Also present: Clerk/Treasurer Julie Lammers, Utilities Superintendent Mike DuFrane, Attorney Tom Winters, Otter Tail County Community Development Director Amy Baldwin and Bob Williams of the Frazee-Vergas Forum.

Mayor Julie Bruhn opened the public hearing at 6:00 pm.

Otter Tail County Community Development Director Amy Baldwin reviewed the application process and details of the application. If the City of Vergas approves the resolution approving the application for the Community Growth Partnership Application, then the Otter Tail County HRA will review approving a resolution for the application. This application is for Otter Tail County to provide \$10,000 and the City of Vergas to provide a matching \$10,000 for development of affordable housing. The purchasers of this property's income must be 115% of the medium income. A family of 4, for example, would need to make less than \$130,000 a year.

There were no comments from the public and Mayor Julie Bruhn closed the public hearing at 6:10 pm.

CITY OF VERGAS  
COUNCIL MINUTES  
VERGAS EVENTS CENTER & ZOOM  
Tuesday, November 14, 2023

The City Council of Vergas met at 6:30 pm, on Tuesday, November 14, 2023 at the Vergas Event Center and on a Zoom for a hybrid regular council meeting with the following members present: Mayor Julie Bruhn, Council Members: Bruce Albright, Paul Pinke, Dean Haarstick and Natalie Fischer. Absent: none. Also present: Clerk/Treasurer Julie Lammers, Utilities Superintendent Mike DuFrane, Attorney Tom Winters, Otter Tail County Community Development Director Amy Baldwin, Carol Albright and Bob Williams of the Frazee-Vergas Forum.

**Call to Order**

Mayor Julie Bruhn called the meeting to order.

**Citizens' Concerns**

No concerns addressed.

**Agenda Additions and Deletions**

Motion by Pinke, seconded by Fischer to approve the agenda with the following item added to the consent agenda: Lion's Gambling permit. Motion passed unanimously.

**Approval of Consent Agenda**

Motion by Haarstick, seconded by Pinke to approve the following consent agenda:

- A. Council Minutes of the October 10 and 30, 2023 meetings.
- B. Bills paid between Council meetings and Council bills totaling \$92,022.92.
- C. Liquor Store bills for September 2023 totaling \$71,263.35.
- D. Late water/sewer bills
- E. 2023 Investment Schedule/Bond Schedule
- F. General Fund Special Revenue Money Market Account
- G. 2023 Statement of Receipts, Disbursements and Balances
- H. American Rescue Plan Funding 2021-2026
- I. Committee Reports - requiring no Council Action
  - 1. EDA/HRA

Motion passed unanimously.

**Community Growth Partnership Application**

Hearing no comments from the public, the council had little discussion. Motion by Pinke, seconded by Fischer to approve resolution 2023-016 (a complete text of the resolution is part of permanent public record in the City Clerk's office.) approving the Community Growth Partnership Application- Lawrence Lake Affordable Single-Family Housing.

Motion passed unanimously.

### **Government Services Building**

Lammers presented a quote for \$8,851.00, from Hanson's Plumbing and Heating for a ductless heating pump for the government services building. Currently the building has electric heat and 1 air conditioning and heating unit that will not supply air to the entire building once the walls are installed. Motion by Pinke, seconded by Haarstick to approve the purchase of ductless heating and cooling pump for 131 Main Street Government Services building for \$8,851.00. Motion passed unanimously.

### **Street Closing – Nov. 25, 2023-Small Town Christmas**

Fischer stated the community club would like to close Main Street from Railway Ave to First Street on Saturday, November 25, 2023 from 12 pm to 7 pm to hold the Small Town Christmas. Motion by Albright, seconded by Pinke to close Main Street from 12-7 pm on November 25, 2023. Motion passed unanimously.

### **Committee Reports**

#### Planning Commission

Lammers reviewed the planning commission meeting held October 23, 2023 (minutes available at the Vergas City Office). Motion by Albright, seconded by Pinke to accept the gravel pit survey provided by Widseth and to notify Mark Sand and Gravel no permit will be issued until grass and trees are planted. Motion passed unanimously. Discussed nuisance vehicle at 280 1<sup>st</sup> St that has been given 3 letters to license and make operatable, to put in shed or to remove from property and no action has taken place. Motion by Pinke, seconded by Albright to file nuisance with the City Attorney. Motion passed unanimously.

#### Park Advisory Board

Carol Albright reviewed the park advisory board meeting held October 26, 2023 (minutes available at the Vergas City Office). Motion by Pinke, seconded by Haarstick to accept resignation from Carol Albright effective December 31, 2023. Motion passed unanimously. Requested muti-use path from Scharf Avenue to the beach along Frazee Ave be kept open for the winter for kids to get to the skating rink. DuFrane stated they would do their best to keep it open, but it will depend on the amount of snow and ice. C. Albright stated she was confused by the minutes of the September Council meeting stating \$2,500 could be spent on restrooms. In the August park board minutes, the Park Board asked for flush toilets, new vents and labor to install. Tony Sailor has requested \$2,500 for these items at the September council meeting. Dennis Pausch stated at the October Park Advisory meeting that he would bring a quote for the project to the city office for Lammers to sign and for the project to proceed. Lammers has not seen the quote. Discussed skating rink on Long Lake in the same area as the city beach. DuFrane stated Dennis Pausch would be clearing the ice for the skating rink and the park board was still discussing this further.

#### Streets/Sidewalks/Yard Waste Committee

Albright reviewed the Sunset Strip project and stated he has spoken with the Dalgren family, and they would like staking done before city moves forward with acquiring the road right-of-way and installing turn around. East Lake Street will require some right-of-way easements from 3 property owners before moving ahead with the project. Both projects were tabled until the December meeting. Haarstick reviewed the 1993 water project and why the road was placed in its present location.

#### Event Center Advisory Board

Pinke reviewed the Event Center Advisory Board meeting held November 8, 2023 (minutes not available for Council meeting). Motion by Albright, seconded by Haarstick to accept the resignation of Lyle Kreig effective immediately. Motion passed unanimously. Pinke stated the grill and upright freezer should be delivered by the end of November. The committee will be advertising on the radio in February.

#### Personnel

Bruhn thanked Lammers for changing the organizational chart to a flow chart. Albright thanked Lammers for providing personnel policy, flow chart and job descriptions. Personnel will be editing the personnel policy for the December meeting; personnel will be meeting to add Earned Sick and Safe Time (ESST) to personnel policy and to update the job descriptions.

### **Staff Reports**

#### Utilities Superintendent

DuFrane requested the Council replace the blue barrels with garbage cans. DuFrane would like to rent 10 more garbage cans from Steve's Sanitation for \$2.00 per can a month. Currently the parks rent some garbage cans. The problems with the lift station have been fixed. The company putting in the generator switch has stated it is not scheduled to receive the part until after January. Ponds are currently empty and DuFrane invited all members of the council to go with him to see the grease which is visible now. Bruhn questioned where lead was found in our water system. DuFrane explained we had one water test failure which caused us to add 10 more homes to our water testing and the state requires the city to educate citizens on lead which leads to more documentation. With one home failing the city is out of the 90 percentile which will cause the city to do additional testing and provide educational materials to homeowners.

### **2024 Budget**

#### 2024 Fee Schedule

Bruhn reviewed the updates to the fee schedule. DuFrane requested the City require bonds from companies who work in the City such as Arvig, Great Plains, Otter Tail Power and Midco. Albright stated the planning commission is looking into permits for working within the community. Motion by Albright, seconded by Pinke to adopt the 2024 fee schedule as presented. Motion passed unanimously.

2024 Budget

The council is still reviewing and will pass the final 2024 budget in December.

**Information & Announcements**

Trainings:

Otter Tail County Housing Summit, Thursday, November 16, 2023 8:30-3:30 Thumper Pond (Council and Lammers) (must preregister)

Events:

Vergas Tour of Homes/Festival of Trees, November 18, 2023

Small Town Christmas, November 25, 2023

**Adjournment**

The business for which the meeting was called having been completed, the meeting was adjourned at 7:30 pm.

Vergas Clerk-Treasurer

Julie Lammers, CMC