

PRESENT: Mayor Tim Goenner, **Council Members:** Chad Nelson, Stefany Janish, Sabrina Miller, Lance Gilliland,

Absent: none

Also Present: City Treasurer Amanda Scheiber, Keith Yapp, City Engineer, Evan Johnson, Public Works Superintendent, Sandy Borders, Interim City Clerk,

Mayor Tim Goenner called the Council meeting at 7:00 P.M.

AGENDA APPROVAL

MOTION: Motion made by Gilliland, seconded by Miller to approve the agenda. Motion approved by majority vote of all members present.

CONSENT AGENDA ITEMS FOR APPROVAL

- City Council Meeting Minutes – July 21, 2025
- Special Closed City Council Meeting Minutes - July 28, 2025
- O’Brothers Inc. Off-Sale Liquor License
- Accounts payable, receivables and EFTs for August 2025

MOTION: Motion made by Janish, seconded by Nelson to approve August 4, 2025, Consent agenda items as listed.

Motion approved by majority vote of all members present.

OPEN FORUM:

Jonica Imdieke spoke about adding a stop sign in her neighborhood. She lives in the Hunter’s Lake Bluff addition.

Holly Kopetka spoke about safety of the children in the neighborhood and no current sidewalks in the development. She would like to have the council require sidewalks in future developments.

Parker Schendzielos provided some information regarding the parcel that is under consideration for sale. He said that the parcel is about 2 acres and is a buildable lot. He is interested in purchasing the land because it would adjoin his existing property.

FIRE DEPARTMENT

Job Descriptions: The council was presented with the proposed job descriptions for the Clear Lake Fire Department officers. The council will review the jobs, and it will be on the next agenda for discussion and approval.

Matt Lunser, Assistant Fire Chief, presented its proposed 2026 budget for council consideration. The budget is about the same as the 2025 budget except for the wages for the firefighters. The wages are proposed to be increased. The proposed budget expenditure for 2026 is \$374,300.00.

There is an annual fixed cost in the budget of \$9,000 for the firefighters' pension plan. Lunser pointed out that the Capital Expense Building line item would not be considered in the contracts for the townships and would be the responsibility of the city. The 2026 proposed budget has an increase of about 15% because of the increase in wages, but in future years the increase would be only about 5-6%.

Chief Koren asked about the Fire Department Open House, and what could be purchased for the open house. The council said that they could not use public funds to purchase food for the open house, but that they could use donated money for the open house purchases.

PUBLIC WORKS REPORT:

Evan Johnson was present from the Public Works Department. He presented a list of items his department is working on or that have been completed. Some of the reported items included that 74% of the street improvement have been completed, they will be televising the sewer lines in Hunter Lake Bluff development, and complements were received regarding the ball field. He also reported that the repairs to Hunter Lake Bluff Park have been completed and that the city is in compliance with the Minnesota Pollution Control Agency. The park has been hydroseeded to control erosion.

SALE OF PARCEL 20-00201-4206 THAT BELONGS TO THE CITY:

This parcel was brought to the attention of the city by adjoining property owner. He would like to purchase the property. The property was deeded to the Village of Clear Lake at one time, and then it was sold to the city in 1967. The property is outside the city limits of Clear Lake. The property is currently assed at \$66,200. The property is approximately 2.26 acres. It is a buildable parcel.

MOTION: Motion made by Gilliland, seconded by Nelson to advertise and sell the property. Motion approved by majority vote of all members present.

2025 CVBC (CLEAR VALLEY BUSINESS CONNECTIONS) ANNUAL MEMBERSHIP

Council Member Miller is part of the Community Development Committee and would like the city to join the CVBC. Membership is \$75.00 per year.

MOTION: Motion made by Gilliland, seconded by Janish to join the CVBS at a cost of \$75 per year for membership. Motion approved by majority vote of all members present.

ORDINANCE 3-25: REZONING FROM A-1 (AGRICULTUAL) TO B-2 (HIGHWAY BUSINESS FOR 8890 MAIN STREET

The owner of the Subject Property, located at 8890 Main Avenue (PID 70-00018-2200), which fronts Highway 24, desires to operate a commercial business on the property. The property is currently zoned A-1 Agricultural District, which does not permit commercial businesses. The owner seeks to have the property rezoned to B-2 Highway Commercial.

MOTION: Motion was made by Janish, seconded by Nelson to approve the rezoning of PID 70-00018-2200 from A-1 to B-2 effective after publication of the ordinance in summary form. Motion approved by majority vote of all members present.

Mayor Goenner was excused from the meeting because the Lift Station easements would be on land that he owns. Acting Mayor Chad Nelson presided.

LIFT STATION EASEMENT

Engineer Keith Yapp explained the easements needed for the new lift station that will be built on Clark Street. There are two easements that are needed for the construction of the lift station. One is temporary and the other will be a permanent easement. The property has been used for year for the current lift station. The permanent easement would be for a 50-year term. The smaller parcel easement is \$118.50 and the larger parcel is lump sum of \$10,000. The temporary easement is for a one-year term. The larger parcel is the permanent easement. The option is for selling the easement or the city doing a Quick Take of the parcel. Council member Janish asked what the original offer for the easement was. Yapp explained that originally it was about \$2,800.50 and now the cost is \$10,000. The Quick Take process would cost about \$20,000. The city could come in from another direction, but it would mean that the force main would need to be extended and that costs involved would be in excess of \$20,000. The purchase of the easement would be the cheapest option available. Yapp explained that this is the main lift station of the city. Acting Mayor Nelson wanted it on public record of what Option 1 offer was. The offer was that there would be a lump sum payment of \$5,000 and to have the council rescind the censure proceeding against the mayor. Gilliland mentioned that the easement would be for half of the money and rescind the censure. Nelson said that at the last meeting that Mayor Goenner said shame on the entire council for getting rid of a rotted out play system, but is willing to charge the city \$5,000 extra, for them doing what they are supposed to do. The council can approve the easement, and the contracts are ready to move forward with the project.

MOTION: Motion was made by Gilliland to approve the payment of \$10,000 for the permanent easement on the land in question, seconded by Miller. Motion approved by all present.

MOTION: Motion was made by Nelson to approve the second easement payment of \$118.50, seconded by Miller. Motion approved by all present.

RESOLUTION 2025-10: CENSURING A COUNCIL MEMBER

Acting Mayor Nelson read the resolution to censuring a Council Member to be put up for motion. Gilliland said with the addition of the easement offer, and to add to the cost to the public of \$5,000 for the easement to avoid the shame and embarrassment of the censuring. Nelson recognized the concern but that they needed to keep the resolution as written. Janish did think that it was beyond the code of conduct and could warrant a censure of its own. A special closed meeting was held on 07/16/2025 for discussion of this item.

MOTION: Motion was made by Gilliland, seconded by Miller to approve Resolution 2025-10. Motion approved by all present.

ACTING MAYOR NELSON TURNED THE MEETING BACK TO MAYOR GOENNER.

MAYOR REPORT:

Mayor Goenner expresses his disappointment in the previous action and will make comments at the appropriate time.

CITY CLERK'S REPORT

The Clerk and the Treasurer will be joining MCFOA (Minnesota Clerk/Finance Officers Association) with \$50.00 membership for each. The association also provides some scholarships opportunities.

The annual audit will be started on August 11, 2025.

MOTION: Motion was made by Miller, seconded by Nelson to approve the memberships.

Motion approved by all present.

ADJOURNMENT

MOTION: Motion made by Gilliland, seconded by Nelson, to adjourn the Council Meeting. Motion was approved by majority vote of all members present. 8:30 PM

Sandra Borders, Acting City Clerk