

**HOKAH CITY COUNCIL  
MINUTES OF JANUARY 8, 2008 COUNCIL MEETING**

1. MEETING OPENED BY MAYOR MARTELL AT 1830
2. ROLL CALL OF COUNCIL MEMBERS PRESENT: Pfiffner, Christianson, Walther, Martell.
3. NO CHANGES TO AGENDA WERE ANNOUNCED.
4. MOTION TO CONSENT TO AGENDA BY PFIFFNER, SECOND BY WALTHER ALL IN FAVOR.
5. APPROVE MINUTES DECEMBER 4, 2007 MEETING. MOTION BY WALTHER SECOND BY CHRISTIANSON.
6. APPROVE ACCOUNTS PAYABLE MOTION BY PFIFFNER SECOND BY CHRISTIANSON ALL IN FAVOR.
7. **WWTP – JIM KOCHIE & ANDY KLINGSPORN.** Kochie submits written report. Attached. Discusses the opening of the WWTP in the near future. Christianson asks situation regarding the new water rate system. Martell states that Lon Omodt is also in the audience to discuss water bills, and to cover these items at this time with Kochie. Kochie discusses the current situation regarding the billing of water and sewer accounts. Martell states that the procedure needs to be reviewed. Christianson states she has a problem with the current procedure, and feels that she is paying for water twice. Martell discusses Village Apartments billing. Omodt states that he now has the top four apartments full. Martell discusses City Clerk Moen's situation regarding billing procedures. Kochie discusses getting the data from Moen regarding water usage. Omodt discusses his water bill. He has repossessed his Village Apartments buildings, and he states that he didn't check on the water bill, and that there is a good sized bill, and his claim that he should not be stuck with the full bill. He also states he hasn't gotten a bill, and would like to get a bill for November for himself. And he doesn't know what he is being billed for currently. Martell states that he currently has eight units, is being billed for five units. Martell also states that regarding the bills generated previously, the only recourse the City has is to place this onto the taxes. Martell states we have had conversations regarding this. Omodt again states he wasn't aware of this water bill. He states he wants his bills, and he suggests that the City of Hokah take the previous owner to small claims court. He states he can't do it. He asks that we send him a letter and threaten him. He also states he doesn't want to pay penalties that aren't his fault. He states he has four apartments that should be ready by the first of March. He further complains regarding government programs for assistance. Martell also discusses these questions and comments. Omodt asks for a November bill, claiming that's what he is responsible for. Blank asks Omodt if he has written the prior owner a letter asking for settlement of the past due utilities. He states no, he can't do that. Martell states to possibly have City Attorney Von Arx send him a letter. Blank offers that we can send a letter, if the City Attorney sends it, cost will be incurred. A letter is discussed. Martell asks for motion to send a letter asking for payment of past due bill up to the date of transfer. Motion by Christianson, second by Walther, all in favor.
8. **ROOT RIVER CONSTRUCTION-COMO FALLS SIGN.** Martell discusses contractor, Root River Construction, Jeremy DeFlorian, wishes to get started on sign. He was the bidder on the sign. After discussion motion by Pfiffner, second by Christianson, all in favor to allow RRC to begin on the sign.

- 9. BANK DEPOSITORIES- SECURITY STATE BANK & MERCHANTS BANK-MOTION TO DESIGNATE.** Motion by Pfiffner second by Christianson all in favor. Christianson asks if payroll has been transferred to Security Bank. Blank responds that it has not. Blank discusses items relating to the transfer such as direct deposit turn around, interest, etc. Walther states there should not be any discussion regarding this as it was an item that was voted on previously, and was supposed to be transferred. Blank states that was before he and Moen were employed for the City of Hokah. Discussion regarding Security Bank matching interest pair by Merchants, etc.
- 10. OFFICIAL NEWSPAPER-HOUSTON COUNTY NEWS-MOTION TO DESIGNATE.** Walther motions and Pfiffner seconds all in favor to designate Houston County News. Walther motions, Pfiffner seconds, all in favor to designate.
- 11. POLICE DEPARTMENT WRITTEN REPORT-IN PACKETS.** Report received without comment.
- 12. RECREATION BOARD.** Joe Horihan appears with a proposal to have open gym at City Hall. Proposes to have open gym on the second Saturday of the month, called Super Saturdays from 10:30 to 4:00 PM. He asks regarding staff questions relating to these events. Horizons Committee has agreed to furnish some equipment. Joe has estimated that staffing costs for the remainder of the winter to be \$500.00. Martell states that possibly that money may be receivable from the Hokah Lions Club. Martell states he would approach them to fund this. Walther motions and Christianson seconds all in favor to approve this proposal. Joe asks regarding budget for the Rec. Board this year. Martell states that the City plans to fund the program. Further discussion. Minnesota Twins recreation grant discussed.
- 13. LON OMODT WATER & SEWER BILLINGS.** See item #7 above.
- 14. STREET AND MAINTENANCE.** No report.
- 15. LIBRARY REPORT.** Barb Bissen appears and discusses City Hall items, including air conditioning.
- 16. ZONING.** Blank reports one approved application. Blank discusses Jorstad and Johnson property. Blank reports that DNR has stated that Johnson needs a conditional use permit. Blank discusses an item regarding zoning.
- 17. FIRE DEPARTMENT TEMPORARY LIQUOR MARCH 15 GUN RAFFLE.** Motion by Christianson, second by Pfiffner, Walther abstains all approved to allow.
- 18. CELL TOWER LEASE AND PROPOSAL.** Motion by Walther second by Pfiffner all approved to enter into contract.
- 19. FEBRUARY 2008 COUNCIL MEETING DATE CHANGE TO FEBRUARY 12, 2008.** Minnesota Caucus night.
- 20. EMPLOYEE PERFORMANCE APPRAISAL AND QUESTIONNAIRE COMPLETION.** Blank discusses reviews have been completed. Martell questions if this should be discussed. Discussion regarding this, and decided that it hasn't been closed in the past. Blank discusses the mechanics of the procedure. Walther discusses the procedure. Martell decides not to discuss this at this time, Martell asks for next item on the agenda.

- 21. DNR DEBRIS REMOVAL GRANT AND RESOLUTION.** Pfiffner motions Walther seconds all in favor to enter into agreement by resolution with Minnesota DNR.
- 22. ARAMARK AND G&K RFP'S.** Motion by Christianson second by Walther to approve contract with Aramark after Blank discusses the contract with Aramark.
- 23. RESOLUTION ASSESSMENT OF UNPAID WATER BILLS.** Motion by Christianson second by Pfiffner all in favor to certify water and sewer bills to County Auditor for placement on tax rolls. See attachment for listed accounts.
- 24. MISCELLANEOUS ANNOUNCEMENTS/COUNCIL MEMBERS/EMPLOYEES.** Walther requests invoices for Fire Department items. Blank discusses the detailed listing of accounts payable as now supplied to the Council Members. Walther wants items prior to Council Meeting. Walther mentions software training for Doug Moen. Christianson discusses cigarette butt problems in the streets and sidewalk areas due to the new no smoking laws, and bar patrons smoking outside now. She wonders what the City can do. She states that the ashtrays that various places have purchased are being stolen because they are light. Pfiffner asks about board appointments. Martell states that he will address this next meeting. Martell also states that Kevin Kelleher is working on the Sewer Road bill situation. Blank reports a meeting with Kelleher, and a conference call with Walz office. Blank states that he has had Minnesota Department of Health do an air quality survey of the building. The results are that there are mold issues as well as the furnaces upstairs are not working correctly. Blank has Schneider looking at the furnaces. Plans should be made to repair the mold issues as soon as possible. Blank reports that he has an issue with hours worked and PERA retirement. He discusses a procedure that has been in operation at the City of La Crescent wherein if an employee doesn't take the health policy offered by the city, the city pays half that amount into a deferred compensation account. Blank reports that procedure would be beneficial to him as well. This procedure would in effect reduce his hourly rate. After further discussion Council Person Christianson motions to begin this procedure with Blank. Pfiffner seconds. Roll call, Walther yes and Martell no, motion carried.

**ADJOURNMENT:**

**Christianson motions, Pfiffner seconds all in favor to adjourn. All in favor at 9:05 PM.**

Attested this day \_\_\_\_\_ of \_\_\_\_\_, 2008

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Administrator

\_\_\_\_\_  
Mayor