

City of Taylor, North Dakota
April 2, 2013 at 7:30 pm at City Hall

The regular City Council meeting was called to order by Mayor Russ Myran.

Council Members present: Ray Fettig, Aaron Gjermundson, Daryl Jurgens, Ron Luff

The minutes of the March 5, 2013 regular City Council meeting were approved as read.

Visitors: Ryan Berger, Kelly Elkin, Glenn Gullickson, Henry Hansen, Butch Kern, Lance Rogers, Ryan Rudolph, Dennis & Vernell Sievers.

Ryan Berger requested that the City repair the wooden bridge over the drainage ditch located on his property (SW corner of 2nd & Ertel), as it poses a safety hazard. The City will install a culvert and repair the walkway bridge over the drainage ditch.

The bids for the hay land were opened. Craig Jurgens offered a one-year bid of \$150; Glenn Gullickson offered a one-year bid of \$180, or a three-year bid of \$600.

Motion to accept the one-year bid of \$180 from Glenn Gullickson:

Moved by Ron Luff, seconded by Ray Fettig, motion carried unanimously.

Ron Luff & Aaron Gjermundson provided an update about the potential joint building project with TRFD.

Kelly Elkin requested clarification on setbacks and size of buildings for the four lots known as the Elkin subdivision west of Maple Ave. He also asked that the City consider a Special Assessment on the properties that will benefit from the extension of water and sewer infrastructure to the subdivision. The Council suggested contacting the other property owners about sharing the cost of the improvements; the City will research whether a Special Assessment is appropriate in this situation. No action taken.

The City received a letter from MDU regarding the cost of street lights in the Prairie East subdivision.

Motion to pay MDU \$1,308 for the cost including installation of the street lights in the Prairie East subdivision:

Moved by Daryl Jurgens, seconded by Ray Fettig, motion carried unanimously.

The City received an invoice from TCA for 125 yards of Class 5 gravel, used to repair East Main St. The City will contact Valtex LLC to determine what portion of the bill should be reimbursed as repairs for the Prairie East water/sewer installation.

Motion to pay Taylor Community Activities \$1,500 for gravel used to repair East Main Street:

Moved by Ron Luff, seconded by Aaron Gjermundson, motion carried unanimously.

The City received a proposal from Pump Systems to replace the deteriorating iron piping connecting the booster pumps to the feeder lines at the water pump house.

Motion to approve the proposal from Pump Systems to replace piping at the Pump House:

Moved by Daryl Jurgens, seconded by Ron Luff, motion carried unanimously.

Dennis Sievers inquired about the building located on City property south of the tracks, as TCA is interested in purchasing it and moving it to Heritage Park for storage. The Council informed him that the building is not owned by the City. Ron Luff believes that the building is owned by the Taylor Rod & Gun Club and will investigate the matter further.

The issue of RVs located on property outside of licensed mobile home parks was again raised. The Council reaffirmed that the camper allowed as a temporary residence on property owned by Brett Gjermundson must be disconnected from City utilities and removed from the property no later than May 1, 2013.

The following is the first reading of an amendment to the Minimum Housing Code ordinance:

Use of Recreational Vehicles (RVs) / Campers for Permanent Housing

A camper, fifth-wheel, motor home or RV used for permanent/semi-permanent housing shall be parked in an approved mobile home/RV park only. All campers, fifth-wheels, motor homes or RVs in approved mobile home/RV parks are required to be connected to City utilities, i.e. water, sewer, and garbage service to be billed at current rates. Skirting must be installed for winter use.

Exceptions: Residents, family, friends or visitors to the City for special occasions may temporarily occupy a camper, fifth-wheel, motor home, or RV on developed property for a period of thirty (30) days or less.

Any variance from this ordinance must be approved by the City Council.

Motion to approve the above amendment to the Minimum Housing Code of the City of Taylor:

Moved by Ron Luff, seconded by Ray Fettig. Roll call vote: Ray Fettig – Yes; Aaron Gjermundson – Yes; Daryl Jurgens – No; Ron Luff – Yes. Motion carried.

The second reading of the amendment will occur at the next Council meeting on Tuesday, May 7, 2013.

The Auditor brought several issues to Council pertaining to City Services billing. Pat also asked that the City consider revamping its policy related to deposits/fees required to start services. No action taken.

It was also brought to the Council's attention that City services to the West Side Apartments were not billed in the same manner as other multi-resident facilities.

Motion to bill the West Side Apartments on a per-unit basis for City utility services:

Moved by Daryl Jurgens, seconded by Ray Fettig, motion carried unanimously.

The Auditor was instructed to compose a letter informing the owners of the West Side Apartments of the change.

The City dump ground will open after May 1st – the specific day and hours of operation to be determined.

The Auditor requested that the Council consider reclassifying the dump ground expenses from the Garbage Fund to City Property Upkeep. Since the Garbage Fund has historically operated at a deficit, the inclusion of the dump ground expenses makes it difficult to determine if the fees charged to residents covers the actual contracted costs from MGM Sanitation. In addition, the dump grounds may be accessed without charge by anyone owning property in town, regardless of whether that property has City utility services or not.

Motion to reclassify dump ground expenses from the Garbage Fund to City Property Upkeep, retroactive to 1/1/13:

Moved by Ron Luff, seconded by Ray Fettig, motion carried unanimously.

Due to a shortfall in the Street Improvement DS Fund, the Auditor requested that the Council approve a fund transfer from the General Fund to cover the Debt Service payment due in April.

Motion to transfer \$15,875.63 from the General Fund to the Street Improvement Debt Service Fund:

Moved by Aaron Gjermundson, seconded by Daryl Jurgens, motion carried unanimously.

The March 2013 financial report was accepted as presented.

Bills submitted for payment

General Exp: Aaron Gjermundson \$135; Daryl Jurgens \$135; Ray Fettig \$135; Ron Luff \$135; Russ Myran \$195; IRS \$492.60; Richardton Merchant \$19.92; Vernell Sievers \$825; Pat Wilson \$360; MDU \$379.59

Water Dept: Southwest Water \$1,515.50; Vernell Sievers-reimb \$30; Vernell Sievers \$750; Pat Wilson \$80; Southwestern Dist Health \$54; MDU \$210.45; Meter Deposit Refunds \$235

Sewer Dept: Vernell Sievers \$300; Pat Wilson \$80; MDU \$227.88

Garbage Dept: MGM Sanitation \$2,104.72; Pat Wilson \$80

Street Dept: Vernell Sievers \$222.50; Stark County \$910.58; Starion Bond Services \$47,484

Building & Dev: Taylor Community Activities \$1,500

Motion to pay the bills: Moved by Ray Fettig, seconded by Ron Luff, motion carried unanimously.

The Council received a request from MGM Sanitation to attend the next Council meeting to discuss the City's contract.

The City plans to submit an application for an Energy Impact grant. The application deadline is April 30th.

The annual Tax Equalization meeting is scheduled for 7:00pm on Tuesday, April 9th at City Hall.

The next regular City Council meeting is at 7:30pm on Tuesday, May 7th at City Hall.

Moved by Ron Luff, seconded by Ray Fettig and carried to adjourn.

/s/ Russ Myran, Mayor

/s/ Patricia Wilson, Auditor