

March 8, 2022

The regular meeting of the City Council of the City of Sleepy Eye was held in the Council Chambers, 200 Main Street East, Sleepy Eye, MN and via Zoom at 7:00 p.m. on the 8th day of March, 2022 per due call and notice. Mayor Wayne Pelzel and Councilors Gary Windschitl, Douglas Pelzel, Nathan Stevermer, Christina Andres, and Scott Krzmarzick were present. Also, present were City Manager Bob Elston, City Attorney Alissa Groen, and City Clerk Michelle Strate.

Councilor Andres moved to approve the minutes of the February 8, 2022 Regular Meeting and February 23, 2022 Special Meeting. Councilor Krzmarzick seconded the motion and the motion carried with 5-0 vote.

Councilor Stevermer made a motion to approve Resolution 6-2022

RESOLUTION #5-2022

ACCEPTING DONATION(S) TO THE CITY

WHEREAS, The City of Sleepy Eye, Minnesota, is generally authorized to accept donations of real and personal property pursuant to Minnesota Statutes Section 465.03 for the benefit of its citizens, and is specifically authorized to accept gifts and bequests for the benefit of the City of Sleepy Eye and its citizens pursuant to Minnesota statutes Section 471.17; and

WHEREAS, The following persons and entities have offered to contribute the cash amounts set forth below to the:

| <u>Name of Donor</u> | <u>Amount</u> | <u>For/In Memory of</u> |
|----------------------|---------------|-------------------------|
| Mark Thomas Company | \$2,500.00 | Park Benches |
| Lillian Stimpert | \$50.00 | Law enforcement |

WHEREAS, The City Council finds that it is appropriate to accept the donations offered.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SLEEPY EYE, MINNESOTA AS FOLLOWS:

1. The donations described above are accepted and shall be used for the expenses specified by the donor. If no specific expenses are stated, they shall be used for general expenses of the department specified.

I certify that the above resolution was adopted by the City Council of the City of Sleepy Eye on March 8th, 2022.

/s/Wayne Pelzel
Wayne A. Pelzel, Mayor

I hereby certify and attest that the City Council of the City of Sleepy Eye Minnesota, did pass the above Resolution on February 8th,2022 in accordance with the Charter Provisions and state laws provided therefore.

Dated: March 8th, 2022 /s/Michelle Strate
Michelle Strate, City Clerk

State of Minnesota)
)ss.
County of Brown)

This instrument was acknowledged before me on March 8th, 2022 by Wayne A. Pelzel as Mayor, and by Michelle Strate as City Clerk, of the City of Sleepy Eye, a Municipal Corporation.

Notary Public

Councilor Andres seconded the motion and the motion carried 5-0.

Councilor Stevermer made a motion approve a temporary on-sale liquor license to St. Mary's for April 29, 2022 event. Councilor Krzmarzick seconded the motion and the motion carried 5-0.

Councilor Windschitl made a motion to approve a variance for 609 1st Avenue North to allow for a garage addition for an already non-conforming garage. Councilor Pelzel seconded the motion and the motion carried 5-0.

Councilor Pelzel made a motion to approve Resolution 7-2022.

Resolution #7-2022

Re-establishing Precincts and Polling Places

WHEREAS, the legislature of the State of Minnesota has been redistricted; and

WHEREAS, Minnesota Statute section 204B.14, subd. 3 (d) requires that precinct boundaries must be reestablished within 60 days of when the legislature has been redistricted or at least 19 weeks before the state primary election, whichever comes first.

NOW, THEREFORE BE IT RESOLVED that the City Council of the City of Sleepy Eye, County of Brown, State of Minnesota hereby reestablishes the boundaries of the voting Wards as follows:

Ward 1 – All that portion of the City of Sleepy Eye, situated, lying and being west of the center line of First Avenue extended south to the City Limits and north to St. Mary's Street thence east to Third Avenue thence north to the City Limits.

Ward 2 – All that portion of the City of Sleepy Eye, situated, lying and being east of the center line of First Avenue extended south to the City Limits thence east to Third Avenue thence north to the City Limits.

BE IT FURTHER RESOLVED that the polling place will be the Sleepy Eye Community Center/Senior Center, 115 2nd Avenue NE, Sleepy Eye, Minnesota.

Attached to this resolution, for illustrative purposes, is a map showing said Wards and the location of each polling place.

Adopted by the City Council this 8th day of March, 2022.

_____/s/Wayne Pelzel_____
Wayne Pelzel, Mayor

Attest:

_____/s/Michelle Strate_____
Michelle Strate, City Clerk

Councilor Andres seconded the motion and the motion carried 5-0.
Councilor Krzmarzick to approve Resolution 8-2022.

RESOLUTION #8-2022

A RESOLUTION SUPPORTING HOUSING AND LOCAL DECISION-MAKING AUTHORITY

WHEREAS, local elected decision-makers are in the best position to determine the health, safety, and welfare regulations that best serve the unique needs of their constituents; and
WHEREAS, zoning regulation is an important planning tool that benefits communities economically and socially, improves health and wellness, and helps conserve the environment; and
WHEREAS, local zoning regulation allows communities to plan for the use of land transparently, involving residents through public engagement; and
WHEREAS, cities across the state are keenly aware of the distinct housing challenges facing their communities and they target those local housing challenges with available tools; and
WHEREAS, multiple bills restricting local decision-making related to housing have been introduced in the 2021-2022 biennium.
NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF

Sleepy Eye that this Council supports local decision-making authority and opposes legislation that restricts the ability for local elected officials to respond to the needs of their communities.

LET IT ALSO BE RESOLVED that this Council supports housing policy that advances solutions to support full housing spectrum solutions, local innovation, incentives instead of mandates, and community-specific solutions throughout Minnesota.

ADOPTED by the Sleepy Eye City Council this 8th day of March, 2022.

/s/Wayne Pelzel
Wayne Pelzel, Mayor

Attest:

/s/Michelle Strate
Michelle Strate, City Clerk

Councilor Stevermer seconded the motion and the motion carried 5-0.

Attorney Groen reported on the following:

A. Councilor Stevermer called for First Reading of Ordinance #203 An Ordinance to Establishing Twice Second Addition.

City Manager Report

A. Councilor Stevermer made a motion to approve Resolution 9-2022.

RESOLUTION NO. 9-2022

RESOLUTION CALLING FOR A PUBLIC HEARING ON PROPOSED PROPERTY TAX ABATEMENTS

BE IT RESOLVED by the City Council (the "Council") of the City of Sleepy Eye, Minnesota (the "City"), as follows:

1. Recitals.

(a) Minnesota Statutes, Sections 469.1812 through 469.1815, as amended, both inclusive, authorize the City, upon satisfaction of certain conditions, to grant an abatement of all or a part of the taxes levied by the City on real property within its boundaries.

(b) It is a legal requirement that the City hold a public hearing prior to adoption of a resolution granting any property tax abatements.

2. Hearing. A public hearing on the consideration of the property tax abatement will be held at the time and place set forth in the Notice of Hearing attached hereto as Exhibit A and hereby made a part hereof.

3. Notice. The City Manager is hereby authorized and directed to cause notice of said hearing in substantially the form attached hereto as Exhibit A to be given one publication in a newspaper of general circulation in the City at least 10 days but not more than 30 days before the hearing. The newspaper must be one of general interest and readership in the City, and the notice must be published at least once.

EXHIBIT A
CITY OF SLEEPY EYE, MINNESOTA

NOTICE OF PUBLIC HEARING
REGARDING PROPOSED PROPERTY TAX ABATEMENTS

Notice is hereby given that the City Council of the City of Sleepy Eye, Minnesota (the "City"), will hold a public hearing at a regular meeting of the City Council beginning at 7:00 P.M., on Tuesday, April 12, 2022, at the City Hall, 200 Main Street East, Sleepy Eye, Minnesota, in connection with the proposed construction of an approximately 72-unit workforce apartment project to be constructed in two phases (the "Project"). The City will grant an abatement of property taxes to be levied by the City on all or a portion of Parcel ID Numbers 002.756.001.01.010 and 002.756.001.02020 and the adjacent right of way which will be combined to create a new parcel on which the Project will be constructed (the "Property"). The total amount of the taxes proposed to be abated by the City on the Project Property for a period not to exceed 15 years is estimated to be not more than \$967,708. The City Council will consider granting a property tax abatement in connection with the Project.

All persons may attend in person, via telephone or electronically at the April 12, 2022 public hearing and present their views to the City Council orally; or if in writing contact the City Manager's office at 200 Main Street East, Sleepy Eye, MN 56085 or 507-794-3731.

BY ORDER OF THE CITY COUNCIL

/s/ Bob Elston, City Manager

Councilor Andres seconded the motion and the motion carried 5-0.

Councilor Windschitl made a motion to approve the Police Report and Cash Fund Balances.

Councilor Pelzel seconded the motion and the motion carried 5-0.

Councilor Andres made a motion to approve the payment of bills. Councilor Stevermer seconded the motion and the motion carried 5-0.

There was no other business.

The meeting was properly adjourned at 7:18 p.m.

Wayne Pelzel, Mayor

Michelle Strate, City Clerk