

**Approved Minutes
City Council Regular Session
July 28, 2014
Monday 7:00 p.m.**

The regular session of the City Council, City of Renville, Minnesota was called to order on July 28, 2014 at 7:00 p.m. by Mayor Wertish

City Council Members present were Shane Wohlman, Raye McKim, Dennis Ulrich, Randy Johnson and Al Rohlik. Also present were Mayor Janette Wertish and City Administrator/Clerk Kari Gislason.

1. Pledge of Allegiance

2. Approval of Agenda

A motion was made by Al Rohlik and seconded by Randy Johnson to approve the agenda. The motion carried 5 to 0.

3. Approval of Minutes

A motion was made by Dennis Ulrich and seconded by Shane Wohlman to approve the minutes of the July 14, 2014 meeting. The motion carried 5 to 0.

4. Invoices Payable

A motion was made by Randy Johnson to approve the following invoices:

Check #	Name	Amount	Comments	Date
30999	CENTURLINK	\$138.68	Police Dept. Te	7/10/2014
31000	UNITED STATES TREASURY	\$58.00	Form 720	7/10/2014
31001	ICMA	\$50.00	Sunvold, Nathan #302283	7/14/2014
31002	RENVILLE FIRE RELIEF ASSN.	\$4,000.00	Fire Relief State Aid	7/16/2014
031003	AMERICAN WELDING & GAS INC	\$36.00	FIRE DEPT FIRE EXT. MAINT	7/28/2014
031004	AMERIPRIDE SERVICES, INC	\$102.24	Community Center Contractual	7/28/2014
031005	CLARKE MOSQUITO CONTROL	\$3,395.08	Biomist Mosquito Spray	7/28/2014
031006	COMMUNITY ELECTRIC	\$32.00	Light bulbs	7/28/2014
031007	DANUBE AUTO WORKS	\$121.00	Tow Chrysler Van to impound	7/28/2014
031008	HASLER FINANCIAL SERVICES	\$300.00	Postage	7/28/2014
031009	HEIMAN BROTHERS INC.	\$1,921.13	Fusion Gloves & Boots	7/28/2014
031010	HILLYARD FLOOR CARE SUPPLY	\$66.60	Community Center Supplies	7/28/2014
031011	LEAGUE OF MN CITIES INS TRUST	\$250.00	Insurance deductible - cemetery damage from lawn mower	7/28/2014
031012	MENARDS	\$68.29	Supplies for Park repairs	7/28/2014
031013	MN PIPE & EQUIPMENT	\$466.23	Water Supplies	7/28/2014
031014	MN WEST COMMUNITY COLLEGE	\$900.00	Confined Space Training	7/28/2014
031015	MVTL LABORATORIES, INC.	\$29.50	Water Testing	7/28/2014
031015	MVTL LABORATORIES, INC.	\$113.25	Sewer Testing	7/28/2014
031015	MVTL LABORATORIES, INC.	\$52.75	Water Testing	7/28/2014
031015	MVTL LABORATORIES, INC.	\$192.50	Sewer Testing	7/28/2014
031016	RENVILLE-SIBLEY COOPERATIVE	\$19.60	Hot Water Heat	7/28/2014
031016	RENVILLE-SIBLEY COOPERATIVE	\$857.69	Water Electric	7/28/2014
031017	UNITED STATES POSTAL SERVICE	\$51.00	Utility Postage	7/28/2014

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031018	USABLE LIFE	\$37.89	Life Ins.	7/28/2014
031018	USABLE LIFE	\$20.45	Life Ins.	7/28/2014
031018	USABLE LIFE	\$20.44	Life Ins.	7/28/2014
031018	USABLE LIFE	\$12.26	Life Ins.	7/28/2014
031018	USABLE LIFE	\$20.45	Life Ins.	7/28/2014
031019	VERIZON WIRELESS	\$123.01	Police Dept. Telephone	7/28/2014
031019	VERIZON WIRELESS	\$53.29	Public Works Dept. Telephone	7/28/2014
031020	VOSIKA SEWER SERVICE	\$704.12	Park Contractual Service - port a pots	7/28/2014
031021	WEST CENTRAL SANITATION	\$34.16	WWT Refuse	7/28/2014
031021	WEST CENTRAL SANITATION	\$17.55	Street Refuse	7/28/2014
Total		\$ 14,316.16		

Raye McKim seconded the motion. The motion carried 5 to 0.

5. Public Comments:

Jaime Gasca was present to express some concerns he had regarding a delay in disconnecting water service at a property he owns.

A motion was made by Dennis Ulrich and seconded by Raye McKim to allow a credit of \$130.64 for water and sewer usage May 15-July 15 at 315 E Park. The motion carried 5 to 0.

6. Committee/Staff Reports

A. City Administrator/Clerk Report

Kari Gislason reported the following:

- The DEED Demolition Application has been submitted
- Standard & Pors S & P Rating - A+ to A- (down two notches)
 - Due to: Fund Balance going below \$500,000, economic factors and water & sewer debt - need to look at repaying general fund. We will receive a summary.
- Surveys are compiled will review at the next EDA meeting
- Justin and Dan from SEH will be here August 7
- Thanks to Revitalizing Renville for the HOB0 dinner event
- Farmer's Market started, first week went well.

A motion was made by Dennis Ulrich and seconded by Randy Johnson to approve the City Administrator/Clerk Report as presented. The motion carried 5 to 0.

7. Discussion Items

- A. Main Street Bar & Brill - Charles Reid has applied for on sale, off sale and Sunday liquor licenses. Licensing paperwork is being processed.
- B. LGA Payment - due to severe storms and flooding, Renville County was part of FEMA's disaster declaration and cities within the county are eligible to receive the December LGA payment early - the first week of August. Kari will request an early payment.

- C. Conveyance Action Request for 522 3rd St NW (Tax Forfeiture) - the city received notice from the Renville County Auditor-Treasurer that parcel #36-03265-00 located at 522 3rd Street NW will be put up for auction unless the city requests the parcel be conveyed to the city for public use.

A motion was made by Raye McKim and seconded by Shane Wohlman to express interest in the property depending upon the price. The motion carried 5 to 0.

- D. Budget Information - budget information was included in the packet for council's review and Kari requested setting a date for the next budget planning session

A motion was made by Dennis Ulrich and seconded by Randy Johnson to schedule a budget planning session following the regularly scheduled council meeting August 11. The motion carried 5 to 0.

8. Action Items

- A. Terms of the sale for 420 and 410 NW 4th Street

To follow are the official terms of the sale of real property commonly known as **420 NW 4th Street**, and particularly described as Parson's 2nd Addition, Lots 4 thru 8 Blk 18, Parcel #36-03370-00 and **410 NW 4th Street**, and particularly described as Parson's 2nd Addition, Lots 2 & 3 Blk 18, Parcel #36-03360-00 Renville, Renville County, Minnesota.

1. **Sale to occur by sealed bid.** Bids will be opened on September 5, 2014, at 10:00 a.m. Any bids received after the designated time for any reason or otherwise not in compliance with the bid requirements will not be considered.
2. **Inspection.** The bidder is invited to inspect the property prior to submitting a bid. Failure to inspect property does not constitute grounds for the withdrawal of a bid after opening.
3. **Condition and location of property.** The Property is offered for sale "as is" and "where is".
4. **Consideration of bids.** All bids are firm and irrevocable for a period of fifteen days. The City reserves the right to reject any or all bids, and to waive any technical defects in bids. No specific bidding form is required, but all bids shall clearly state the name, address, and telephone number of the bidder.
5. **Quit Claim Deed.** The City will not provide an abstract as the sale will be through quit claim deed.
6. **Zoning.** The property is zoned R-1.
7. **Risk of loss.** The City is responsible for reasonable care and protection of the property until the date specified for removal. All risks or loss, damage, or destruction from any cause whatsoever shall be borne by the Purchaser after passage of title.
8. **Closing.** Closing shall be as soon as practicable after the bid, but in any case within forty-five (45) days. Closing is to be at Renville City Hall. The Purchaser shall pay all closing costs. The City will provide quit claim deed. The Purchaser will be responsible for the recording costs and any title insurance Purchaser elects to obtain, together with any fees for professional services incurred by Purchaser.
9. **Minimum Bid.** No minimum bid will be required..
10. **Submission of Bid.** Bids shall be submitted prior to Friday, September 5 at 10:00 a.m.
Bids may be submitted to:

Renville City Administrator
221 North Main Street
PO Box 371
Renville, MN 56284

BIDS SHALL BE CLEARLY MARKED:

“BID FOR 420 & 410 NW 4th STREET.”

A motion was made by Shane Wohlman and seconded by Raye McKim to approve the terms of sale for 420 & 410 NW 4th Street. The motion carried 5 to 0.

B. 516 E Park Bids

The city received the following sealed bid for the property located at 516 E Park Avenue:

Proposal / Sealed Bid
From Darrin and Kaylynn Shemon
To Renville City

This proposal is from Darrin and Kaylynn Shemon and is an all-encompassing proposal of four separate parts. The parts include:

- 516 Park Ave home
- 516 Park Ave garage
- 113 3rd Street NW
- Variance, facilitation of variance or agreed property exchange to satisfy 516 Park Ave garage site

As it sits, the City of Renville is determining the cost of removal of the garage on 516 Park Ave and the home on 113 3rd Street NW. The bids for tear down and removal, as they are now, are \$3,500 and \$6,500 respectively.

Our proposal to the City of Renville is this:

- 1) We would take the home on 113 3rd Street NW for the price of recording the QCD.

This is a savings of \$6,500 to the city.

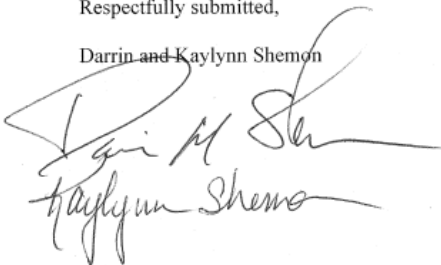
- 2) We will take the garage at 516 Park Ave. This is a savings of \$3,500 to the city.

3) We would request that the \$9,500 that we have saved the city would be realized as the consideration (Sealed Bid) for the home on 516 Park Ave. and be provided a QCD.

4) We would request that the city help facilitate a variance or the survey and exchange of property between us and Cenex to realize a legal boundary for the garage at 516 Park Ave to sit at its current location.

Respectfully submitted,

Darrin and Kaylynn Shemon



A motion to reject the sealed bid for 516 E Park Avenue was made by Dennis Ulrich and seconded by Al Rohlik. The motion carried 5 to 0.

C. Resolution 10-14: Approving the Public Safety Committee - no action taken

9. Mayor's Report

Mayor Wertish shared information regarding the proposed Renville County ATV park. She encouraged community members to speak up if they have concerns. She also thanked the Revitalizing Renville Committee for the HOBBO dinner event

10. Adjourn

A motion was made by Al Rohlik and seconded by Randy Johnson to adjourn the meeting. The motion carried 5 to 0. Meeting was adjourned at 7:37 p.m.

Dated at Renville, Minnesota this 28th day of July, 2014.

THE GOVERNING BODY OF THE CITY
OF RENVILLE, MINNESOTA

BY _____
Janette Wertish, Mayor

ATTEST:

BY _____
Kari Gislason, City Administrator/Clerk