

The Cannon Falls City Council met in a regular session on Tuesday, May 15, at 6:30 p.m. in the City Council Chambers. Present were Mayor Pro Tem Morris Mattson and Council Members Cedar Abadie, Bill Duncan, Ken Carpenter, and John Althoff; Mayor Robby Robinson was absent. Also present were Dave Maroney, Community Development Director; Greg Anderson, City Engineer; Joe Berg, Police Lieutenant; Samantha Meyer, Zoning Assistant; and Wes Anway, Interim Public Works Director

Call to Order Mayor Pro Tem Mattson called the meeting to order at 6:30 p.m.

Roll Call Roll call was conducted. Mayor Robinson was absent.

Pledge of Allegiance The Pledge of Allegiance was recited.

Approval of Agenda A motion was made by Council Member Duncan, seconded by Council Member Carpenter and unanimously carried, to approve the Agenda.

Public Input No one came forward to speak regarding issues not listed on the Agenda.

Proclamation:  
Proclamation for  
National Police Week  
2018  
Police Lieutenant Berg commented that no Cannon Falls Police Officers have been killed in the line of duty. He reported that during 2017 a total of 135 officers paid the ultimate sacrifice. He noted that Bill Mathews, a former Zumbrota Police Officer, was killed by vehicular assault by an impaired and distracted driver. He added that 53 officer deaths have occurred so far in 2018. A moment of silence was held in honor of fallen officers.

Mayor Pro Tem Mattson read a National Police Week proclamation declaring May 13-19, 2018, as Police Week in Cannon Falls to publicly salute the service of law enforcement officers in the community and nationwide.

A motion was made by Council Member Althoff, seconded by Council Member Carpenter and unanimously carried, to adopt the proclamation.

Recognitions:  
Oath of Office and  
Badge Pinning  
Ceremony for Officer  
Thomas Ramboldt  
Police Lieutenant Berg introduced Officer Ramboldt. He noted that the mission of the Cannon Falls Police Department is to provide quality police service to the community by promoting meaningful police-citizen interactions and community partnerships.

Police Lieutenant Berg referenced the values of integrity, impartiality, and professionalism.

Mayor Pro Tem Mattson administered the Oath of Office for Officer

Ramboldt. Officer Ramboldt's brother, Ben, participated in the badge-pinning ceremony. Officer Ramboldt was welcomed by Council Members.

Live-Saving  
Recognition Awards

Police Lieutenant Berg discussed the recognition program, which formally recognizes both Public Safety Department employees and citizens who provide assistance to the Department.

Police Lieutenant Berg recognized award recipients – including five members of the Fire Department, three members of the Ambulance Service, 17 members of the Cannon Falls School District staff, and one Police Officer – for their actions in saving the life of Peggy Jandris on April 2, 2018.

Council Members congratulated the award recipients. Council Member Abadie thanked Peggy Jandris and her family for attending the awards presentation.

Public Hearings:  
Resolution 2351,  
Establish License Fee  
for Combination  
Liquor License

Community Development Director Maroney provided background information with regard to this Agenda item. He stated that the Public Hearing pertains to the establishment of a fee for a combination liquor license. He referenced language included in draft Resolution 2351.

Mayor Pro Tem Mattson opened the Public Hearing for this item at 6:52 p.m. No one came forward to speak during the Public Hearing. A motion was made by Council Member Carpenter, seconded by Council Member Duncan and unanimously carried, to close the Public Hearing. The Public Hearing was closed at 6:53 p.m.

A motion was made by Council Member Althoff, seconded by Council Member Carpenter and unanimously carried, to adopt Resolution 2351.

Resolution 2354,  
Vacating Platted  
Alleyways Formerly in  
the St. Clair's Terre  
Haute Addition and  
Goodhue Addition

Zoning Assistant Meyer provided background information. She reviewed a request by Babe O'Gorman to re-plat some of the lots he owns across from City Hall. She noted that the proposal includes private roadways in lieu of alleyways. She commented that the preliminary plat was discussed by the Planning Commission on May 14 and will be coming before the City Council in June.

Zoning Assistant Meyer reported that the Council is being asked to vacate platted alleyways in the St. Clair's Terre Haute Addition and the Goodhue Addition. She noted that these alleys were platted in the 1800's and are not usable as they were platted.

Council Member Althoff reported that the Planning Commission unanimously approved the alley vacation request.

Mayor Pro Tem Mattson opened the Public Hearing for this item at 7:55 p.m.

Applicant Babe O’Gorman and Zoning Assistant Meyer provided clarification of the alleys being requested for vacation.

No one else came forward to speak during the Public Hearing.

A motion was made by Council Member Althoff, seconded by Council Member Carpenter and unanimously carried, to close the Public Hearing. The Public Hearing was closed at 7:56 p.m.

A motion was made by Council Member Abadie, seconded by Council Member Duncan and unanimously carried, to adopt Resolution 2354, vacating specifically recommended alleyways.

Consent Agenda

- A. Just and Correct Claims – Accounting Period Ending May 10, 2018
- B. Meeting Minutes for May 1, 2018, City Council Meeting
- ~~C. Police Commission Appointments~~  
*This item was pulled by Council Member Althoff.*
- D. Hire Pool Employees for 2018 Season
- E. Resolution 2348, Accepting Donation of \$50 from Arena Trailer Sales to the Fire Department
- F. Resolution 2349, Accepting Donation of \$50 from Margaret McMahon to the Fire Department
- G. Resolution 2350, Accepting Donation of \$2,500 from Cannon Falls Fire Department Relief Association to the Fire Department
- H. Temporary Asset Transfer to the Ambulance Department
- ~~I. Support Application to the Blandin Broadband Communities Program~~  
*This item was pulled by Council Member Althoff.*
- J. Job Title Change / Pay Grade Adjustment for D. Howard
- K. Committee Member Appointments
- L. Approve Municipal Advisory Service Agreement with Northland Securities for New Fire Truck

A motion was made by Council Member Carpenter, seconded by Council Member Duncan and unanimously carried, to approve the Consent Agenda, minus Items C and I.

Council Business:  
Historical Society  
Request

Steve Dabelow introduced himself as President Emeritus of the Cannon Falls Area Historical Society. He discussed the collections that the Historical Society has accumulated over the last 40 years. He discussed the current City-owned building and an opportunity to purchase the adjoining property. He reviewed a request for the City to acquire this property. He noted that the Historical Society is committed to raising all or part of the money.

It was clarified that the City owns the old fire house, which currently houses the Historical Society. It was noted that this building is listed on the National Register of Historic Places. Council Member Abadie asked whether there are different ways that those types of parcels are treated. Director Maroney discussed tax exempt uses for property tax purposes.

Council Member Duncan indicated that this could be handled similar to the new library building, in which the funds were raised and the City assumed responsibility for maintenance. Mr. Dabelow noted that the Historical Society has been involved with a lot of the maintenance on the current building. He stated that the Historical Society has benefited from the City's participation in paying for the heat, electricity, and air conditioning costs, stating that this can be a burden for a small program.

Mr. Dabelow stated that, with the City owning the current building, it would seem unnatural for the Historical Society to own the adjacent building and potentially link the two buildings. He noted that the structure could be used immediately for storage purposes in its current condition. He commented that the property could be sold or the house relocated in the future.

Council Member Althoff asked whether the Historical Society has or could raise enough funds to purchase the property. Mr. Dabelow indicated that the funds would have to be raised. He noted that the purchase price is \$186,000, the appraised amount. He discussed a fundraising initiative involving both buildings, with a goal of \$220,000.

Council Member Abadie commented with regard to long-range uses for the property. Mr. Dabelow stated that the Historical Society recommends making no major changes to the house, so that the process could be reversible.

Council Member Duncan commented regarding the value of the Historical Society and spoke in support of the proposal.

Council Member Althoff asked whether the current owner is willing to wait to sell the property. Mr. Dabelow indicated that the current owner would like to see the Historical Society take over the property. He noted that some of the funds from the sale of the house will help the owner's adult children buy a house in the community, adding that a bridge financing process has been worked out in this regard. He commented that the property closing could occur later this summer or whenever the fundraising process is complete.

Council Member Carpenter asked whether the City would be fronting the money to purchase the property. Mr. Dabelow indicated that there are several options. He indicated that the main thing that the Historical Society is looking for is for the City to agree to own the property. He noted that the closing date would depend upon fundraising results and whether the City participates in the funding of the property acquisition.

Director Maroney stated that there are a number of details to be worked out. He stated that he feels comfortable discussing the purchase of this building in a cooperative way. He noted that he has received positive feedback from the community in terms of the value of the project and the potential to raise funds. He commented that the seller is offering a lot of flexibility to help make this deal work. He noted that there could be some financial exposure to the City, unless the fundraising goal is met in the near future.

Council Member Abadie asked about insurance coverage. Director Maroney asked about the insurance arrangement on the current building. Mr. Dabelow stated his understanding that insurance is provided by the City as part of its coverage of all City-owned properties. He added that the Historical Society pays for a liability policy. Director Maroney indicated that insurance details will be researched. Mr. Dabelow suggested that the Council consider expressing agreement with the concept.

A motion was made by Council Member Duncan, seconded by Council Member Carpenter and unanimously carried, to move forward with the discussion. Mr. Dabelow indicated that he will continue to work with Director Maroney on the details.

City Engineer Anderson provided a project update. He reported that bids for the 2018 Eastside II project were opened on May 9, with three bids received.

Mr. Anderson reported that the low bid was received from Wencil Construction. He reviewed the project area and the bid alternates. He clarified that the bid award is based on the base bid only. He added that Alternate #3 or #4 would also need to be awarded at a minimum if the Council decides to move forward with the project, as these pertain to installation of new water mains. He stated that Alternates #1 and #2 could be awarded at the Council's discretion.

Council Member Althoff asked about Minnesota Street near the school. Mr. Anderson discussed a preliminary plan for a cul-de-sac. He stated that he has shared this plan with Superintendent Beth Giese, who has forwarded this plan to the Facilities Committee for review.

Council Member Duncan stated that he liked the fact that the bids came in for the most part under the estimates. He referenced the question of using ductile iron versus PVC pipe, stating a preference for ductile iron. Council Members asked Mr. Anderson for his opinion in this regard. Mr. Anderson stated that the standard has been to use ductile iron, noting that PVC has also been used on City projects. He stated that his main concern involves consistency with the different pipe materials. He stated that both pipe materials meet the standards for drinking water and that the selection comes down to preference. He noted that ductile iron was used on both Westside projects, the Cedar Hills project, and the interchange work.

Council Member Duncan stated his understanding that if there is a crack, the entire length of PVC pipe would need to be replaced, whereas with ductile iron the defect area can be repaired.

Mr. Anderson reported two concerns with PVC pipe:

- 1) If a water main freezes, it cannot be thawed out using traditional methods.
- 2) If a PVC pipe does freeze, there is a possibility of shearing longitudinally along the pipe.

Mr. Anderson stated his understanding that there have been no issues with projects completed since 2001 in terms of water main breaks. He noted that the service lines would be copper from the main into the house.

Council Member Duncan asked about the life span of both materials. Mr. Anderson stated his understanding that PVC will last longer.

Council Member Althoff indicated that he was told by a contractor that plastic pipe works better with the different types of materials in the ground.

Mr. Anderson indicated that it comes down to the contractor diligently doing the back-fill, compacting, and placing the pipe in a good, bedded location.

Council Member Duncan asked whether there is a lot of rock. Mr. Anderson indicated that there are several areas of rock, which would be removed and the pipes bedded on granular material.

Mr. Anderson discussed how the two types of pipe would be located in the future.

Council Member Duncan reviewed the alternate bids. He stated that Wencil Construction was extremely above the estimate for Alternate #2. Mr. Anderson indicated that he reviewed the numbers and noted costs relating to mobilization. He stated that a change order could potentially be worked out for this work.

Council Member Althoff commented regarding the cost savings from using plastic pipe and asked how long this pipe will last compared to ductile iron. Mr. Anderson stated that he has been told that PVC pipe will last longer. Council Member Duncan commented that repairs to the PVC will be more expensive. Mr. Anderson commented that potentially more length of pipe would need to be replaced in the event of a PVC break. He added that most water main breaks occur in old cast pipe.

Council Member Abadie expressed agreement with the use of PVC pipe. She stated that, even if PVC pipe needs to be replaced, the material itself would be cheaper to replace.

Council Member Abadie expressed relief that the bids came in close to or under the estimates.

Council Member Althoff commented that he has received positive feedback with regard to Wencil Construction. Mr. Anderson indicated that references were contacted, with positive comments received from the City of Owatonna and the City of Faribault.

Mayor Pro Tem Mattson asked whether the public had any comments.

Larry Dammer, 620 Almond Street North, Cannon Falls, expressed support for the inclusion of Stoughton Street in the project. He stated that construction materials were piled on this road during a past project. He added that this road lies on a hill.

Mr. Dammer commented that this is a first choice for delivery trucks into his neighborhood.

Mr. Dammer asked about street widths. It was clarified that the current width of Minnesota Street will be maintained. Mr. Anderson commented that the biggest change will involve Cedar Street.

Mr. Dammer suggested keeping construction equipment and materials off of the newly constructed roads. Council Member Duncan asked whether Wencil Construction could be asked to be more careful in this regard. Mr. Anderson indicated that this topic will be brought up during the pre-construction meeting.

Mr. Dammer stated that he resides in an area where plastic pipe was used and has noticed a different taste to the water. He stated that he has researched the pros and cons of both pipe materials.

Council Member Duncan asked Council Members to comment about the bids and the pipe options.

Council Member Althoff stated that he was pleasantly surprised by the bids, with the exception of Alternate #2. He stated a preference for PVC pipe.

Council Member Duncan expressed agreement with the high cost of Alternate #2.

Council Member Carpenter stated that he was ambivalent about the pipe material, adding that the use of PVC would result in a \$50,000 cost savings. He reviewed the overall cost of the project. He suggested trying to work out a change order for Alternate #2, noting that another mobilization would not be needed to complete this work.

Council Member Duncan stated his understanding that this will be the last big project. Council Member Carpenter referenced two remaining projects, one on the North side and one on Park Street.

1) Resolution 2352, Accepting Bid Results.

A motion was made by Council Member Althoff to go ahead with



the project with Wencil Construction, including Alternate #1 and Alternate #4 involving the use of PVC pipe, putting Alternate #2 on hold at this time. The motion was seconded by Council Member Abadie. A vote was taken, and the motion carried unanimously.

Mr. Anderson discussed the next steps and the anticipated project schedule. Director Maroney referenced past discussion of a special MnDOT account for Limestone Road and asked whether this is still available. Mr. Anderson indicated that he will check on this.

- 2) Resolution 2353, Providing for the Competitive Negotiated Sale of \$4,325,000 General Obligation Bonds, Series 2018A.

Director Maroney noted that the amount will be revised to reflect the cost estimates and the decision made regarding the Alternates. He stated that if the Council wishes to have the bond sale in June, Resolution 2353 should be adopted, with the knowledge that the amount will go down. He noted that the final number will include the actual bid costs, the engineering contingencies, and financing fees.

Mayor Pro Tem Mattson asked about bond rates. Director Maroney noted that the bond rates are still attractive. Council Member Duncan commented that the City's credit rating is excellent.

A motion was made by Council Member Althoff, seconded by Council Member Duncan and unanimously carried, to adopt Resolution 2353.

- 3) Approve Municipal Advisory Service Agreement with Northland Securities.

Director Maroney provided background information. He noted that the agreement relates to the fee payable to Northland Securities to process the bond sale. He noted that this fee will be reduced due to the reduced amount of the bond sale. He suggested approving the proposed agreement with a "not to exceed" amount. The fee was clarified.

A motion was made by Council Member Abadie, seconded by Council Member Duncan and unanimously carried, to approve the agreement with Northland Securities.

Police Commission  
Appointments

Council Member Althoff indicated that he pulled this item because one of the candidates does not reside in Cannon Falls. It was noted that a member of the Cable Commission does not live in town.

Council Member Abadie asked about residency requirements for commissions. Police Lieutenant Berg stated his understanding that there are no guidelines restricting membership due to residency.

Police Lieutenant Berg stated that the commission reached out to multiple retired police officers who live in town, none of whom was interested in serving on the Police Commission. He noted that Mayor Robinson recommended two candidates, including one out-of-town resident.

Council Member Duncan referenced a non-resident member of the Planning Commission at one time.

A motion was made by Council Member Althoff, seconded by Council Member Duncan and unanimously carried, to approve the Police Commission appointments as recommended.

Support Application to  
the Blandin  
Broadband  
Communities  
Program

Council Member Althoff noted that the Planning Commission voted to support this application and encouraged the Council to do the same.

A motion was made by Council Member Althoff, seconded by Council Member Carpenter, to support application to the Blandin Broadband Communities Program. Council Members commented that the Blandin Foundation is a very respected group. A vote was taken, and the motion carried unanimously.

Reports:  
Staff

Police Lieutenant Berg noted that some solicitor permits have been issued. He added that citizens should feel comfortable asking to see permits and telling solicitors to leave. He encouraged citizens to contact the Police Department with any concerns in this regard.

Interim Public Works Director Anway discussed the City-wide clean-up event on May 19.

Mayor and Council

Council Member Abadie referenced recent Council discussion of parking restrictions on Hoffman Street. She relayed concerns expressed by a resident relating to vendors coming to her home. Council Member Abadie stated her understanding that parking restrictions are not hawkishly enforced.

Council Member Abadie discussed a sewer credit request submitted by the owner of 215 West Main Street. She stated that there was a leak from a burst pipe between the home and the garage, resulting in an approximately \$4,000 water and sewer bill. She reviewed the policy, which allows the sewer portion of the bill to be waived in certain circumstances. She noted that the Public Works Commission unanimously agreed that a sewer credit would be appropriate in this case.

A motion was made by Council Member Abadie, seconded by Council Member Duncan and unanimously carried, to extend a sewer credit, based on the average bill.

Council Member Althoff referenced Planning Commission discussion with regard to signage on the south end of town. He noted that there have been ongoing concerns expressed by businesses related to confusion by the public since construction of the roundabouts. Director Maroney provided an update, noting that the Cannon Falls Township Board has indicated a willingness to allow signage to be placed within the right-of-way. He noted that he and Zoning Assistant Meyer will work with the property owners and the Township Board on a sign proposal and exact location.

Council Member Althoff noted that May 19 is Armed Forces Day. He discussed Memorial Day activities, including a parade and a ceremony at the cemetery.

Mayor Pro Tem Mattson commented that it was a productive meeting.

Adjournment

A motion was made by Council Member Althoff, seconded by Council Member Carpenter and unanimously carried, to adjourn the meeting. The meeting adjourned at 7:47 p.m.

Adopted by the City Council of the City of Cannon Falls on the 5<sup>th</sup> day of June, 2018.

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Lyman M. Robinson, Mayor

ATTEST:

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Lanell Endres, Interim City Administrator