

**Regular Meeting Ely City Council – City Hall, Council Chambers
March 19, 2024 - Minutes**

CALL TO ORDER

Acting Mayor Callen called the meeting to order at 5:30pm.

PRESENT: Council members A.Forsman, Kess, Debeltz, Campbell, Bisbee, Acting Mayor Callen

ABSENT: Mayor Omerza

APPROVAL OF MINUTES:

Debeltz/Campbell moved to approve the minutes from the March 12, 2024 Regular Council Meeting and November 28, 2024 Study Session. Motion Carried 6-0-1 with Mayor Omerza absent.

ADDITIONS OR OMISSIONS TO AGENDA:

A. Addition 9.B. January Fire Department Minutes

B. Addition 9.E. iii. Amendment to Purchase Agreement between Gregory Demarce and City of Ely for Lot 6, Block 4, East Spaulding – to extend closing date.

Additions A and B added without objection

MAYOR'S REPORT:

Acting Mayor Callen reminded everyone that it is extremely dry out, please be mindful of fires.

CONSENT AGENDA:

Debeltz/Bisbee moved to waive the readings in entirety of all ordinances and resolutions on tonight's agenda. Motion Carried 6-0-1 with Mayor Omerza absent.

Kess/Campbell moved to approve Council and staff to attend the League of Minnesota Cities 2024 Annual Conference in Rochester, MN June 26-28, 2024. Motion Carried 6-0-1 with Mayor Omerza absent.

REQUESTS TO APPEAR: None

COMMITTEE REPORTS:

Standing/Special

Library Board: Minutes included in the Council Packet

Projects Committee

Campbell/Kess moved to approve the recommendation from Projects Committee to commit to the property needed for the work force housing property to the HRA and direct the City Attorney to work up the ordinance. Motion Carried 6-0-1 with Mayor Omerza absent.

Campbell/Debeltz moved to approve the recommendation from Projects Committee to pay the \$2000 housing study update invoice for Maxfield Research. Motion Carried 6-0-1 with Mayor Omerza absent.

Langowski stated that the housing study indicated that the city could use up to 200 units, so the 37 we are planning on building is a good start.

Housing & Redevelopment Authority (HRA):

Langowski indicated that they have been having biweekly meetings with the developer, DW Jones, Minnesota Housing Partnership, and IRRRB discuss critical items that need to be done by the end of April to get the application in for the Housing Project.

Langowski indicated that we are putting together an estimated Market Value of the property that the project will be on which is around \$70,000 and the \$2000 for the Housing Study we are using as our match, the HRA will be voting on the levy money they have been building over time to dedicate to the project.

The developer, DW Jones, is putting together the cost, site plans, rendering and other things so we are ready to submit by it by the end of April. We are also working on the zoning for the property, it is currently zoned Public.

DEPARTMENTAL REPORTS:

Clerk-Treasurer

Request from Bob Koschak

Langowski indicated that Bob Koschak would like to purchase some scrap at the old city garage site. Old pole, pipes, hydrants, rails and some other items. He would also like to purchase the pile of logs at the old city dump site. He would give the city \$952 for the items.

Debeltz/A.Forsman moved to allow Bob Koschak to purchase the scrap items and logs for \$952.00. Motion Carried 6-0-1 with Mayor Omerza absent.

Fire Chief

Fire Department Minutes and Training

Chief Marshall discussed the current fire and medical calls for the Fire Department.

Marshall included the minutes from the January and February Fire Department Meetings and the trainings that some of the fire department members have taken apart in. There has been a good turnout for people attending training courses.

Library Director

Library Director Heinrich discussed the current programming for the Ely Library which can be found on the Library website.

Police Chief- Not Present

City Attorney

1st Reading Ordinance 376 2nd Series – An Ordinance of the City of Ely, Minnesota, Revising the Ely City Code Chapter 11, Section 4 Conditional Uses

Attorney Klun indicated that the changes to this were derived from Planning & Zoning and then the Council and Planning and Zoning Study Session. Attorney Klun indicated the council received a new version from what was in the council packet, after further review we realized that Short Term Rentals and 2nd Hand Goods had a strikethrough them when they should not have, and Ambulance Garage & Office will be allowed in Public 2 so an X should have been in that box. This updated version will be the one that is published in the paper. This ordinance change will also require a public hearing.

A.Forsman/Debeltz moved to schedule a public hearing for April 16, 2024 at 4:45pm to discuss Ordinance 376. Motion Carried 6-0-1 with Mayor Omerza absent.

Kess asked if there are any other major notes with the updated Ordinance.

Attorney Klun stated apartments being allowed in Commercial and Public is a one of the major changes that came out from the Council's discussion at the Study Session. Some changes are just removing things that we don't have any more like railroads and an armory. Making houses of worship allowable in most districts that we have them in. The majority of these changes is taking what has been grandfathered in as a use and allowing them in those area.

Kess/Campbell moved to approve the 1st Reading of Ordinance 376 2nd Series – An Ordinance of the City of Ely, Minnesota, Revising the Ely City Code Chapter 11, Section 4 Conditional Uses.

A.Forsman indicated that we should add machine shop in Commercial-2 as allowed.

Roll Called: Council members A.Forsman-Yes, Kess- Yes, Debeltz – yes, Campbell- Yes, Bisbee-Yes, Mayor Omerza- Absent, and Acting Mayor Callen-Yes. Motion Carried 6-0-1 with Mayor Omerza absent.

Schedule Hearing for 45 E Boundary St

Attorney Klun indicated that 45 E Boundary has received a notice of violation for maintenance of private property and unsafe buildings or structures. A reinspection has recently occurred at the property on March 7th, which is included in the packet. The landowner has 30 days to make repair, if they do not the council should schedule a hearing to hear this matter. Let's hope we can have some remedy, but it doesn't seem like we are reaching that on the current path it is going.

Debeltz/Bisbee moved to schedule a Hearing on April 16, 2024 at 5:15pm for 45 E Boundary St. Motion Carried 6-0-1 with Mayor Omerza absent.

A.Forsman/Campbell moved to approve the Amendment to Purchase Agreement between Gregory Demarce and City of Ely for Lot 6, Block 4, East Spaulding to extend closing date. Motion Carried 6-0-1 with Mayor Omerza absent.

City Engineer

COMMUNICATIONS: Matter of Information
Ely Lodging Tax Comparison through January

CLAIMS FOR PAYMENT:

Debeltz/Campbell moved to approve the City and EUC Claims for March 19, 2024 for \$4,583.56. Motion Carried 6-0-1 with Mayor Omerza absent.

OLD BUSINESS:

A.Forsman/Debeltz moved to approve Paul Dunnom as a city resident on the Police Commission with a Mid-Term Expiring 1/31/2026. Motion Carried 6-0-1 with Mayor Omerza absent.

NEW BUSINESS:

Debeltz/Kess moved to approve the On-Sale and Sunday Liquor License for Frisky Otter at 302 E Sheridan St, pending proper paperwork, insurance and background check. Motion Carried 6-0-1 with Mayor Omerza absent.

OPEN FORUM: None

ADJOURN:

Debeltz/Kess moved to adjourn the meeting at 5:58pm. Motion Carried 6-0-1 with Mayor Omerza absent.

Casey Velcheff
Deputy Clerk