

## **CITY OF BEULAH**

**April 27, 2022, 6:00 pm**

**Beulah Civic Center**

### **CITY COUNCIL MEETING**

The regular meeting of the Beulah City Council was called to order at 6:00 pm by Mayor Travis Frey with Council Members Kathy Kelsch, Gary Miller, David Ripplinger, Amanda Mohl, Sean Cheatley, Ben Lenzen, David Czywczynski and Eric Hoffer present.

Also Present: Assistant City Attorney Jennifer Gooss, Water/Wastewater Superintendent Gary Bovkoon, Public Works Superintendent Kenny Yeager, Economic Development Beaver Brinkman, City Assessor Heidi Hamelton, Police Chief Frank Senn, City Auditor Heather Ferebee, Roger Gazur, Jerry Reichenberg, Dale Schwalbe, Jeff Gooss, Rick Bauman, Peggy Wolf, Jessica Binder and Brock Seibel.

Pledge of Allegiance

Kelsch moved to dispense with the reading of the minutes of the last regular meeting and the Board of Equalization meeting on April 13 and approve as furnished to the Council by email. Mohl seconded. Roll call vote found Kelsch, Mohl, Ripplinger, Hoffer, Lenzen, Czywczynski and Miller in favor.

### **PUBLIC INPUT**

Jessica Binder and Peggy Wolf requested permits for two events for the Main Bar. Kelsch moved to approve the Special Event Permit for the Main Bar to serve alcohol at Riverside Park for the Roughrider Motorcycle Club on June 16-18, 2022. Hoffer seconded. Roll call vote found Kelsch, Hoffer, Mohl, Ripplinger, Lenzen, Czywczynski and Miller in favor.

Kelsch moved to approve the Special Event Permit for the Main Bar to serve alcohol outside of the Main Bar in the designated area of the alleyway to Main Street on the east side of the bar for the Perry Wolf Memorial Run on May 21, 2022. Hoffer seconded. They would like to extend it outside the bar as they are concerned with the occupancy level of the bar. It was requested that barricades and a dumpster be provided by Public Works. Roll call vote found Kelsch, Hoffer, Mohl, Ripplinger, Lenzen, Czywczynski and Miller in favor.

Lenzen moved to approve a site authorization for CVB for a 50/50 raffle in the outside area of the Main Bar on May 21, 2022. Hoffer seconded. Roll call vote found Lenzen, Hoffer, Kelsch, Mohl, Ripplinger, Czywczynski and Miller in favor.

Brock Seibel of the Beulah Lions Club requested use of the rodeo grounds for the Demolition Derby on August 20, 2022. Hoffer moved to approve the use of the rodeo grounds as presented. Mohl seconded. Roll call vote found Hoffer, Mohl, Kelsch, Ripplinger, Lenzen, Czywczynski and Miller in favor.

4/27/22

Rick Bauman of the Mercer County Fair Board commented on the intent to put up a hoop barn in the east parking lot of the fairgrounds. The cost of renting a tent was \$10,000 and they do not want to do that each year. To apply for the grant, he is requesting a letter stating the city is in support of the project. The conditional use permit approval process will take place next month. The type of structure does not need a concrete floor. The building is intended to be permanent, but it is movable. This is zoned as a POC, it is not residential. Hoffer moved to write a letter of support to the Mercer County Fair Board pending approval of the permit. Miller seconded. Roll call vote found Hoffer, Miller, Kelsch, Mohl, Lenzen, Czywczynski and Ripplinger in favor.

## **COUNCIL PORTFOLIOS**

### Council Member Ripplinger

Chamber city cleanup is May 11, and they will concentrate on ditches. City cleanup will be May 7-14 for the Transfer Station. Curbside pickup will be offered by the city. Residents will need to call by Friday, May 13 to schedule curbside pickup for Monday, May 16.

### Council Member Miller

P&Z request for an Attorney General opinion. The procedure for a text amendment is invalid currently. There are two views on this issue, so the opinion is being requested. This will provide direction to the city. Miller brought the motion from the March 23 council meeting back to the floor: "Miller moved to instruct the City Attorney to get the opinion on the two questions from the Attorney General. Lenzen seconded." Roll call vote found Miller, Lenzen, Hoffer, Kelsch, Mohl, Czywczynski and Ripplinger in favor.

### Council Member Hoffer

Employee Relations recommends creating the position of Water/Wastewater Foreman. A job description was emailed out. Hoffer move to create the position of Water/Wastewater Foreman and to offer the position to Marlin Block. Lenzen seconded. The pay increase will be \$.75 per hour. Roll call vote found Hoffer, Lenzen, Kelsch, Mohl, Miller, Czywczynski and Ripplinger in favor.

Hoffer moved to remove the CDL requirement for the Water/Wastewater Operators. Kelsch seconded. Recent license requirements make it difficult to obtain. It will still be required for the Superintendent and Foreman. Roll call vote found Hoffer, Kelsch, Lenzen, Mohl, Miller, Czywczynski and Ripplinger in favor. Hoffer moved to offer an incentive to employees to acquire a Class B CDL license with an air brake endorsement with a wage increase of \$.25 per hour. Lenzen seconded. It was stated the increase will also be given to employees who currently have a CDL as it benefits the city. It was discussed there may be a possibility for reimbursement for acquiring the CDL, but it is quite expensive now. It was commented that it would be treated like a certification. It was stated it may be better to help with reimbursement. Czywczynski moved to table this until the first meeting in June. Miller seconded. Roll call vote found Czywczynski, Miller, Hoffer, Lenzen, Kelsch, Mohl and Ripplinger in favor.

The pickup for the Water Plant has arrived.

Sean Cheatley and Frank Senn arrived.

#### Council Member Kelsch

There is an employee requesting two days of time off without pay. He was snowed in and not able to make it to work. He made every effort to make it to work. Kelsch moved to approve the two days without pay. Mohl seconded. Roll call vote found Kelsch, Mohl, Cheatley, Hoffer, Lenzen, Miller, Czywczynski and Ripplinger in favor.

In 2021 there was \$50,000 budgeted for the Civic Center, but it was not all spent in 2021. Kelsch moved to approve a budget amendment of \$32,030 from the 2021 budget to the 2022 budget for the Civic Center. Cheatley seconded. Roll call vote found Kelsch, Cheatley, Hoffer, Lenzen, Mohl, Miller, Czywczynski and Ripplinger in favor.

Abandoned auto grant mobile home removal. Kelsch moved to amend the grant application for Jared Moore on 621 Chaffee Row for \$4,600 and for Shaye Yeager on 712 Fair St SE for \$2,600 for these two mobile homes to be removed. Hoffer seconded. Roll call vote found Kelsch, Mohl, Cheatley, Hoffer, Lenzen, Miller, Czywczynski and Ripplinger in favor.

#### Council Member Czywczynski

The road condition of Country Club Estates was discussed. It was recommended that the city send a survey letter to the owners in this area and include some options for road improvements. The letters would come back to the city with a majority consensus one way or another. It was stated that a sample of crushed recycled asphalt was offered by a business to that area for free. The Country Club Estates residents or association needed to pursue the offer. It was stated it has been about fifteen years since the association met and it won't get done without the city assisting. It was questioned if a special assessment can be done without the approval of the association. Czywczynski moved to send a letter to Country Club Estates property owners. Miller seconded. The assessment committee would make a recommendation to council and the owners would have the right to protest a special assessment. It was questioned how much the city will spend on Interstate Engineering estimates if the owners decide not to do it. It was stated the city should not spend a bunch of time and money on it if it won't be followed through. It should be a rough estimate. Discussion followed on whether the residents in the area should come to the city with a petition versus the city initiating the project. Jeff Gooss stated he would go to each house in the area to get an answer if it is needed. Roll call vote found Czywczynski, Miller, Mohl, Ripplinger and Cheatley in favor and Hoffer, Kelsch and Lenzen opposed. Motion passes.

#### Mayor Frey

A committee to explore the relationship between the city and JDA was discussed at Employee Relations. The time spent on the board by the Economic Development Director was discussed at Employee Relations. It was stated that having one board to govern all the organizations in the city has been discussed at council. When an organization receives a mill levy, they should be proactive in supporting the city. JDA could give back to the city and reduce the burden on the city. Frey appointed Ben Lenzen, Jerry Isaak, David Czywczynski and Beaver Brinkman to a committee to explore how the City and JDA proceeds going forward. Czywczynski moved to

approve the committee appointment. Miller seconded. Roll call vote found Czywczynski, Miller, Hoffer, Lenzen, Kelsch, Mohl, Cheatley and Ripplinger in favor.

Invoices for the 2022 Blizzard for snow removal contractors were presented. There is a possibility of reimbursement. Hoffer moved to approve the invoices as presented. Mohl seconded. Roll call vote found Hoffer, Mohl, Czywczynski, Miller, Lenzen, Kelsch, Cheatley and Ripplinger in favor. Frey stated it was a great collaboration of the city and contractors.

## **CITY PERSONNEL**

### City Auditor

Ripplinger moved to approve a Site Authorization for CVB at the Black Sands Golf Course for Casino Night on May 7, 2022. Czywczynski seconded. Roll call vote found Ripplinger, Czywczynski, Miller, Hoffer, Lenzen, Kelsch, Mohl and Cheatley in favor. Mohl moved to approve a Local Permit for a raffle for Mercer County 4-H at the Fairgrounds on July 15, 2022. Lenzen seconded. Roll call vote found Mohl, Lenzen, Czywczynski, Miller, Hoffer, Kelsch, Cheatley and Ripplinger in favor.

Preliminary budget information will be sent out to council.

### Economic Development Director

The CVB Agreement for Sun Valley RV Park was presented. Czywczynski moved to approve the agreement as presented with the wording corrected for three years with annual renewals. Lenzen seconded. Roll call vote found Czywczynski, Lenzen, Miller, Hoffer, Ripplinger, Kelsch, Mohl and Cheatley in favor. The land auction is on Monday, May 2.

### City Assessor

The permit portal went live and is on the city website. Code enforcement will start next week.

### Police Chief

One vehicle sustained some damage during the last storm and is being repaired.

### City Attorney

Resolution 2022-01 for Building Permit Fees to be effective June 1, 2022. Lenzen moved to approve Resolution 2022-01. Czywczynski seconded. Roll call vote found Lenzen, Czywczynski, Miller, Hoffer, Ripplinger, Kelsch, Mohl and Cheatley in favor.

Extraterritorial jurisdiction for the second half mile for the city was not approved at Mercer County. It is recommended that the city put together a clear map that defines the full and half mile ET zone. Also, a notification should be sent to owners in the area letting them know what to expect. The city should then go back to the county. It was stated that the zoning designations still need to be defined, but a tentative plan could be put together. This may need to be added to next year's budget.

Public Works

Yeager thanked the Mayor and Police Chief for organizing contractors and thanked the Water Dept. employees for helping during the blizzard.

Water/Wastewater Superintendent

Gratitude was expressed to Water Dept. employees. A service line break and gate valve break required employees to stand in the rain all day for the repair.

Gazur thanked the council on approval of the opinion. It was requested that the questions be transmitted to the City Attorney and that the wording not be altered. He stated the CDL cost is a cost of business of the city. The city should approach the legislature for an exemption for municipalities similar to agriculture.

Meeting adjourned at 7:38 pm.

  
\_\_\_\_\_  
Travis Frey, Mayor

  
\_\_\_\_\_  
Heather Ferebee, City Auditor