

City of Belleville  
City Council Meeting  
Monday, January 11, 2021  
Belleville City Council Room

The meeting of the City of Belleville Council was held on Monday, January 11, 2021 at 6:30 p.m. at the Belleville City Council room.

CALL TO ORDER:

Mayor Robertson called the Council meeting to order at 6:30 p.m. Rick Snodgrass provided the open comments and prayer. The Pledge of Allegiance was recited.

OATH OF OFFICE:

The oath of office was given to Councilmembers James Doyle, Mike Palmquist and Nick Cox.

ATTENDENCE:

Council members present: Kim Lapo, Mike Nondorf, Doane Sells, James Doyle, Mike Palmquist and Nick Cox.

City Staff present: City Manager Adam Anderson, City Clerk Russ Piroutek, City Attorney Andy Lohman and Police Chief Chris Springer.

Others present: Rick Snodgrass, Fred Arnold, April McChesney, Ken Johnson, Ben and Karen Dreeson and Waylon Sheetz.

APPROVAL OF MEETING MINUTES AND DISBURSEMENTS:

Mike Palmquist made a motion to approve the minutes from the December 14<sup>th</sup>, 2020 regular Council Meeting. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

Doane Sells made a motion to approve the appropriations and disbursements. Mike Palmquist seconded the motion, which carried unanimously on a voice vote.

PUBLIC COMMENT:

None.

OLD BUSINESS:

Ken Johnson, Campbell & Johnson, P.A., provided an analysis of the water drainage around Love's Travel Stop. Mr. Johnson detailed their estimate of run-off of the 63 acres and options the City had to handle the run-off as improvements were made on the land. After some questions from the Council, Ben Dreeson, land owner downstream, stated his concerns about additional runoff and the affect on his land. After more discussion, the Council will make a decision on which option to move forward with. Questions were also asked of Mr. Johnson

about planning and engineering of the road that will go from Love's Travel, north to Marble Road.

NEW BUSINESS:

Mike Palmquist made a motion to approve Resolution No. 2021-001, a waiver of the requirements of the generally accepted accounting principles. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

Doane Sells made a motion to approve Resolution No. 2021-002, allocating \$15,000 for the City Sidewalk program for the construction or replacement of sidewalks. After some discussion from the Council regarding developing a program for the City to replace sidewalks on main thoroughfares, Mike Nondorf seconded the motion, which carried unanimously on a voice vote.

Waylon Sheetz, Chamber & Main Street Director requested funds from the City for the Business Incentive Grant for 2021. This is a matching grant for Belleville businesses to help make improvements to their buildings. The request was for \$5,000. Doane Sells made a motion to approve the funding of \$5,000 for 2021. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

Doane Sells made a motion to have the Citizen's National Bank, Astra Bank, New Century Bank and American State Bank as official depositories of the City's funds for 2021, through regular checking accounts, CDs, CDARS or money markets. James Doyle seconded the motion, which carried unanimously on a voice vote.

Mike Palmquist made a motion to designate the City Manager, City Clerk and City Treasurer as designated signees at the official depositories approved by the City Council for the year 2021. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

Doane Sells made a motion to have the Belleville Telescope as the official newspaper and the Local Channel 12 and KREP radio station for special announcements for the City of Belleville. Mike Palmquist seconded the motion, which carried unanimously on a voice vote.

Mike Nondorf made a motion to appoint Mike Palmquist as Council President. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

Doane Sells made a motion to approve Resolution No. 2021-003, declaring the property at 912 N Street as a nuisance property. Kim Lapo seconded the motion, which carried unanimously on a voice vote.

An annual report for the Landbank was provided to the Council. This is a requirement when a City has a Landbank Program. No action was taken.

The Council discussed a request to sell a hanger at the airport to Heinen Brothers, Inc. At a previous meeting, the Council unanimously agreed not to sell the hanger, however, Heinen Brothers asked if the Council would reconsider the decision. Heinen Brothers stated they had concerns about putting money into the hanger and not owning it. The Council still had reservations about selling the hanger, but said a longer lease would be acceptable. City

Manager Anderson will contact Heinen Brothers about a longer lease and what improvements they have in mind.

An extension for improvements at 910 M Street has expired. The property owner contacted office staff requesting more time due to winter weather and COVID. The Council discussed the property and decided that since some progress had been made, an additional extension of 90 days would be granted.

The Council discussed abating nuisance items at 1610 20<sup>th</sup> Street. There was some concern that COVID had affected the family living there, so contact will be made ahead of time by City staff to see how to proceed.

The status of 1303 18<sup>th</sup> Street was briefly discussed. Property owner Eddie Darby contacted the City Office last week, providing pictures of the progress he has made and stated that he had purchased tin for the roof, and it is currently in the alley behind his building. The Council felt that he was making progress on the repairs needed, and would give him more time to continue those repairs.

#### EXECUTIVE SESSION:

Mike Palmquist made a motion to go into executive session with the City Manager, City Clerk and City Attorney for 10 minutes to discuss acquisition of real estate. Mike Nondorf seconded the motion, which carried unanimously on a voice vote. The Council left for executive session at 7:40 p.m. The Council returned from executive session at 7:50 p.m.

#### CITY MANAGER'S REPORT:

The City had a good year for sales tax revenues.

#### COUNCIL MEMBER/MAYOR COMMENTS:

Kim Lapo welcomed the new Council members. She agreed the City needs to work on a plan to replace sidewalks on certain routes. She also wanted to start looking at the zoning ordinance that was discussed last year.

Mike Nondorf also welcomed the new Councilmembers and Fred Arnold back.

Doane Sells mentioned that the City had looked at a sidewalk replacement a number of years ago. He also thanked those who volunteered at Rocky Pond Christmas and appreciated the locals who decorated their homes. It all gave a sense of community pride.

James Doyle thanked those who voted for him and the welcome he received. He also stated that Rocky Pond looked incredible this year.

Mike Palmquist mentioned that 3,300 vehicles went through Rocky Pond this Christmas season and a huge thank you to the volunteers. He welcomed James and Nick to the Council and stated how the Council needs push to continue with improvements around Love's Travel. Water rates may need to be looked at in the future, as the City is still facing a large water project.

Nick Cox thanked those who welcomed him onto the Council. He stated he is still getting familiar with a number of issues and projects the Council is facing.

Mayor Robertson echoed what the others said about Rocky Pond Christmas and how many visitors the City has from outside the community. He also stated that this year will be a year of working on and finishing a number of projects in the City.

ADJOURNMENT:

Mike Palmquist made a motion to adjourn the meeting. Mike Nondorf seconded the motion, which carried unanimously on a voice vote. The meeting adjourned at 8:08 p.m.

Russell Piroutek  
City Clerk