



## Northfield City Council MEETING MINUTES RECORD

**Meeting:** Special City Council Meeting

**Date:** October 13, 2008      **Location:** Council Chambers      **Start Time:** 7:00 p.m.      **Adjourn Time:** 7:59 p.m.

**Members present:** Mayor Lee Lansing, Council Members Jon Denison, Arnie Nelson, Kris Vohs, Scott Davis and Dixon Bond

**Members Absent:** Jim Pokorney

**Others present:** Jane McWilliams, Rhonda Pownell, Steve Rholl, Victor Summa, Kathryn Summa, Mary Rossing, Marty Benson, Rick Estenson, Helen Medin, Alice Thomas, Hospital President Ken Bank, Interim City Administrator Joel Walinski, Community Development Director Brian O’Connell, Economic Development Director Jody Gunderson, City Engineer Katy Gehler-Hess, City Planner Dan Olson, Assistant to the Administrator Jennifer Nash, Northfield News, KYMN and other interested citizens.

Item	Discussion/Conclusions	Action
Call to Order	At 7:00 p.m. Mayor Lansing called the meeting to order.	A roll call was taken of members present and a quorum was declared.
Approval of Agenda	Mayor Lansing added a Public Comment section. C. Denison shared his disagreement with adding an open public comment section at a special council meeting.  *C. Davis joined the meeting at 7:02 p.m.	A motion was made by C. Nelson and seconded by C. Vohs to approve the agenda for the special city council meeting of October 13, 2008 as amended. Yes votes by Lansing, Bond, Nelson and Vohs. No vote by Denison. Vote is 4-1. Motion carried.
<b>Public Comments</b>		
Open Public Comments	None	
<b>Regular Agenda</b>		
Ordinance No. 885  <i>PUD – Locust Development Second Addition</i>	Interim Administrator Walinski introduced this item. City Planner Olson provided additional information and answered questions posed by Council.	A motion was made by C. Bond and seconded by C. Davis to HAVE FIRST READING OF ORDINANCE NO. 885 – REZONING CERTAIN PROPERTY IN THE CITY OF NORTHFIELD, RICE COUNTY, MINNESOTA, FROM MIXED USE DEVELOPMENT DISTRICT (MU) TO PLANNED UNIT DEVELOPMENT (PUD). All in favor. Motion carried.
Resolution 2008-118  <i>Final Development Plan– Locust Development Second Addition</i>	City Planner Olson introduced this item and answered questions posed by Council relating to parking requirements.	A motion was made by C. Vohs and seconded by C. Bond to PASS RESOLUTION 2008-118 – APPROVING A PLANNED UNIT DEVELOPMENT (PUD) FINAL DEVELOPMENT PLAN FOR LOCUST DEVELOPMENT SECOND ADDITION. All in favor. Motion carried.
Resolution 2008-119  <i>Final Plat – Locust Development Second Addition</i>	City Planner Olson introduced this item. City Engineer Gehler-Hess answered questions posed by Council relating to SAC and WAC fees. Community Development Director O’Connell provided additional information.	A motion was made by C. Davis and seconded by C. Denison to PASS RESOLUTION 2008-119 – APPROVING A FINAL PLAT KNOWN AS LOCUST DEVELOPMENT SECOND ADDITION. All in favor. Motion carried.

Item	Discussion/Conclusions	Action
<p><i>Final Plat – Locust Development Second Addition (continued)</i></p>	<p>Dan Berins of BCM Construction spoke representing Locust Development. Berins stated that he believes that WAC fees have already been paid for the parcels. He would like the City to work with the developer to come to an agreement on SAC and WAC fees. Berins also answered questions posed by Council.</p> <p>Gene Jasnoch, developer of the property, spoke regarding requirements to get financing for the development and fees he believes have been paid.</p> <p>C. Bond proposed that the Final Plat and Development Agreement be passed as presented, subject to review of fees that may have been paid in the past. If the fees are found to have been paid, the amount would then be reimbursed.</p>	
<p>M2008-0145</p> <p><i>Development Agreement – Locust Development Second Addition</i></p>		<p>A motion (M2008-0145) was made by C. Bond and seconded by C. Vohs to APPROVE A DEVELOPMENT AGREEMENT WITH EUGENE E. JASNOCH FOR THE LOCUST DEVELOPMENT SECOND ADDITION. All in favor. Motion carried.</p>
<p>M2008-0146</p> <p><i>Locust Development Second Addition – SAC and WAC Fees</i></p>		<p>A motion (M2008-0146) was made by C. Bond and seconded by C. Vohs stating that THE CITY IS WILLING TO REVIEW THE SAC AND WAC FEES FOR LOCUST DEVELOPMENT SECOND ADDITION IF THE DEVELOPER WISHES TO BRING BACK EITHER FURTHER EVIDENCE OR OTHER REASON FOR DISCUSSION TO RECONSIDER THOSE FEES WITHIN THE NEXT MONTH. All in favor. Motion carried.</p>
<b>Adjourn</b>		
<p>Adjourn the meeting</p>	<p>Time: 7:59 p.m.</p>	<p>A motion was made by C. Nelson and seconded by C. Vohs to ADJOURN THE MEETING TO WORK SESSION. All in favor. Motion carried.</p>

Submitted by: \_\_\_\_\_

Jennifer Nash, Assistant to the Administrator