

**DUNDAS CITY COUNCIL  
REGULAR MEETING MINUTES  
Monday, September 11, 2017  
7:00 p.m. Dundas City Hall**

Present: Mayor Glenn Switzer, Councilors John Cruz, Larry Fowler, Grant Modory, Chad Pribyl  
Staff Present: City Engineer John Powell, City Administrator/Clerk John McCarthy, Deputy Clerk  
Linda Ripka

**CALL TO ORDER/PLEDGE ALLEGIANCE**

Mayor Switzer called the Council meeting to order at 7:00 p.m. with the Pledge of Allegiance. A quorum was present.

**PRESENTATION/PUBLIC FORUM**

No one spoke.

**APPROVAL OF AGENDA**

**Motion by Fowler, second by Cruz, to approve the agenda with removal of Ordinance 2017-03.  
Motion Carried Unanimously (MCU)**

**CONSENT AGENDA**

**Motion by Cruz, second by Fowler, to approve the consent agenda as follows:**

**Regular Meeting Minutes of August 28, 2017;**

**Refund of Sign Permit Overpayment to ISG, Inc. - \$278.40;**

**Transfer from Unassigned General fund 101 to Debt Service 2013A Fund 302 - \$44,322.00;**

**Transfer from Water Enterprise Fund 601 to Debt Service 2013A Fund 302 - \$8,036.00;**

**Transfer from Sanitary Sewer Enterprise Fund 502 to Debt Service 2013A Fund 302-\$8,036.00;**

**Transfer from Storm Sewer Fund 225 to Debt Service Fund 302 - \$8,323.00;**

**Transfer from Unassigned General Fund 101 to General Development Fund 246 - \$8,097.00;**

**Special Action Claims:**

**League of MN Cities Membership Dues - \$1,696.00**

**League of MN Cities Mayor Association - \$30.00**

**Expenditures - \$80,546.58. MCU**

OLD BUSINESS – No item

**ORDINANCES/RESOLUTIONS**

**Resolution 2017-22 A Resolution Approving a Planned Unit Development (PUD) Preliminary Plan and Preliminary Plat for Property Located at 400 Block of Railway Street South with PID 17.15.2.77.02**

**Motion by Pribyl, second by Cruz, to resume consideration of Resolution 2017-22.**

Administrator McCarthy explained City staff and the developer had reached substantial agreement regarding the preliminary plat. He stated the next step will be an application for the Final Development Plan and Final Plat. **MCU**

**Motion by Modory, second by Fowler, to approve Resolution 2017-22.** Councilor Fowler asked clarification on use of Outlot C with McCarthy stating at this time no use is being indicated. McCarthy stated Outlot A has proposed an additional building but the City's zoning ordinance doesn't address structures on outlots or criteria of use. He stated an open shelter is included in the Ordinance but there is opportunity to change in the zoning code. **MCU**

ORDINANCES/RESOLUTIONS (con't)

Resolution 2017-23 A Resolution Adopting a Proposed 2017 Tax Levy, Payable in 2018

**Motion by Switzer, second by Cruz, to approve Resolution 2017-23.** Administrator McCarthy explained the levy amount can be decreased with the final passing but cannot be increased. He reviewed the budget and reason for proposed 20% levy increase. He noted the remaining TIF district will decertify at the end of the year. McCarthy stated the end of the TIF district, coupled with significant increase in tax capacity due to growth, indicates the projected tax rate decrease about 15%. He explained a residential property with an Estimated Market Value (EMV) of \$250,000 could see a decrease in the City portion of their tax bill of about \$200.00 per year. A commercial property with an EMV of \$400,000 could see a decrease in City taxes of \$650.00. McCarthy further stated the resolution sets the required date for a public meeting for citizens to comment on the proposed levy for December 11, 2017.

**MCU**

NEW BUSINESS – No item

REPORTS OF OFFICERS, BOARDS AND COMMITTEES

City Engineer - John Powell

*Sidewalk Project:* Powell reviewed sidewalk and discussion with the railroad regarding the crossing on Hester Street.

*PRV Relocation:* Councilor Modory asked for clarification relating to the above ground versus a vault below ground for the PRV and Powell indicated it reflects on the cost difference along with the design. Modory expressed concern on the safety effect of one design over another.

*Dundas Dome:* Powell indicated the Dome will be inspected this week and he will do a progress report.

City Administrator/Clerk/Treasurer - John McCarthy

*Projects and Development:* McCarthy reviewed the status of the Bluff Street final course along with Chapel Brewing and Aldi Store.

*Panel Removal at John Zander Property:* McCarthy stated no progress report requested has been received. Councilor Fowler asked about the gate with McCarthy stating was to have a permanent fence which did not include a gate.

ADJOURN

**Motion by Cruz, second by Fowler, to adjourn the meeting at 7:44 p.m.**

Submitted by:

Attest:

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John M. McCarthy, Administrator/Clerk

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Glenn Switzer, Mayor