

KINDRED CITY COUNCIL SPECIAL MEETING MINUTES

09-30-2020 at 7:00 pm

Virtual Meeting Via MS Teams

Present: Mayor DuBord, CMs Spelhaug, Amerman, Stoddard, and Peraza.

Also present were Brandon Oye and Pat Downs of Moore Engineering, City Attorney Sarah Wear, PWS Rich Schock, and City Auditor Tabitha Arnaud.

Meeting called to order at 7:00pm.

1. Lagoon Expansion Project – Land Option/Purchase Update

Discussion began with review of previous offers to David Braaten and most recent on the Naslund property, which was \$5500/acre (\$224,015) for purchase of 40.73 acres, not to exceed \$7500/ac (\$305,475). Naslund has counter offered requesting \$12K/ac, in hopes of netting \$10K/ac after fees/taxes. This would be \$488,760 for 40.73 acres. They sited that their land was not listed for sale, and when it approached on the purchase, side it could be “considered”.

Discussion regarding the Braaten site vs the Naslund site. Braaten’s comes with 30 additional acres that would need to be sold via public bid when project was complete and there is a chance the City would not recoup the full paid cost with the bidding process. Also, whether the Ottis property would be a viable option to go back to (unlikely), and whether a new lagoon system could be constructed at a slightly smaller size to stay within the 40 acres while planning on the future growth of the community as well. Engineer Brandon Oye felt confident that even with the capacity and inflow (sump pump discharges) concerns currently, the space would be sufficient. Also noting that “clean water” emergency discharges are easier because generally the sample testing is cleaner. And as newer sewer services are installed or ungraded over time, the infiltration of water will be reduced as well.

The engineers cost estimate included in the original project plan was \$300K. This would increase the overall land purchase expense, however, the soils in this property tested better than the Ottis property, so there is potential for savings in material costs to consider too.

MOTION, passed – To make offer to Randy Naslund of \$488,760 for purchase of 40.73 acres at \$12K/acre and increase the non-refundable option to \$4000 rather than \$2500; Spelhaug moved, Amerman seconded. RCV; Motion carried unanimously.

Meeting adjourned at 7:23pm.

Tabitha Arnaud, City Auditor

Jason DuBord, Mayor

Date approved