

City of Medora
Draft Minutes of Regular Meeting
December 1, 2020
(Subject to Council review and approval)

Meeting was called to order at 6:00 pm by Mayor Todd Corneil. Present were Council members Gary Edland, Doug Ellison, Tracy Sexton, and Derwin Zuroff. Sandy Kuntz and Mike Njos also attended. Auditor Gary Ridenhower was absent.

Minutes from the November 10 Council Meeting were reviewed. Zuroff moved to approve the minutes from the November 10 Meeting, Ellison seconded. Motion passed unanimously.

Department Reports

City Engineer Mike Njos – no active projects at this time – Njos advised that we continue to have grease in our sewer system creating problems in our ponds, lift station, etc. and costing time and money. Zuroff asked how we deal with the issue as it is a long-standing problem. Kuntz advised that we can deal with grease disposal problems under our Public Nuisance Ordinance as it clearly is an issue impacting all residents. She suggested we communicate the issue to all residents and businesses and advise them that in the near future we will require evidence that all grease is being handled properly or appropriate action will be taken. When asked if we can we confirm problem locations through camera work, Corneil confirmed we can identify grease sources. Ellison commented that the City has the right to ask for grease disposal documentation. Doug Koester stated TRMF has tried to deal with grease issues and that the newer TRMF locations have grease separators and the other locations have grease barrels. Ellison suggested that the Auditor author a letter to include with the utility billings advising all users of the grease issues and our plan to address the problem, and then follow up with a reminder in May.

City Attorney Report – Kuntz stated she is working on the Point to Point Park Plat issues and will initiate an Executive Session for the Council to provide direction. Kuntz will work with the County to move forward with a joint powers agreement for the Extra Territorial Zoning.

Ambulance Report – no report

Police Department - a written report was reviewed.

Public Works report – a written report was reviewed.

MCC report – a written report was reviewed.

City Auditor report – budget information was reviewed, no report as Ridenhower was not present.

Old Business

TR Presidential Library update – Ellison reported that Library is formulating and reviewing contracts to finalize them.

New Business

4 Way Stops at Broadway and Third St, and Broadway and Fifth St – Chief Lapp advised that more students are being dropped off along Broadway, there are more truck drop offs being made creating a blind corner problem at Third Street, and increased activity by Point to Point Park has increased the need for more caution and there are more issues with vehicles not yielding around the Fifth Street intersection. There have been more concerns being voiced by residents about these problems. Lapp feels we need to change both to controlled intersections to improve public safety and suggested we purchase stop signs and change both intersections to 4 Way Stops. Kuntz commented that this is

appropriate action to take and should be taken if the Council agrees. It was agreed that Beach and Lapp should proceed with changing the two intersections into 4 Way Stops.

Fire Department LOSOP update – Doug Koester – Koester reported that 14 of their 23 members qualified for the LOSOP this year. This is significantly more than expected and he feels the LOSOP has been very successful in encouraging participation. Koester reported there have been 13 calls this year with 6 in the city and 7 right outside of town. Zuroff stated he feels the department is doing very well and the LOSOP has been great for encouraging increased participation by members. Sexton thanked Koester and all who worked on the LOSOP for their efforts and agreed the Fire Department is doing very well.

2021 Liquor License Renewals – Beer and Liquor License renewal applications and related comments were provided by Ridenhower. The request by Boots to include the dirt area behind their deck was discussed in detail. Kuntz suggested some approaches to deal with expanding beyond the four corners of the building if desired including how to deal with noise, control of beverages, and assuring continuity in the operation. Zuroff suggested that there will need to be a separate application if Boots wants to pursue expanding their approved area. Sexton suggested that we approve the Boots application covering what is presently allowed and they can request additional approval if they want to pursue additional area. Kuntz suggested we should be creative in our approach to allowing potential expansions with emphasis on self-policing, time restrictions, decibel monitoring and control, fencing, beverage control, etc. Zuroff commented that the bar owners need to be responsible for what leaves the premises, Ellison agreed and said the Three Strike rule is intended to help deal with such issues, but this needs to be handled thoughtfully. Corneil suggested we need to formulate our direction as this is a very important issue to manage. Kuntz commented we need to look at providing direction on any areas outside of the 4 Corners including fencing, managing access and egress, noise management, put the burden on the operator, etc. She feels we have the ordinances we need but we should clarify expectations. Kuntz will draft a document on direction for review. The Boots application will be modified to approve only the previously approved areas. Lapp and Kuntz both agreed with this approach. Clarence Sitter was in attendance and he stated that this discussion was helpful to TRMF as they are looking at changes at the Town Square Patio. Sexton moved to approve the 2021 renewal requests from all existing Beer and Liquor license holders, excluding the request for the expanded area from Boots, Zuroff seconded. Motion passed unanimously.

Water Rate Increase Proposal (to match SW increase) – Ridenhower provided detail on the notice from South West Water to increase rates effective January 1, 2021. Zuroff moved to increase our Water Rate effective January 1, 2021 to a \$17.00 base plus \$6.35 per 1000 gallons from \$17.00 base plus \$6.25 per 1000 gallons to recover the SW Water increase, Bulk Water Rate to remain unchanged, Sexton seconded. Motion passed unanimously.

Miscellaneous Business

Employee Christmas Bonuses – Tracy Sexton – Sexton suggested that the 2020 Christmas Bonuses should use the same formula as the 2019 Bonuses. Ellison moved we use the same formula as last year for Employee Christmas Bonuses, \$250 plus \$25 per year of completed service, Edland seconded. Motion passed unanimously.

Deer population problem – Mary Griffin – Mary asked how we deal with our increasing deer population as there are growing problems including increased droppings, property damage, safety concerns, etc. Chief Lapp stated our deer population is now 114 up from 83 a year ago. Ellison said this is the first year he has seen deer year around. There were other comments about increased invasion by deer in fenced

areas, porches, decks, etc. All agreed we need to deal with the issue. Corneil will talk with the Game and Fish representative about what can be done and report back to the Council.

Financial Statements

Financials – Sexton moved to accept the financials and claims as presented, Ellison seconded. Motion passed unanimously.

3253	286 ONE CALL CONCEPTS	4.80
3254	289 PACE	3877.60
18085	557 Legal Edge Solutions, PLLC	2100.00
18086	VISION INSURANC FIDELITY SECURITY LIFE (74.22
18087	DENTAL INSURANC AMERITAS	576.40
18088	523 AT&T Mobility	539.10
18334	750 ALEX AIR APPARATUS, INC.	680.97
18335	805 AMAZON CAPITAL SERVICES	33.96
18336	35 BERGER ELECTRIC, INC.	2708.52
18337	815 BOSS OFFICE PRODUCTS	34.95
18338	135 FARMERS UNION	1350.15
18339	791 FIRST STATE BANK	17.09
18340	444 HIGHLANDS ENGINEERING & SURVEYING	9690.00
18341	229 MIDSTATE TELEPHONE COMPANY	855.83
18342	296 POSTMASTER	165.00
18343	781 Rocky Mountain Print Solutions	69.66
	RENT CITY OF MEDORA	450.00
	NDPERS DEFERRED COMP	820.00
	GROUP TERM LIFE NDPERS HEALTH	7584.01
	NDPERS RETIREMN NDPERS	3249.53
	FIT EFTPS	5584.00
	PAYROLL 11/13	10760.46
	PAYROLL 11/27	7896.09

Deadline for Zoning Applications is Friday, December 4 @ 12:00pm with the Zoning Meeting being Tuesday, December 15 @ 6:00pm. The Deadline for Council Agenda Items is Wednesday, December 30 @ 12:00pm. A Year End Special Meeting will be held Wednesday, December 30 @ 5:00pm. The next regular Council Meeting is Tuesday, January 5 @ 6:00pm. Kuntz also advised she will schedule a Council Executive Session shortly.

Sexton moved the meeting be adjourned. Meeting adjourned at 7:06 pm.

Attest: _____ Todd Corneil, Mayor

Attest: _____ Gary Ridenhower, City Auditor