

CITY OF BALATON
REGULAR CITY COUNCIL MEETING
March 11, 2024, 7pm

- 1) **CALL TO ORDER:** The regular meeting of the Balaton City Council was called to order at 7pm on Monday March 11, 2024, by Mayor Lonnie Lambertus
- 2) **ROLL CALL**
- a) **Present:** Lonnie Lambertus, Greg Erickson, Council Members: Dylan Fricke, Curt Paradis, Scott Wood
- b) **Absent:** None
- c) **Also Present:** Sgt Eric Wallen-Lyon County Sheriff's Department, Kasey Holm-Fire Chief, Kimberly Wall-Clerk/Treasurer, Josh Torgeson-Public Works, Tom Grafft (ISG), Mike Novitzki (ISG), Jacob Hively-Ambulance
- 3) **APPROVE MINUTES:** A motion was made by Dylan Fricke and seconded by Curt Paradis to approve the minutes of the Regular Meeting on February 12, 2024 and February 23, 2024. Motion carried by all present.
- 4) **FINANCIALS:**
- a) No questions or corrections. A motion was made by Dylan Fricke and seconded by Scott Wood to approve the bills as presented. Motion carried by all present.
- 5) Ron Gasca – Balaton Bay Golf Course. The clerk informed the council that Ron Gasca was at the office earlier that day and resolved alcohol license issue and didn't need to come to the meeting.
- 6) **PUBLIC COMMENT PERIOD** – nothing
- 7) **REPORTS – OFFICERS, BOARDS, COMMITTEES**
- a) **Water/Sewer/Garbage Delinquent Accounts** – nothing
- b) **City Personnel** - Employee Hours YTD – nothing
- c) **Public Works:**
- 1) Sale of Bobcat/Toolcat 5400. Josh informed the council that the bobcat is old and not able to get parts any longer. Josh is requesting to sell while it's still in working. A motion was made by Dylan Fricke and seconded by Scott Wood to sell the Bobcat/Toolcat 5400 on MNBID.com. Motion carried by all present
- 2) Tree removal at Lake Park (4 trees). Josh informed the council that there are four (4) trees at Yankton Park that will need to come down. Last year, Lyle Lamont Tree Service charged approximately \$2000.00. A motion was made by Curt Paradis and seconded by Greg Erickson to approve having Lyle Lamont Tree Service to cut down trees. Motion carried by all present.
- 3) Tom Graft and Mike Novitski attended the meeting to speak with the council about their Preliminary Engineering Report Proposal for USDA Projects. Mike Novitski spoke with the council and informed what ISG could do for the City of Balaton. Mike advised that ISG could be the 'one stop solution' to provide all aspects of the infrastructure. There are nine-hundred towns on the priority list for \$100,000,00.00 allocated to the USDA for public infrastructure projects. Tom and Mike explained to the council why ISG would be Balaton's best fit as a trustworthy partner to help with grant writing, applying to the USDA and other fundings that may be available. Grant funding could be as high as 75-80% through USDA. Search Grant is available to apply for and will pay \$60,000.00 for Preliminary Engineering Report which takes approximately thirty days. Infrastructure to include but not limited to lift stations, two generators, auto dialer, water and sewer mains, streets, auxiliary lift station, water treatment plant, media rehabilitation of the treatment plant and a new well. No decision by council.
- d) **EDA** - Nothing
- e) **Lyon County Sheriff Department**
- 1) Eric Wallen informed the council that the town had no major issues. A variety of issues total twenty-eight for the month of February 2024. Public Works informed Eric Wallen that there have been vehicles parked at the dump site unlawfully. Eric Wallen advised that if they see this happening, they will tell them to move.
- f) **Liquor Store:**
- 1) New Tablet for Liquor Store. Scott Wood informed the council that Jessica spoke with him about getting a new/up to date laptop/tablet to assist with inventory/supplies, etc. The council agreed, no motion necessary.
- g) **Community Center:** nothing
- h) **Fire/Ambulance Department**
- 1) Refresher Course – per council, all EMTS that went through refresher course will be paid \$125.00 and all EMR's will be paid \$100.00.
- 2) Ambulance Cost Collection Report (Medicare and Medicaid) – Jacob Hively informed council that this report is required by the state and if not completed and submitted by May 31, 2024, the city will lose ten (10) percent of all Medicaid and Medicare payments up to ten thousand dollars. Jacob also advised council that the report needed to complete report needs to come from Expert Billing and to date, we have not received the report. Matt Gross will create a demand letter to send to Expert Billing.
- 3) Ambulance Run number 24112 DOS February 04, 2024, \$1,414.60. The City of Balaton received a letter from Metro Billing indicating that the patient is homeless, with no address to send the bill. Patient has Medicaid but unable to process in SD due to licensing issues. A motion was made by Greg Erickson and seconded by Dylan Fricke to write off remainder balance as uncollectable. Motion carried by all present.
- i) **Nuisance:** Nothing.
- j) **Resolutions:**
- 1) Resolution 2024-02 A motion was made by Greg Erickson and seconded by Dylan Fricke to accept the donations from Southwest Initiative Foundation (\$5,400), American Legion (\$5,000), Michael Wall (\$31.56), Balaton Fire Department (\$8,136). Motion carried by all present.
- (i) Southwest Initiative Foundation - \$2,000.00 for the community center flooring
- (ii) Balaton American Legion - \$5,000.00 for the Ambulance Lifepak
- (iii) Michael Wall- \$31.56 for the Ambulance Lifepak
- (iv) Balaton Fire Department - \$8,136.00 for the Ambulance Lifepak
- (v) Southwest Initiative Foundation - \$3,400.00
- 2) Resolution 2024-04
- (i) Matt Gross explained to the council that a tax abatement needs to be accepted separately. A motion was made by Greg Erickson and seconded by Dylan Fricke to grant a property tax abatement for Real Property located at 3090 Eastbay Ave in the City of Balaton. Owners: Michael and Kimberly Wall. Terms listed in resolution. Motion carried by all present.

8) NEW BUSINESS:

- a) KEH Inc – Kasey Holm advised the council that Kenneth Holm will be applying for the Workforce Development Grant through the state of MN that will allow them to get matching funds from the state of Minnesota for the development property for market rate housing. Part of the grant is that the applicant must be a government entity, all monies will need to be filtered through the City of Balaton. KEH Inc is asking for the City of Balaton to be a sponsor of the development of parcel 21-116075-1 (551 State Highway 14 E). KEH INC will be responsible for all planning, grant writing and all associated fees/costs, no expense to the City of Balaton. Kasey would like to use the commercial tax abatement figures (parcel 21-116075-1) for the grant. Kasey questioned what the tax abatement will be. The council discussed 80/60/40 percent over three (3) years. The match can only come from tax abatements, other federal funds available, bank notes, etc. Kasey advised that the grant should be approximately \$200,000 mark. This is a deed loan from the State of MN which is forgivable after three (3) years. Matt Gross informed Kasey that part of the Tax Abatement Resolution, a public notice is also required. Kasey advised Matt that he is working with Lisa Graphenteen on this project.
- b) KEH Inc Parcel 21-116086-0. Ken requested an address for this parcel for the cabins which will be built. A motion was made by Curt Paradis and seconded by Dylan Fricke to accept 3130 Eastbay Ave Balaton MN 56115 as the new address for parcel 21-116086-0. Motion carried by all present.
- c) The library has requested UV film put on the south window of the Balaton Community Library. Per council, call E&C Graphics out of Renville MN for a quote.

9) UNFINISHED BUSINESS:

- a) Amend Resolution 2022-03. Matt Gross explained to the council that Resolution 2022-03 owner was listed incorrectly. The owner listed was KMK Partnership, however, the property owner is listed as Kenneth and Cynthia Holm. A motion was made by Greg Erickson and seconded by Scott Wood to accept Resolution 2024-04; RESOLUTION CORRECTING RESOLUTION 2022-3 WHICH GRANTED A TAX ABATEMENT TO PARCEL 21-144023-2. Motion carried by all present.

10) MISCELLANEOUS: nothing

- 11) ADJOURNMENT:** With no further business, a motion to adjourn was made by Greg Erickson and seconded by Dylan Fricke. Motion was carried by all present. Meeting adjourned at 8:18pm.


 Kimberley Wall, City Clerk-Treasurer


 Lonnie Lambertus, Mayor