

PROCEEDINGS OF THE STURGIS CITY COUNCIL

The Common Council of the City of Sturgis met in regular session starting at 6:00 p.m. on Tuesday, February 20, 2018 at the Erskine Building. Present: Mayor Mark Carstensen, Alderpersons Mike Bachand, Rod Bradley, Rhea Crane, Steve Keszler, David Martinson, Scott Peterson and Ronald Waterland. Also present: City Manager Daniel Ainslie and City Attorney Greg Barnier. Absent: Jason Anderson.

Motion by Crane, second by Waterland and carried with all members present unanimously voting yes to approve the agenda.

Motion by Peterson, second by Martinson and carried with all members present unanimously voting yes to go into executive session for one legal case, one contract and one personnel at 6:01 pm.

Motion by Keszler, second by Peterson to return to regular session at 6:42 pm.

Mayor Mark Carstensen led everyone in the Pledge of Allegiance.

Informational Reports:

- Planning Commission – 2/6/18 minutes
- Library Board – 1/31/18 minutes

Announcements:

- Council election petitions are due on Friday the 23rd at 5:00 pm.
- Mayor Carstensen commended the Public Works Department for the clean-up of the snow around town.
- Starting March 1, 2018 all recycling materials will be dropped off at Exit 32.
- Councilor Crane commended Coach Keszler for getting all of his 14 wrestlers to the State tournament.

City Manager Ainslie reported:

- Finance Officer Bueno presented the 2017 4th Quarter Financials.
- Payroll Changes – within budget:
 1. Community Center – Lifeguard – Kaidan Zook and Avery Bunch - \$9.00; Seth Pappenfuss and Brittany Delzer - \$9.25.

Motion by Waterland, second by Crane and carried with all members present unanimously voting yes to approve the following items on the consent calendar with the date change on item d.:

- a. Consideration of minutes from the February 5, 2018 regular council.
- b. Consideration of Resolution 2018-16 – Plat for Dakota Mill & Grain, MacPar LLC, Scott Sabers & Foothills Seed.

**RESOLUTION 2018-16
RESOLUTION APPROVING PLAT**

WHEREAS, the statues of the State of South Dakota require that plats of property within the jurisdiction of the City of Sturgis be submitted to the governing body for approval before the same are recorded in the Office of the Register of Deeds; and

WHEREAS, the City of Sturgis Planning and Zoning have presented to the Common Council of the City of Sturgis a plat of the following described real property for Scott J Parsons, Thomas E Lien Jr, Bonnie J Hilt, Kenneth J Sabers & Scott B Sabers:

Plat of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 6 and Lot 7 of South Junction Business Plaza. Formerly Lot JA-1, JA-2 and JA-3 Vacated Dedicated Public Right-Of-Way for Highway 79/Junction Avenue; Lot 1 of Lot C, Lot D-1, Lot A, Lot B less Lot B-1, Tract B, Tract A less Lot H-1, Lot A2 of Lot A of Lot 9 All of Glovers First Addition – AND – RR Lot 1. All Located in the NW ¼ of the NW ¼ of Section 15 and the NE ¼ of the NE ¼ of Section 16, Township 5 North, Range 5 East, Black Hills Meridian, City of Sturgis, Meade County, South Dakota.

WHEREAS, said plat meets the requirements of the statutes.

WHEREAS, that the municipality approves the plat, and that the written certification of the City's approval will be affixed to the plat, by the Mayor.

BE IT RESOLVED by the Common Council of the City of Sturgis, South Dakota, that the within and foregoing plat is hereby approved as provided herein.

Dated this 20th day of February, 2018.

Published: 02-28-18

- c. Consideration to set a public hearing for March 5, 2018 for an Open Container request for St Patrick's Day on March 17, 2018.
- d. Consideration to set a public hearing for March 19, 2018 for a transfer of location for the Malt Beverage license owned by 1337 Main St (aka Hot Leathers) from 1337 Main St. to 1073 Main St.

Motion by Bradley, second by Peterson and carried with Bradley, Crane, Keszler, Martinson, Peterson and Waterland voting yes, Bachand voting no, Carstensen abstaining, to approve the following claims and credit card claims with the recommendation from City Manager Ainslie to look into the concerns on charges that the Ambulance Department made when they attended a conference in Sioux Falls and bring the information to Legal and Finance committee on Friday:
WAGES – Ambulance \$22,344.40; Attorney \$3963.96; Auditorium \$189.83; Buildings \$1142.32; Cemetery \$2665.32; City Manager \$4486.23; Community Center \$11,258.96; Finance Office \$9119.73; Fire Department \$79.19; Human Resource \$7015.61; Library \$9184.01; Liquor \$5839.38; Mayor and Council \$3761.77; Parks \$10,687.33; Planning & Permitting \$8232.76; Police \$37,321.45; Rally \$7350.58; Recreation \$3398.69; Sanitary Service \$14,837.48; Special Sales Tax \$1923.08; Streets \$12,967.90; Wastewater \$8545.54; Water \$13,868.56; Federal Withholding \$15,626.93; FICA \$14,372.54.

COMBINED CASH FUND – Katie White or Adam Summer, \$85.55, refund.

GENERAL – A&B Welding, \$96.51, sup; A&J Surplus, \$475.89, rep; Adams-ISC, \$441.50, rep; Amazon, \$64.13, sup; Argus Leader, \$420.04, sup; Baker & Taylor, \$563.93, sup; Greg Barnier, \$202.20, travel; BH APWA, \$20.00, prof fee; BH Chemical, \$1,844.57, sup; BH Energy, \$24,935.21, util; BH Occupational Medicine, \$60.00, prof fee; BH Pioneer, \$737.71, pub; Black Hills Rally & Gold, \$450.00, sup; BH Urgent Care, \$50.00, other; Campbell Supply, \$643.50, sup; Mark Carstensen, \$75.00, other; Caselle, \$1,212.78, prof fee; Cash-Wa Distributing, \$1,117.08, equip; CBH, \$13,255.95, sup; Century Business Products, \$30.31, sup; Coca Cola, (\$259.23), resale; Culligan of the BH, \$51.00, sup; Dakota Battery & Electric, \$334.04, rep; Dakota Extinguisher & Safety, \$119.00, rep; Dakota Supply Group, \$678.30, rep; Demco,

\$274.38, sup; Ecolab Pest Eliminator, \$132.54, sup; Epic Outdoor Advertising, \$1,100.00, rent; FedEx, \$210.94, sup; First Interstate MasterCard, \$10,080.71, sup; Nicolis Forbes, \$30.00, other; Freeman's Electric, \$219.72, sup; Gall's, \$2,669.24, sup; Grocery Mart, \$15.18, sup; Harvey's Lock Shop, \$186.00, rep; Hills Interiors, \$661.00, equip, Holiday Inn, \$386.00, travel; Holiday Inn Express, \$121.99, travel; Homeslice Media, \$24,204.35, pub; KT Connections, \$772.50, sup; Key City Glass, \$128.00, rep; Kone, \$156.48, rep; Lacal Equipment, \$808.92, rep; Aaron Lukesh, \$60.00, other; Lynn's Dakotamart, \$130.13, sup; Marco Technologies, \$120.62, rep; Meade County Auditor, \$4,311.50, other; Mid-American Research Chemical, \$1,037.50, sup; MDU, \$8,355.50, util; Motinsoft, \$450.00, prof fee; Nebraska Salt & Grain, \$2,220.16, sup; Northern Hills Vet Clinic, \$1,244.55, prof fee; Optimist Club, \$150.00, prof fee; O'Reilly Auto Parts, \$26.28, rep; Owen's Interstate Sales, \$781.68, rep; Petty Cash, \$70.54, other; Powerplan, \$198.76, rep; Purchase Power, \$500.00, sup; Quill Corp, \$55.98, sup; Ramkota Hotel, \$750.00, travel; Rapid City Journal, \$400.13, sup; Rasmussen Mechanical Services, \$6,355.21, prof fee; Rockingtree Floral, \$55.00, sup; Rushmore Office Supply, \$1,339.26, sup; SD Electrical Commission, \$40.00, rep; SD Parks & Rec, \$40.00, travel; Servall Towel, \$880.12, sup; Shopko Stores, \$85.93, sup; Speedy Lube, \$160.44, rep; Stan Houston Equipment, \$35.95, sup; Sturgis Area Chamber of Commerce, \$300.00, other; Sturgis NAPA, \$814.62, rep; Summit Signs & Supply, \$274.00, sup; Superior Sanitation, \$450.00, rep; T&M Studio, \$184.00, other; Tom's T's, \$509.50, sup; Town-n-Country Plumbing, \$369.40, sup; Twilight First Aid & Safety, \$139.93, sup; Universal Athletic, \$158.53, sup; VAST, \$2,065.31, util; West Payment Center, \$166.00, prof fee; Western Stationers, \$400.00, equip; Whisler Bearing, \$61.14, rep.

SPECIAL SALES TAX - BH Energy, \$698.59, uti; MDU, \$42.31, util; VAST, \$320.50, util.

BUSINESS IMPROVEMENT DISTRICT – First Interstate Bank MasterCard, \$1,320.00, pub.

LIQUOR – BH Chemical, \$16.99, sup; Cash-Wa Distributing, \$501.81, resale; Cask & Cork, \$1,210.73, resale; Century Business Products, \$.46, sup; Coca Cola, \$571.50, resale; Duhamel Broadcasting, \$1,983.00, pub; Ecolab Pest Eliminator, \$118.63, rep; First Interstate Bank MasterCard, \$286.86, prof fee; Fisher Beverage, \$4,536.80, resale; Johnson Western Wholesale, \$8,918.13, resale; Lynn's DakotaMart, \$45.27, sup; Midco Business, \$85.00, util; MDU, \$260.14, util; Pepsi Cola, \$151.10, resale; Quality Brands, \$11,860.35, resale; Republic Beverage Co, \$13,210.41, resale; Rushmore Office Supply, \$460.77, sup; Servall, \$169.91, sup; Southern Glazer's of SD, \$269.80, resale; VAST, \$288.79, util.

WATER – BH APWA, \$20.00, prof fee; BH Energy, \$1,823.50, util; Burge Concrete & Masonry, \$306.00, rep; Campbell Supply, \$142.87, sup; Caselle, \$266.22, prof fee; CBH, \$480.46, sup; Century Business Products, \$14.70, sup; Core & Main, \$15,340.05, sup; D&T Ventures, \$15.12, refund; Ecolab Pest Eliminator, \$66.52, rep; First Interstate Bank MasterCard, \$41.52, sup; Grocery Mart, \$50.86, sup; Hawkins, \$45.00, sup; Lock & Fixit, \$150.00, rep; Midcontinent Testing Lab, \$161.00, prof fee; MDU, \$329.28, util; Northwest Pipe Fittings, \$404.99, sup; Owen's Interstate Sales, \$152.73, rep; Petty Cash, \$16.33, sup; Rapid City Journal, \$40.80, pub; Rushmore Office Supply, \$123.82, sup; SD One Call, \$160.16, prof fee; Servall, \$11.86, rep; Speedy Lube, \$96.23, sup; Sturgis NAPA, \$144.45, sup; Utility Service Co, \$44,035.62, prof fee; VAST, \$140.32, util.

WASTEWATER – Campbell Supply, \$54.00, rep; First Interstate Bank MasterCard, \$20.00, prof fee; Kieffer Sanitation, \$95.00, sup; MDU, \$45.92, util; Owen's Interstate, \$54.38, Sturgis NAPA, \$81.90, rep.

SANITATION – A&J Surplus, \$4.64, rep; APWA, \$98.00, prof fee; BH Energy, \$12.00, util; Campbell Supply, \$64.45, rep; CBH, \$4,255.00, sup; Century Business Products, \$285.77, prof fee; City of Belle Fourche, \$19,647.62, other; Eddies Truck Sales, \$152.27, rep; First Interstate Bank MasterCard, \$516.98, sup; Godfrey Brake, \$113.68, rep; Kieffer Sanitation, \$171.00, other; Lynn's DakotaMart, \$9.88, sup; O'Reilly Auto Parts, \$13.50, rep; Owen's Interstate, \$469.64, sup; Rapid delivery, \$28.18, rep; Rushmore Office Supply, \$201.09, sup; Sturgis NAPA, \$232.05, rep; Werlinger Auto Body, \$75.00, rep.

AMBULANCE – A&B Welding, \$435.93, sup; Avera Education & Staffing Solutions, \$300.00, other; BH Energy, \$77.55, util; Campbell Supply, \$44.94, sup; CBH, \$2,017.69, sup; Century Business Products, \$156.01, sup; Coca Cola, \$33.27, sup; First Interstate Bank MasterCard, \$2,367.73, travel; Henry Schein, \$1,163.71, sup; Image Trend, \$63.00, prof fee; MDU, \$302.25, util; Ramkota Hotel, \$558.00, travel; Regional Health, \$1,006.09, sup; Rushmore Office Supply, \$55.68, sup; Shopko Pharmacy, \$29.98, sup; Shopko Stores, \$44.96, sup; Sturgis Area Chamber of Commerce, \$300.00, sup; Sturgis NAPA, \$170.85, rep; VAST, \$171.28, util.

Motion by Waterland, second by Martinson and carried with all members present unanimously voting yes to approve to vacate a plat for Sturgis Motorcycle Museum and return it back to the previously recorded plat of Lots 26-33 in Block 6 of Ft. Meade Addition at 999 Main Street.

Motion by Bachand, second by Crane and carried with all members present unanimously voting yes to approve a zoning variance to reduce the landscaping requirement of 3% of the total parking lot which would equal not less than 313 square feet for Brad and Lori Clark at 2316 Junction Avenue.

Motion by Bachand, second by Peterson and carried with all members present unanimously voting yes to approve a zoning variance of a 0’ front setback to install a shed roof over front door for Sam Mudlin at 1015 Nellie.

Motion by Martinson, second by Peterson and carried with Carstensen, Bradley, Crane, Keszler, Martinson, Peterson and Waterland voting yes, Bachand voting no, to approve 2nd reading of 2018-01 – a Supplemental Appropriations Ordinance for the 2018 Budget.

ORDINANCE 2018-01

**AN ORDINANCE AMENDING ORDINANCE NO. 2017-09
ANNUAL APPROPRIATIONS FOR THE YEAR 2018
OF THE CITY OF STURGIS, MEADE COUNTY, SOUTH DAKOTA**

BE IT ORDAINED by the Common Council of the City of Sturgis, Meade County, South Dakota, that ordinance 2017-09 is amended so that the following amounts are hereby appropriated to meet the obligation of the municipality for the year 2018.

General Fund 101

Buildings

4192-4250 – **Reduce** Repairs & Maintenance (\$16,325)

Dispatch

4218-4290 – Other \$50,000

Community Center

4511-4250 Repairs & Maintenance \$14,075

4511-4280 Utilities \$25,000

\$39,075

Auditorium

4560-4250 – Repairs & Maintenance \$ 2,250

Total for General Fund

\$75,000

Source of Funding: Unappropriated cash

Capital Improvement 212

4700-44100 – Principal	\$714,835
4700-44200 – Interest	\$ 3,400
Source of Funding: Unappropriated cash	<u>\$718,235</u>

Adopted this 20th day of February, 2018.

First reading: 02-05-2018
 Second reading: 02-20-2018
 Adopted: 02-20-2018
 Published: 02-28-2018
 Effective: 03-21-2018

Motion by Crane, second by Waterland and carried with all members present unanimously voting yes to approve 2nd reading of 2018-02 – Title 18 – Planning and Zoning – Modification to Highway Service zone.

ORDINANCE 2018-02
AN ORDINANCE AMENDING TITLE 18 – CITY OF STURGIS
ZONING ORDINANCES - 18.05.12 - HS-1 HIGHWAY SERVICE

BE IT ORDAINED by the Common Council of the City of Sturgis, Meade County, South Dakota that Title 18 – City of Sturgis Zoning Ordinances – Article IV – District Regulations – Title 18.05.12 – HS-1 Highway Service to be amended to read as follows:

TITLE 18.05.12
HS-1 - HIGHWAY SERVICE:

(A) DEFINITION:

This district is established for the accommodation of those herein specified retail and business service activities that serve persons in automobiles traveling on streets and highways, and typically may be located along major street intersections or highway interchanges. These businesses generate a considerable volume of vehicular traffic originating within the community or traveling into the community.

Utility Lot: Any platted lot used exclusively for the placement of utilities, public works, wells, water storage, sewer systems, telecommunications stations, electrical substations, high-pressured gas stations, and any other utility services approved by the City Council. Such lots are only intended to be improved with the utility and any structures needed in conjunction with the utility.

(Definition added effective 8/4/07, Ordinance 2007-15)

(B) PERMITTED USES:

1. All those permitted in gc-1 and gc-2. (Not to include single family homes.)
2. Garden centers, green houses and nurseries
3. Churches.
4. Drinking & dining establishments including fast food or drive-in establishments.
5. Service stations/convenience stores.
6. Recreational uses such as amusement parks, bowling alleys, ice rinks.
7. Wholesale and distribution centers not exceeding 10,000 sq. ft. in building size or storage area.
8. Temporary or transient business's operating with a valid City Vendor license.
9. Building material display and sales.

10. New & used car sales lots (including motorcycle sales & service and repairs).
11. Large retail outlets or mercantile stores.
12. Animal hospitals, pet shops, kennels, etc.
13. Service and repair garages.
14. Truck, trailer and U-Haul type rental and sales.
15. Farm implement and machinery sales.

(C) USES PERMITTED ON REVIEW:

1. Open storage uses which shall comply with the following provisions:
 - A. All open storage material or equipment shall be screened by adequate ornamental fencing at the side and rear of the lot on which said open storage or display occurs; provided, that screening shall be seven (7) feet in height.
 - B. All of the lot used for parking of vehicles, for the storage and display of merchandise and all driveways used for vehicle ingress and egress shall be constructed of concrete or asphalt and maintained in good conditions.
 - C. Entry curb-cuts shall not exceed twenty-five (25) ft. in width, exclusive of curb returns unless otherwise approved by the city street committee and city engineer.
 - D. Outdoor lighting, when provided, shall have an arrangement of reflectors and an intensity of lighting, which will not interfere with adjacent land uses, or the use of adjacent streets, and shall not be of flashing or intermittent type.
2. Any other use similar in character to those enumerated above and which in the opinion of the common council will not be injurious to the district.
3. ~~Outdoor advertising~~ (*Regulated by Title 30*)
4. Outdoor recreational uses which are similar in nature and are not harmful to the existing surrounding uses.
5. Dwellings and/or Congregate residences
6. Utility Lots subjected to the following requirements:
 - A. Platted access not less than sixteen (16) feet in width which may be either dedicated public right of way or utility access easement.
 - B. Each lot shall have a width abutting the street of not less than fifty (50) feet.
 - C. There shall be a lot area of not less than five thousand (5,000) square feet.
 - D. Any buildings shall not cover more than seventy five percent (75%) of the total lot area.
7. Utilities, public works, wells, water storage, sewer systems, telecommunications stations, electrical substations, high-pressured gas stations, and any other utility services approved by the City Council.

(Items 6 & 7 added effective 8/4/07, Ordinance 2007-15)

For the purpose of Highway Service Zoning the following definitions and regulations shall apply:

DEFINITIONS:

Dwelling: is any building or portion thereof that contains not more than two dwelling units.

Dwelling Unit: is any building or portion thereof that contains living facilities, including provisions for sleeping, eating, cooking and sanitation, as required by the building code. A single dwelling unit shall not be occupied by more than one family or 10 unrelated persons.

Congregate Sleeping Rooms: is any building or portion thereof containing individual sleeping rooms for temporary occupancy with a centralized eating, cooking, and sanitation facilities. Said sleeping facilities shall not accommodate more than 10 persons.

SCOPE:

For the purpose of Highway Service Zoning, dwellings, dwelling units and congregate sleeping rooms meeting the following guidelines may be permitted as uses permitted upon review, subject to Title 18, Article VII, Section 4.

REGULATIONS:

On all floors of buildings containing dwelling units, each floor shall be required to have a minimum of two egress routes. Each sleeping room within a dwelling unit shall also be required to have a minimum of one egress window. All dwellings units shall comply with all other requirements of the Uniform Building Code and the Sturgis Fire District as described by ordinance.

In buildings containing congregate sleeping rooms for temporary use, all floors in said building shall have two means of egress. Although individual sleeping rooms will not be required to have an egress window, an access door shall exit into a hallway leading to an egress or exit point.

Buildings containing congregate sleeping rooms for temporary use shall also be required to install a central fire alarm system with smoke detectors in each room and in hallways. Pull stations for the fire alarm system shall also be installed on each floor and at exit points within the structure. Said sleeping rooms may be occupied by only those individuals who are employed by the business occupying the structure. Said sleeping rooms may not be rented to or utilized by the general public.

When the Uniform Building Code requires the structure to be protected by a fire suppression system the above requirements will be enforced in addition to those requirements dictated by the code.

The property owner shall be required to comply with all City Ordinances and requirements prior to obtaining a certificate of occupancy from the building official.

(Amended effective November 28, 2003, Ordinance 2003-11)

(D) AREA REGULATIONS:

The following requirements shall apply to all uses permitted in this district except as provided in Article V, Section 4.

1. **FRONT YARD:** A minimum setback of 35' from property lines shall be required.
2. **SIDE YARD:** There shall be a minimum setback of not less than 10' from property lines. When a highway service district abuts a residential zoned area the side yards shall not be less than 25 feet.
3. **REAR YARD:** where a commercial building is to be serviced from the rear, there shall be provided an alley way, service court, rear yard or combination thereof, neither of which shall be less than thirty (30) feet in depth exclusive of any public R.O.W the depth of a rear yard which abuts a residential district or where the building is not serviced from the rear, shall be not less that fifteen (15) feet exclusive of the public R. O. W.
4. **TEMPORARY STRUCTURES,** as also regulated under Title 2 of City Ordinances,
 - A. Temporary structures shall not be placed closer than 5'-0" of any property line abutting a public R.O.W.

- B. No appendage such as overhangs, canopies, and supports, guide wires, poles, posts, stakes, signs, etc, may be placed closer than 5'-0" of any R.O.W.
 - C. The building official or their designee shall have the power to order the temporary structure, or any portion of it which is within 5'-0" of any alley or other R.O.W, removed immediately.
 - D. Any violation of this section shall be subject to the penalties provided in Article VII, Section 8 herein.
5. LOT WIDTH: Each lot shall have a width abutting the street of not less than one hundred (100) feet.
 6. LOT AREA: There shall be a lot area of not less than 10,000 sq. ft.
 7. MAXIMUM LOT COVERAGE: Permanent main and accessory buildings shall cover not more than 75% of the total lot area.

(E) HEIGHT REGULATIONS:

No building shall be constructed more than four & one-half (4 ½) stories or 60 feet in height.

(F) OFF STREET PARKING:

As regulated in Article V.

All areas utilized for vehicle travel or parking shall be of hard surface materials.

(G) FLOOD PLAIN REQUIREMENTS:

Any building constructed within this district, on lots located within flood plain areas as shown on the city's firm map shall also be subject to the provisions and requirements contained in the city's flood plain ordinance included in Article VIII.

(H) LANDSCAPING:

Landscaping shall be installed as per Title 18, Article IX.

Adopted this 20th day of February, 2018.

First reading: 02-05-2018
Second reading: 02-20-2018
Adopted: 02-20-2018
Published: 02-28-2018
Effective: 03-21-2018

Motion by Waterland, second by Keszler and carried with all members present unanimously voting yes to approve the Sturgis Water Department Annual Report.

The public hearing commenced on the appeal of a Code Citation #17-000079 for a violation, at 2124 Hill Street, of Ordinance subsection 12.02.01. The appeal was requested by landowner Brendan Casey and the Council heard a summary by the City Attorney and considered photos of the subject property as included in the Council packet. Mr. Casey described some clean-up at the property which had been done in the past, and commented that he had not yet decided whether to rehab the structure or tear it down.

Cliff Roper of 2112 Hill Street and Larry Porterfield of 2125 Hill Street stated their concerns about the dilapidated condition of the property located at 2124 Hill Street and that they would like something done with the property.

Motion by Bachand, second by Waterland and carried with Carstensen, Bachand, Crane, Keszler, Martinson, Peterson and Waterland voting yes, Bradley voting no, to deny an Appeal of the Administrative Citation #17-000079 for 2124 Hill Street.

The following timeline for an agreement to rehab or demolition of the structure was recommended by the Council membership and accepted by Mr. Casey:

No more citations will be issued as long as the following actions take place by dates indicated.

1. Within 30 days, Mr. Casey will provide to the City Manager a written plan of action. The plan will include the intent to either rehabilitate the property or demolish the property.
 - a. If the property owner chooses to rehab the building, it will be the exterior only (building to remain vacant) and will include ensuring no areas of penetration by rodents. The façade and roof must also be in good repair. Landscaping must also be maintained.
2. By April 1, a permit must be obtained to allow planned rehab or demolition of the property.
3. By May 1, construction or demolition activity must begin.
4. Mr. Casey will give the City a completion date in his written plan that he submits.

If actions do not take place by the timeline agreed to, the City Manager will instruct the Code Enforcement Officer to immediately begin issuing citations.

Any other business:

- Mr. Dave Wilson stated his concerns about filing plats. City Manager Ainslie said that the City and County attorneys are looking into this.
- Bonnie Albert wanted to thank Public Works for a great job of removing snow. She also commended the Council for their progress of handling issues.

Motion by Crane, seconded by Peterson and carried with all members present unanimously voting yes to adjourn the meeting at 8:11 pm.

ATTEST: _____
Fay Bueno, Finance Officer

APPROVED _____
Mark Carstensen, Mayor

Published once at the total approximate cost of \$264.26.