

**WORTHINGTON CITY COUNCIL
SPECIAL MEETING, APRIL 18, 2018**

The meeting was called to order at 4:00 p.m. in City Hall Council Chambers by Mayor Mike Kuhle with the following Council Members present: Larry Janssen, Alan Oberloh, Chad Cummings, Amy Ernst, Mike Harmon.

Staff present: Steve Robinson, City Administrator; Jason Brisson, Director of Community Development, Planning, Zoning and Building Services; Janice Oberloh, City Clerk.

Others present: Karl Evers-Hillstrom, the Globe; Scott Langerud; Poncho White; Scott and LaDonna Carlson; Mark Vis.

LOCAL OPTION SALES TAX

Steve Robinson, City Administrator, noted that the most recent talk at the Legislature was to not penalize LGA for Cities with current local option sales tax, but they were still looking at the penalty going forward, with the potential exception that if the city has a regional designation, the penalty would not be imposed. A brief discussion followed.

Scott Langerud presented a list of fixes and upgrades to the Hockey Arena, which has been included in the potential list of projects submitted by the City for a new local option sales tax. Total estimated cost of the upgrades and repairs on the list is \$1,957,500. Mr. Langerud said Worthington is one of only a couple of facilities in the state that are individually owned. Condensation in the building has created major additional problems, including roof replacement. The Hockey Association is not looking at year-round ice as it would be cost prohibitive and lack support. Council Member Cummings noted that some of the items on the list for repair/improvement involve property that the Association doesn't own. Council Member Oberloh requested that staff seek information from other cities regarding how they participate in support of their ice facilities. Poncho White said the discussions he was involved in back when the facility was built included a first right of refusal to the Fairboard.

When asked, Mr. Langerud said if the ownership of the facility changed, the Association would be a tenant and pay rent, adding that he believed the majority of the Association members would be interested in a change of ownership.

Mayor Kuhle said if we were to move forward with this, we need the Association's support for the project - even if some members would rather build a new facility.

BOY SCOUTS / PRAIRIE VIEW LEASE

Mark Vis and Scott and LaDonna Carlson were present at the meeting, representing the Boy Scouts, for a discussion on the proposed lease agreement between the City of Worthington and the Boy Scouts for the Prairie View facility. Based on a recommendation from the City Attorney, the lease now would be between the City of Worthington and the Kiwanis, who would serve as sponsor for

the Boy Scouts. Mr. Vis noted some concerns, seven specifically, in the proposed lease, which the majority of Council Members noted were not major items and could be dealt with by language changes. Steve Robinson, City Administrator, noted the grounds would be open to all activities. Council Member Oberloh said he was not supportive of the Scouts having exclusive use of the restrooms at the facility, especially if they were needed in our bid to have Prairie View designated as a Regional Park. He suggested a limited lease be drawn up until it was determined if the Regional Park designation would be granted.

Jason Brisson, Director of Community Development, Planning, Zoning and Building Services, who is completing the application for the designation, said a meeting room and restroom facility would not be an immediate need for earning the designation because we already have them there. But if access was denied, it may be a strike against us. Mayor Kuhle said we've supported the Scouts for 75 years and was not clear on the sudden disagreement. Council Member Oberloh said he was not in disagreement with them, only concerned about Regional Park Designation. Mr. Robinson said that if the restrooms are a requirement, the existing facilities probably won't meet their standards, but he agreed that we don't want to do anything to jeopardize consideration for the designation. Council Member Cummings said he did not hear any disagreement, only concern and suggestion for a limited lease until the designation is either granted or denied. Staff will continue to work on the lease terms.

RESOLUTION NO. 2018-04-02 ADOPTED REGARDING PRAIRIE VIEW REGIONAL PARK APPLICATION

Jason Brisson, Director of Community Development, Planning, Zoning and Building Services, noted that the process of applying for the Regional Park designation for Prairie View includes the need for a resolution stating that Council has the authority to act as a legal sponsor for the application, and that if the designation is granted, they have the legal authority to enter into formal designation and funding agreements with the Commission.

The motion was made by Council Member Oberloh, seconded by Council Member Harmon and unanimously carried to adopt the following resolution noting Council's authority:

RESOLUTION NO. 2018-04-02

REGIONAL PARK OR TRAIL DESIGNATION APPLICATION IN GREATER MINNESOTA

(Refer to Resolution File for complete copy of Resolution)

HOUSING DEVELOPMENT

Steve Robinson, City Administrator, said, after the meeting agenda was issued the developer he was

going to meet with requested to move their meeting back. As a result, he had nothing to report at this time. Council Members Oberloh and Cummings requested that the City move forward with finding another appraiser to work with on property acquisitions as the current appraiser was not completing the appraisals as requested.

THOMPSON HOTEL

Jason Brisson, Director of Community Development, Planning, Zoning and Building Services, provided an update on the Thompson Hotel and subsequent inspections since he brought the issue forward at an earlier meeting. Mr. Brisson stated he had hoped to bring a repair order to Council at this meeting for approval, but the City Attorney indicated it should be presented at a regular City Council meeting. The order will be presented for Council action at the next regular City Council meeting scheduled for Monday, April 23, 2018. Mr. Brisson said Council will also be asked to set a time limit for the repairs to be completed. He also noted that he did advise that the owner of the facility should send a representative to that Council meeting.

ADJOURNMENT

The motion was made by Council Member Oberloh, seconded by Council Member Cummings and unanimously carried to adjourn the meeting at 5:15 p.m.

Janice Oberloh, MCMC
City Clerk