

MINUTES
Eveleth City Council Workshop
October 6, 2009
Council Chambers, City Hall, Eveleth, MN
5:00 p.m.

Council Present: Mayor Matos, Councilor Koivunen, Councilor Hoag

1. 2008 Annual Audit Review (Greg Knutson, Walker Giroux & Hahne)

Greg Knutson from Walker Giroux & Hahne gave a presentation of the 2008 annual audit.

2. Update on Grant/Jones Demolition & Parking Lot Project – Mark Wirtanen, Architectural Resources

Mark Wirtanen, Architectural Resources, gave an update on the Grant/Jones Demolition Project. Wirtanen said the demolition is 99 percent complete. They are waiting for a report of recent soil compaction testing.

Wirtanen said C & C Winger has indicated that their work load will not allow them to complete the parking lot project this Fall. Wirtanen said he has discussed installation of a fence around the site for the winter with Director Wiskow.

Allen Schram, C & C Winger, commented that they do not have time to complete the project as they thought they would be able to begin the parking lot in the spring.

Mark Wirtanen voiced his frustration with CSI, contractor for demolition of building. Wirtanen said their firm has been after CSI to get a schedule of the project.

Discussion took place on the remaining wall of 319 Grant Avenue.

3. Update on Medical Office Building Project and Bond Amendment (agenda item J2) – David Salene

Consultant David Salene gave an update on the Medical Office Building Project at Eveleth Health Services Park. Salene said there was a mix up (internally at Fresenius) when the Fresenius Corporate office put the project on hold. The project is now off of the original time line. In July some water penetration and humidity problems were discovered. The contractor will be working to rectify the problem. This will include lowering the grade on the north side of the building and creating a swale and a grate in the sidewalk for drainage.

Eric Fallstrom, Benchmark Engineering, said Mesabi Bituminous will be correcting the issues with the parking lot.

4. Update on Proposed Hotel Project – David Salene

Consultant Salene said the IRRB has approved an infrastructure grant for the project. According to Salene, the project is in balance with much work to be done.

5. Update on City Hall Lift

Monahan-Junek referred to a recent letter sent by Representative Rukavina to the Minnesota Historical Society. A representative from the Society will be stopping by City Hall, possibly next week, to look at the building.

6. Update on Iron Range Resources Commercial Redevelopment Grant Applications

Monahan-Junek informed the Council that she applied for the Commercial Redevelopment Grant for Mick Wudinich's building, but IRR would not accept a generic grant application.

7. Election Precincts and Voting Machines

Discussion took place on combining election precincts 1 (City Hall), 2 (Hippodrome) and 3 (Fire Hall). Voting would take place at the Hippodrome. Combination of Precincts 4 (Senior High) and 5 (DAC) would be held at the Senior High School. Voting for Precinct 6 (West Eveleth) would continue to be held at the Leonidas Community Center. The City will need to purchase new voting machines. Combination of precincts will lower the overall purchase price and maintenance cost for the machines.

8. Days Inn

Councilor Koivunen questioned ramifications against the owners of the Days Inn property. Monahan-Junek will ask City Attorney Brunfelt to look into recent legislation which has been passed regarding blighted properties. Monahan-Junek will also talk with Chief Police Lillis.

Consultant Salene said the bank has title to the property.

9. Rental Housing Code

Not discussed.

10. Sanitary Sewer Ordinance Revision

The Council will make a decision on raising the sanitary sewer rates.

11. Agenda Q & A

Councilor Hoag will be given a key to the Auditorium. Hoag is interested in establishing a committee to work on restoration of the Auditorium.

The HRA Meeting was held at 6:00 P.M.

6:30 p.m. Andy Schlack, Greater Minnesota Housing Fund

Andy Schlack, Greater Minnesota Housing Fund, gave an overview on the programs offered by the Greater Minnesota Housing Fund to include: pre-development loans, construction financing, deferred loans, etc. Discussion took place on the Revitalization Program which will be made up of Greater Minnesota Housing grant funds, AEOA, Eveleth Horizons, and the City of Eveleth. Schlack said the most affordable homes are those already built.

Once the City approves the Technical Agreement, the City Attorney will draft an agreement between the City and AEOA.