

**MINUTES**  
**Eveleth City Council Workshop Meeting**  
**9:00 a.m., April 17, 2023**  
**Council Chambers, City Hall, Eveleth, MN**

Councilor Jim Perpich, Present  
Councilor John Rauzi, Present  
Councilor Brian Lillis, Present  
Councilor Joseph Koivunen, Present  
Mayor Robert Vlasisavljevich, Present

Also present: City Clerk Administrator Jackie Monahan-Junek; Deputy City Clerk Stephanie Friebe; Public Works Director Jerry Rosati; Alan Johnson, Benchmark Engineering; Consultant Frank Kvaternik

Mayor Vlasisavljevich called the meeting to order at 9:00 a.m.

**1. Development Opportunities:**

- **Former Blackwoods/Laundry building**

The Council would like the former Blackwoods building to be demolished as soon as possible. There is a potential business interested in the site; however, the Council would like the building torn down regardless of who ends up occupying the property. The title is clean and there may be funds available from the IRRRB.

- **Alice Location**

City Clerk Administrator Jackie Monahan-Junek reported that the IRRRB has a shovel ready program. Monahan-Junek will be working with Consultant Bob Streetar and the IRRRB to prepare the Alice Location to meet the shovel ready requirements.

- **Tax forfeit commercial properties**

The following St. Louis County owned properties are complete for pre-demo. The County will be applying for funding through the IRRRB to demolish the structures:

207 Grant Avenue  
418 Jones Street  
110 Lincoln Avenue  
202 Garfield Street

The residence at 205 North Elba Avenue is also being considered for demolition.

- **Former Days Inn**

The Council would like to see a hotel or retail at the former Days Inn location. City Clerk Administrator Monahan-Junek has been working with broker Chris Kubesh to find an interested party.

- **Other**

Councilor Perpich indicated he spoke with Aaron Johnson regarding a parcel in West Eveleth. Johnson is interested in purchasing the property for a hobby farm. Johnson has discussed his request at a previous Council Workshop Meeting and was inquiring as to the status of a potential purchase.

City Clerk Administrator Monahan-Junek has been working with Consultant Bob Streetar regarding the zoning of land use in Progress Parkway. The Council will have a workshop meeting in June to discuss the findings.

## **2. Hippodrome**

Mayor Vlasisavljevich and Consultant Frank Kvaternik attended a recent Rock Ridge School Board Meeting to discuss hockey team ice time at the Hippodrome. Kvaternik said there were four main complaints regarding the Hippodrome.

1. **Quality of Ice:** Kvaternik said a rumor was started that the ice was not safe at the Hippodrome. Kvaternik checked with several other coaches and no games have ever been cancelled due to unsafe conditions at the Hippodrome. Kvaternik has talked with Travis Larsen who heads the ice control for the Minnesota Wild Hockey Team. He is also talking with the University of Minnesota to discuss trouble shooting for the Hipp ice.
2. **Rock Ridge School Branding:** The lack of Rock Ridge branding at the Hippodrome has been debated. The City of Virginia painted their locker room in school colors. Kvaternik suggested the City of Eveleth request paint samples of the Rock Ridge School colors. The gold-colored carpet in the Hippodrome locker rooms could also be replaced with green carpet squares.
3. **Scoreboard:** Kvaternik said the scoreboard at the Hippodrome is branded with Eveleth Golden Bears. This would need to be changed to Rock Ridge School. As a note, the scoreboard was purchased by Eveleth Youth Hockey who included the Golden Bears logo at the time of gifting the board to the Hippodrome.
4. **Ice Logos:** The Rock Ridge logos for the ice at the Hippodrome were not received in time to be placed for the hockey season. As a note, this was an issue with the printing company not getting the logos to the City in time.

Public Works Director Jerry Rosati diffused the rumor that the ice is dangerous at the Hippodrome. Rosati said the ice has never been unsafe. There was an issue in 2016 with some of the lines blowing out near the boards. Once the lines were fixed—the ice was fine. The cooling company will be working this summer to once again blow out the lines as small patches right near the boards were pulling away again this season.

Kvaternik will continue to work with the Rock Ridge School Board to negotiate ice time for the City of Eveleth.

The meeting adjourned at 9:50 a.m.