

**MINUTES**  
**Eveleth City Council Workshop Meeting**  
**9:00 a.m., September 8, 2021**  
**Council Chambers, City Hall, Eveleth, MN**

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

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; Police Chief Jesse Linde; Public Works Director Jerry Rosati; City Attorney Karl Sundquist; Alan Johnson, Benchmark Engineering

**1. Brian Zadnikar, Ed's Body Shop**

Brian Zadnikar, Ed's Body Shop, addressed the Council regarding his potential plans for expansion. He would like to purchase the former Blackwoods site adjacent to his current property. The Council is in favor of Zadnikar expanding. City Engineer Alan Johnson will be able to determine the property lines.

**2. Utility systems technology improvements**

Public Works Director Rosati updated the Council on the computer systems at the water reservoir tower and the wastewater plant. The current system is over 20 years old and needs to be replaced. The City is also looking at installing meters which would directly download reads into the City's utility computer system. Discussion took place on the possibility of setting up a bond with a separate utility fee on the utility bill to cover the cost of the upgrades. Director Rosati will get some estimates for the system and report back to the Council.

**3. Pickup truck for golf/hippodrome**

Director Rosati reported on the poor condition of the vehicle used for staff at the golf course and Hippodrome. Discussion took place on the possibility of purchasing a used vehicle. Councilor Koivunen suggested the City look at the two vehicles which were abandoned (now City owned) at the former Blackwoods site.

**4. Proposed ordinance regarding abandoned houses**

On May 18, 2021, the City Council declared the property at 1104 McKinley Avenue a nuisance and health and safety hazard. City Attorney Karl Sundquist reported that they have

not yet been able to get ahold of the property owner, Mike Sailor, to sign the quick claim deed.

Attorney Sundquist will be working on an ordinance to address abandoned houses in the City of Eveleth. He will be looking to the League of Minnesota Cities for sample ordinances used by other entities which can be modified to fit our area and also incorporate rental and landlord properties.

## **5. Blight enforcement process**

City Attorney Sundquist explained how the blight process is handled through the court system. Sundquist said the system is the problem with how recurrent blight is being addressed. This is not only affecting Eveleth, but surrounding areas as well. The offenses need to be tracked through the courts so the judges are aware of the history. Sundquist suggested meeting with the judges to discuss coming up with a plan to keep track of the blight offenses so that the judges are alerted to repeat offenders.

Councilor Lillis suggested implementing stiffer civil penalties for repeat blight offenses with the hope of getting people's attention.

## **6. Commissions and board Code of Conduct**

Councilor Perpich suggested a code of conduct be given to commission and board members when they sign up to serve. Perpich referred to a recent board meeting with a disgruntled and upset member. He said it is important that all members realize that no one (to include staff, Council, other board members) deserves abuse. Mayor Vlasisavljevich agreed and asked that City Attorney Sundquist and City Clerk Administrator Monahan-Junek come up with a code of conduct.

## **7. Eveleth school campus building**

Mayor Vlasisavljevich suggested that Council and staff tour the Eveleth School campus to come up with potential uses for the facilities. City Clerk Administrator Monahan-Junek said the Council can tour the site and decide whether to hire a consultant to determine use feasibility.

## **8. 2022 Budget & levy**

City Clerk Administrator Monahan-Junek distributed information for the Council to review regarding the budget. The Council set the levy at zero last year.

The Council will hold a workshop on Monday, September 13<sup>th</sup> to discuss the budget.

The meeting adjourned at 10:09 a.m.