



**MINUTES
REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF WHITE BEAR LAKE, MINNESOTA
TUESDAY, JANUARY 24, 2023
7 P.M. IN THE COUNCIL CHAMBERS**

1. CALL TO ORDER AND ROLL CALL

Mayor Dan Louismet called the meeting to order at 7 p.m. The City Clerk took attendance for Councilmembers Kevin Edberg, Steven Engstran, Heidi Hughes, Dan Jones and Bill Walsh. Staff in attendance were City Manager Lindy Crawford, Finance Director Kerri Kindsvater, Community Development Director Jason Lindahl, Public Works Director/City Engineer Paul Kauppi, Housing and Economic Development Coordinator Tracy Shimek, City Clerk Caley Longendyke and City Attorney Troy Gilchrist.

PLEDGE OF ALLEGIANCE

2. APPROVAL OF MINUTES

A. Minutes of the City Council Meeting on January 10, 2023

It was moved by Councilmember **Jones**, seconded by Councilmember **Engstran**, to approve the minutes. Motion carried unanimously.

B. Minutes of the City Council Work Session on January 17, 2023

It was moved by Councilmember **Hughes**, seconded by Councilmember **Walsh**, to approve the minutes. Motion carried 3-0. Councilmember Jones and Councilmember Engstran abstained.

3. APPROVAL OF THE AGENDA

Mayor Louismet noted the reordering of agenda items. The presentation for the legislative priorities for 2023 was moved from new business to the beginning of Visitors and Presentations, thus following items under Visitors and Presentations being renumbered. It was moved by Councilmember **Edberg**, seconded by Councilmember **Engstran**, to approve the agenda with the reordering of agenda items. Motion carried unanimously.

4. CONSENT AGENDA

- A. Resolution approving a license agreement for shared access and parking at Stellmacher Park
Res. No. 13132**
- B. Resolution approving a temporary liquor license for Church of St. Pius X events Res. No. 13133**
- C. Resolution accepting bids and awarding contract for the Water Treatment Plant Lime Slaker and Feed Replacement, City Project No: 22-14 Res. No. 13134**
- D. Resolution accepting bids and awarding contract for the Public Safety Expansion Asphalt Paving Rebid, City Project No: 22-09 Res. No. 13135**

explained how costs went up substantially during the project due to state requirements. He wanted her to know how cities are affected by regulations the state puts in place. Senator Gustafson thanked the Council for their comments.

Councilmember Edberg thanked Senator Gustafson for being honest with the Council and asked her to continue keeping them informed. He asked if she has encountered information that cities should know, but may not want to hear. She responded and said there is not a \$17.6 billion surplus after adjusting for inflation. She said there are a lot of conversations happening and ensured she will do what she can for the people in her district and intends to work together with elected officials and staff. Councilmember Jones added on THC products and expressed his concern about the lack of employees working at the state level who are regulating the products. Senator Gustafson shared the concerns. Mayor Louismet wanted to inform Senator Gustafson of a future project coming in the next couple years for the reconstruction of the aging infrastructure of the downtown area of White Bear Lake.

It was moved by Councilmember **Walsh**, seconded by Councilmember **Jones**, to approve **Res. No. 13136** adopting the 2023 Legislative Priorities Agenda as presented. Motion carried unanimously.

B. Northeast Youth and Family Services Annual Report and Service Agreement

City Manager Crawford introduced the annual report for Northeast Youth and Family Services (NYFS). NYFS is described as a non-profit social service agency whose mission is to meet the unmet development needs of at-risk youth and families within the community through collaboration and coordination with existing community resources. Crawford said the City has two contracts with NYFS, one for general resources and one for a mental health case worker assisting the City's Police Department. She invited to the podium Angela Lewis-Dmello, president and CEO of NYFS. President Lewis-Dmello shared general information about NYFS and shared demographic data on the 786 clients served in 2021-2022, with clinic- and school-based clients making up the majority at 492. She talked about the types of meetings that were scheduled in 2021-2022, with the number of appointments totaling 21,696.

Lewis-Dmello provided an overview of the budget, including the revenue sources and expenditures. She provided an overview of the state of youth mental health, saying clients have more severe mental health and resource challenges than ever before. She said one in three youth have a diagnosable mental health condition, which is a significant increase since COVID. She also addressed the high attrition rate of mental health staff, both for early retirement and for those selecting jobs in other industries. There is a growing need for mental health services, but not enough staff. Lewis-Dmello described clinic-based mental health programs, school-based mental health programs and the NETS Day Treatment. All the programs serve various ages and in different settings. The programs fit the needs for individuals, couples, families and groups. She also described the community service programs called Youth Diversion, Community Connections and Community Advocacy. For the future, President Lewis-Dmello said NYFS would like to expand Community Connections, Play Therapy Services and modalities, such as art therapy, horticulture therapy and other culturally-responsive interventions; adding specialized advocates for domestic violence, youth and elders; establishing NYFS as a training site for new

paying for recycling. For the License Bureau, Kindsvater said the number of transactions were slightly higher than the previous year, but highlighted that the number of processed drivers' licenses increased from 8,990 licenses in 2021 to 18,787 licenses in 2022. Overall, operations of the License Bureau have been going well.

Councilmember Edberg asked how the City handles carried-over funds from projects that weren't complete, specifically if the City Council will have to reconsider how those funds will be used. Kindsvater said expenditures are carried forward to the next year to be used how they were originally approved. In response to a question about what happens to the extra revenue collected from the Sports Center live streaming subscription fees, Kindsvater said that additional revenue will stay with the Sports Center and it will be added to its fund balance. Councilmember Jones complimented Kindsvater's management of the License Bureau.

6. PUBLIC HEARINGS

Nothing scheduled.

7. UNFINISHED BUSINESS

Nothing scheduled.

8. NEW BUSINESS

A. Design Services Proposal for Council Chambers Renovation

City Manager Crawford said City Hall has not had any major renovations since the building first opened in 1988. As the years have passed, needs have changed as it relates to safety, technology, public perception, accessibility requirements for the Americans with Disabilities Act (ADA) and public meeting attendance. She said many public buildings have gone through modernization to meet the present needs of the public, elected officials and staff. She introduced the proposal and said staff is first seeking approval to work with Wold Architects for professional architecture and engineering design services for the proposed renovation of the Council Chambers. While providing background for this proposal, Crawford explained that security and safety were not considered when City Hall was first built as it was necessarily needed. The only safety modification staff have made to its Council Chambers in recent years was incorporating bulletproof material in certain areas. She said the Council Chambers are ADA compliant to accommodate for physical abilities, but may not meet ADA compliance for Title II entities, which states, "Title II of the ADA requires state/local governments to give people with disabilities an equal opportunity to benefit from all of their programs, services, and activities," and more specifically requires government bodies to effectively communicate with people who have communication disabilities. As the Chambers stand now, she said the Chambers may not accommodate those with vision, hearing or speech disabilities.

Crawford reported there have been greater calls over the years for more public participation and transparency in areas of government, and believes improved technology in the Chambers would improve delivery of information. One upgrade proposal would be to move monitors closer to the audience for better viewing and add a monitor in the City Hall lobby. She said American Rescue Plan Act (ARPA) funds are still available from projects that did not take place in 2022. She requested that some of the funds be used for the renovation. She also said there

poles total, with 34 of the poles with working lights, 33 poles without a light fixture and 14 poles with inoperable light fixtures needing repair.

Kauppi said City staff are reviewing a variety of options for addressing the poles with removed or inoperable light fixtures and those with dim lighting. He talked about the option of solar-powered lights. The concern would be the weight of the light fixtures and whether the wooden poles still have structural integrity to support the heavy materials. Each pole would need to be inspected. Kauppi gave insight in some of the costs to add operable lights and said lights installed in residential areas cost roughly \$6,000-\$7,000 per light, whereas installing lights in the downtown area would require cutting channels in the sidewalks for new wire and conduits, resulting in higher installation prices per light. In anticipation of the downtown reconstruction project starting in the next couple years, he provided ideas for curbing costs, such as cheaper light fixtures and cost-saving methods for the footing and refilling trenches. He said each light would still cost somewhere between \$5,000-\$10,000 to replace a light with underground infrastructure, so the cost estimation for replacing the 14 poles that need repair would total approximately \$70,000-\$140,000. This cost doesn't include the 33 poles that don't have light fixtures. Addressing the operable lights that are dim, Kauppi said repurchasing fixtures and installation will cost approximately \$500-\$1,000 each, for an estimated total of \$17,000-\$34,000. As a final option, Kauppi said the City can choose not to make any repairs and wait until the downtown reconstruction begins in 2024. For the 2023 budget, the City allocated \$13,000 for general city-wide street light expenses and \$9,700 for downtown area street lighting expenses.

Mayor Louismet allowed public comment 8:52 p.m. Kim Schoonover, business owner at 2183 3rd Street, expressed her frustration about the lights not working around her business. She urged a temporary solution because she said the area is not welcoming or inviting to patrons and families. She thanked the Council for having the conversation.

Mayor Louismet said a temporary solution seems to be a better option rather than investing money into lighting that will be redone in a couple of years. He had previously requested City Manager Crawford to work with the Police Department for their perspective on the lack of lighting and the Department didn't have major public safety concerns. Councilmember Jones recognized the concern and said it should not be an option to leave the lighting in its current state. Councilmember Walsh asked if there is a way to prioritize certain areas for lighting when the 2024 renovation project starts. Kauppi said the parking lots would be a priority and street lighting would be addressed in 2025. One reason for prioritizing parking lots is for construction staging purposes by starting from the inside and working outward. Councilmember Walsh agreed to spend some money for temporary repairs. Kauppi spoke specifically about the lighting on 3rd Street in response to Councilmember Jones seeking clarification on the condition of lights.

Councilmember Edberg said the disrepair of downtown street lights is an example of deferred maintenance and implied this is happening in other areas of the City. He compared the inconsistent prioritization and handling of projects, which seems to depend on the location in the City. For the street light project, he requested City staff to explore energy efficient fixtures and materials for the long-term replacements. Mayor Louismet welcomed conversation about

Council meeting. Mayor Louismet favored a consistent process for businesses and the City. He asked how the \$150 application fee compares with other City fees and City Manager Crawford said it's consistent with other fees, determined by the amount of time and true cost for staff to review and process applications. The renewal fee will be lower if the sidewalk café has not changed from the year prior.

Councilmember Edberg commended the proposed process. He asked whether businesses located within private commercial lots, like within a strip mall, would be impacted with this process. Crawford said this process only applies to businesses abutting to a public right-of-way. Community Development Director Lindahl said business owners can work with their commercial lot owner on outdoor-use requests, but would need to involve the City if the requests impact accessibility to businesses and general parking. Councilmember Jones requested a process for revoking licenses if businesses don't comply. He wondered how the City would handle requests from retail businesses who want to sell products on the sidewalk. City Attorney Gilchrist explained that mechanisms and defined terms would be included in the ordinance that will outline the specific types of establishments who qualify. Councilmember Walsh requested there be no renewal fee for applicants if their sidewalk café has not changed. Councilmember Hughes agreed to that request, but recommended no renewal fee after two consecutive licenses periods to allow City staff to review the compliance of the applicant's first year. City staff will create the proposed ordinance and bring it back for a first reading at the next City Council meeting.

10. COMMUNICATIONS FROM THE CITY MANAGER

City Manager Crawford shared information on upcoming events, including Hockey Day MN in White Bear Township, the Bear'ly Open event that raises money for the White Bear Lake Area Food Shelf, a Neighborhood Meeting for the concept plan for 2502 County Road E, Many Faces, and the White Bear Area Chamber of Commerce 2023 Legislative Reception.

11. CLOSED SESSION

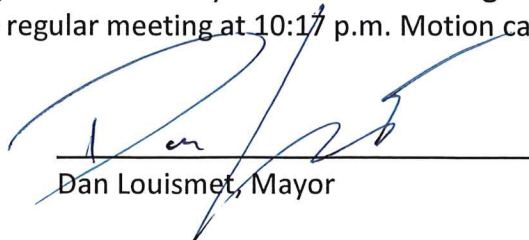
Mayor Louismet announced that the City Council was entering into closed session to evaluate the performance of the City Manager and that the conclusion of this meeting would not be video recorded.

It was moved by Councilmember **Hughes** and seconded by Councilmember **Walsh** to go into closed session at 9:59 p.m. to evaluate the performance of the City Manager as permitted by Minnesota Statutes, section 13D.05, subdivision 3(a). Motion carried unanimously.

It was moved by Councilmember **Walsh**, and seconded by Councilmember **Hughes** to re-open the regular City Council meeting at 10:16 p.m. Motion carried unanimously

12. ADJOURNMENT

There being no further business before the Council, it was moved by Councilmember **Hughes**, seconded by Councilmember **Jones**, to adjourn the regular meeting at 10:17 p.m. Motion carried unanimously.



Dan Louismet, Mayor