

MINUTES

ABERDEEN CITY COUNCIL MEETING

City Council Chambers, 123 South Lincoln Street, Municipal Building, Aberdeen, South Dakota, July 24, 2023 at 5:30 p.m., regular meeting of the City Council.

CALL TO ORDER

MEETING ROLL CALL

Present at roll call were City Council Members Rob Ronayne via teleconference, Erin Fouberg, Charlotte Liebelt, Josh Rife via teleconference, Alan Johnson, Justin Reinbold, and Tiffany Langer via teleconference.

City Staff present were Joe Gaa, Ron Wager, Robin Bobzien, Brett Bill, Joel Weig, Dave McNeil, and Jordan McQuillen. David Novstrup and Mayor Schaunaman were absent.

City Council Member Alan Johnson presided over the meeting as Deputy Mayor.

PLEDGE OF ALLEGIANCE

Deputy Mayor Johnson led the Pledge of Allegiance.

APPROVAL OF AGENDA

Motion by Reinbold, second by Fouberg to approve the agenda. Voice vote to approve, all present voting aye, motion carried.

MINUTES

Motion by Liebelt, second by Reinbold to approve the minutes of the July 17, 2023 City Council Meeting, as circulated. Voice vote to approve, all present voting aye, motion carried.

OPEN FORUM

Bill Bowen, resident at Rolling Hills Subdivision, and Ryan Cunningham, President of Rolling Hills Homeowners Association, discussed some concerns regarding stormwater maintenance at Rolling Hills.

CONSENT CALENDAR

Motion by Reinbold, second by Ronayne to approve the following items on the consent calendar:

SET HEARING DATE – of August 7, 2023 at 5:30 P.M. for transfer of Retail On-Off Sale Malt Beverage and SD Farm Wine Licenses – (1) from D&G Investments, Inc. dba Royale Casino, 202 Sixth Avenue SE to Royal Casino Aberdeen, LLC dba Royale Casino, 202 Sixth Avenue SE; (2) from GPM Enterprise, Inc. dba 4 Aces Casino, 202 Sixth Avenue SE, Suite B, to Royal Casino Aberdeen, LLC dba 4 Aces Casino, 202 Sixth Avenue, Suite B; (3) from D&G Investments, Inc. dba Grande Casino, 913 Sixth Avenue SE to Grand Casino Aberdeen, LLC dba Grande Casino, 913 Sixth Avenue SE; (4) from GPM Enterprise, Inc. dba Deuces Wild Casino, 915 Sixth Avenue SE to Grand Casino Aberdeen, LLC dba Deuces Wild Casino, 915 Sixth Avenue SE

COMMUNITY EVENT PERMIT AND SPECIAL ONE-DAY RETAIL ON-SALE

LIQUOR LICENSE –for Aberdeen Elks Lodge #1046 Parking Lot Party on August 11, 2023 at 705 Circle Drive

COMMUNITY EVENT PERMIT – for Porta/Delzer Party on September 9, 2023 at 117 Twelfth Avenue NE

REQUEST FOR STREET USE – Railroad Avenue SE to Main Street to Fifteenth Avenue, NE to Prairiewood Road to Dakota Street for on July 29, 2023 from 7:00 A.M. to 10:00 A.M. Aberdeen Family YMCA’s ½ Mile, 10K, 5K Munchkin Run, Fun Walk

LICENSE – Advertising/Sign Hanger License – Yesco South Dakota East

PLATS – (1) Kevin and Ann Parsons First Subdivision to the City of Aberdeen in the SE¼ of Section 12, T123N, R64W of the 5th P.M., Brown County, South Dakota (1306 Lloyd Street North – one block south of North Highland United Methodist Church); (2) JAS First Subdivision to the City of Aberdeen in the NE¼ of Section 13, T123N, R64W of the 5th P.M., Brown County, South Dakota (108 & 110 Arch Street North – directly east of Roncalli Primary School); (3) Mullis Addition to the City of Aberdeen in the SE¼ of Section 13, T123N, R64W of the 5th P.M., Brown County, South Dakota (412 & 418 First Avenue SE – one half block east of Central Park)

REPORTS AND MINUTES FROM CITY BOARDS – Aberdeen Airport Board Meeting Minutes; Board of Zoning Adjustment Meeting Minutes; Aberdeen City Planning Commission Meeting Minutes; Parks & Recreation Board Meeting Minutes – receive and place on file

PROCLAMATION – Goodwill of the Great Plains Day on July 27, 2023

Voice vote to approve, all present voting aye, motion carried.

NEW BUSINESS

PUBLIC HEARING AND POSSIBLE APPROVAL OF TRANSFER OF RETAIL ON-SALE LIQUOR LICENSE

Deputy Mayor Johnson opened a hearing on the application of the transfer of Retail On-Sale Liquor License from City Lights Bar & Event Center, LLC dba City Lights Bar & Event Center, 316 Second Street South to Jordan Torrence dba City Lights Bar & Events Center, 316 Second Street South. Deputy Mayor Johnson closed the hearing and called for a vote. Motion by Ronayne, second by Reinbold to approve the transfer of Retail On-Sale Liquor License from City Lights Bar & Event Center, LLC to Jordan Torrence as presented. Roll call vote to approve, all present voting aye, motion carried.

RESOLUTION NO. 23-07-05R FOR DEVELOPER JT PROPERTIES INVESTMENTS, LLC SEEKING A HOUSING INFRASTRUCTURE FINANCING GRANT

City Manager Joe Gaa explained JT Properties is seeking a housing infrastructure grant from the South Dakota Housing Development Authority for some retirement villas, which is part of TIF No. 38. Discussion was held. Motion by Reinbold, second by Rife to approve Resolution No. 23-07-05R for developer JT Properties Investments, LLC as

presented. Roll call vote to approve, all present voting aye, motion carried.

RESOLUTION NO. 23-07-05R
RESOLUTION FOR DEVELOPER SEEKING
HOUSING INFRASTRUCTURE FINANCING GRANT

WHEREAS, JT Properties Investments, LLC (the “Developer”), is constructing residential retirement villas as part of Tax Increment Financing District No. 38; and

WHEREAS, Developer intends to apply for a housing development infrastructure financing grant from the South Dakota Housing Development Authority and requires a resolution from the City of Aberdeen (1) affirming the project public infrastructure plans meet the requirements of the municipality, the project will be approved, and the infrastructure will be maintained going forward, and (2) noting that the municipality has adequate water supply available and the water treatment capacity to support the added infrastructure and additional usage.

NOW, THEREFORE, BE IT HEREBY RESOLVED by the City of Aberdeen as follows that:

1. Developer shared preliminary plans for the public infrastructure of the project as prepared by Helms Engineers, 416 Production Street North, Aberdeen, South Dakota, 57401, and such plans meet the requirements of the City of Aberdeen, subject to compliance with the City of Aberdeen Development Agreement requirements and local ordinances; and

2. After proper construction of the proposed public infrastructure for such project, and upon the formal dedication and acceptance of such infrastructure, the public infrastructure will be owned and maintained by the City of Aberdeen; and

3. The City of Aberdeen confirms it has adequate water supply, water treatment facilities, and wastewater treatment facilities available to support this public infrastructure project.

The foregoing Resolution was considered at a regular meeting of the City Council on the 24th day of July, 2023, and upon Roll Call vote the Resolution was adopted.

Number of AYES: 7; Number of NAYS: 0; Members abstaining: 0

/s/ Travis Schaunaman, Mayor ATTEST: /s/ Jordan McQuillen, Finance Officer

RESOLUTION NO. 23-07-06R FOR DEVELOPER HUB CITY DOWNTOWN, LLC
SEEKING A HOUSING INFRASTRUCTURE FINANCING GRANT

City Manager Joe Gaa explained Hub City Downtown, LLC is seeking a housing infrastructure grant for the Van Slyke Building, which is part of TIF No. 37. Motion by Ronayne, second by Reinbold to approve Resolution No. 23-07-06R for developer Hub City Downtown, LLC as presented. Roll call vote to approve, all present voting aye, motion carried.

RESOLUTION NO. 23-07-06R

**RESOLUTION FOR DEVELOPER SEEKING
HOUSING INFRASTRUCTURE FINANCING GRANT**

WHEREAS, Hub City Downtown, LLC (the “Developer”), is rebuilding and developing the downtown Main Street project known as the Van Slyke redevelopment as part of Tax Increment Financing District No. 37; and

WHEREAS, Developer intends to apply for a housing development infrastructure financing grant from the South Dakota Housing Development Authority and requires a resolution from the City of Aberdeen (1) affirming the project public infrastructure plans meet the requirements of the municipality, the project will be approved, and the infrastructure will be maintained going forward, and (2) noting that the municipality has adequate water supply available and the water treatment capacity to support the added infrastructure and additional usage.

NOW, THEREFORE, BE IT HEREBY RESOLVED by the City of Aberdeen as follows that:

1. Developer shared preliminary plans for the public infrastructure of the project as prepared by CO-OP Architecture, 1108 South Main Street, Suite 102, Aberdeen, South Dakota, 57401, and such plans meet the requirements of the City of Aberdeen, subject to compliance with the City of Aberdeen Development Agreement requirements and local ordinances; and
2. After proper construction of the proposed public infrastructure for such project, and upon the formal dedication and acceptance of such infrastructure, the public infrastructure will be owned and maintained by the City of Aberdeen; and
3. The City of Aberdeen confirms it has adequate water supply, water treatment facilities, and wastewater treatment facilities available to support this public infrastructure project.

The foregoing Resolution was considered at a regular meeting of the City Council on the 24th day of July, 2023, and upon Roll Call vote the Resolution was adopted.

Number of AYES: 7; Number of NAYS: 0; Members abstaining: 0

/s/ Travis Schaunaman, Mayor ATTEST: /s/ Jordan McQuillen, Finance Officer

RESOLUTION NO. 23-07-07R FOR DEVELOPER FRIENDS & CITIZENS, LLC TO SEEK A HOUSING INFRASTRUCTURE FINANCING GRANT

City Manager Joe Gaa explained Friends & Citizens, LLC is seeking a housing infrastructure grant for the Citizens Building, which is part of TIF No. 33. Motion by Reinbold, second by Ronayne to approve Resolution No. 23-07-07R for developer Friends & Citizens, LLC as presented. Roll call vote to approve, all present voting aye, motion carried.

**RESOLUTION NO. 23-07-07R
RESOLUTION FOR DEVELOPER SEEKING
HOUSING INFRASTRUCTURE FINANCING GRANT**

WHEREAS, Friends & Citizens, LLC, is repurposing and redeveloping the downtown Main Street project known as the Citizens Building as part of Tax Increment Financing District No. 33; and

WHEREAS, Developer intends to apply for a housing development infrastructure financing grant from the South Dakota Housing Development Authority and requires a resolution from the City of Aberdeen (1) affirming the project public infrastructure plans meet the requirements of the municipality, the project will be approved, and the infrastructure will be maintained going forward, and (2) noting that the municipality has adequate water supply available and the water treatment capacity to support the added infrastructure and additional usage.

NOW, THEREFORE, BE IT HEREBY RESOLVED by the City of Aberdeen as follows that:

1. Developer shared preliminary plans for the public infrastructure of the project as prepared by CO-OP Architecture, 1108 South Main Street, Suite 102, Aberdeen, South Dakota, 57401, and such plans meet the requirements of the City of Aberdeen, subject to compliance with the City of Aberdeen Development Agreement requirements and local ordinances; and

2. After proper construction of the proposed public infrastructure for such project, and upon the formal dedication and acceptance of such infrastructure, the public infrastructure will be owned and maintained by the City of Aberdeen; and

3. The City of Aberdeen confirms it has adequate water supply, water treatment facilities, and wastewater treatment facilities available to support this public infrastructure project.

The foregoing Resolution was considered at a regular meeting of the City Council on the 24th day of July, 2023, and upon Roll Call vote the Resolution was adopted.

Number of AYES: 7; Number of NAYS: 0; Members abstaining: 0

/s/ Travis Schaunaman, Mayor ATTEST: /s/ Jordan McQuillen, Finance Officer

AUTHORIZATION TO PURCHASE 2023 GMC SIERRA 1500 PICKUP

City Manager Joe Gaa explained fleet vehicle replacement and requested approval to purchase a 2023 GMC Sierra 1500 Pickup from Lust Automotive for \$38,712.00. Motion by Liebelt, second by Rife to approve the purchase of a 2023 GMC Sierra 1500 Pickup from Lust Automotive for \$38,712.00. Roll call vote to approve, all present voting aye, motion carried.

APPROVAL TO ALLOW APPLICATION TO THE SOUTH DAKOTA DEPARTMENT OF TRANSPORTATION FOR BRIDGE IMPROVEMENT GRANT

City Engineer Robin Bobzien requested approval to allow application to the South Dakota Department of Transportation for a bridge improvement grant to perform preliminary engineering for the Eighth Avenue SE Bridge. Motion by Ronayne, second by

Reinbold to approve the application to the South Dakota Department of Transportation for bridge improvement projects. Roll call vote to approve, all present voting aye, motion carried.

APPROVAL TO PAINT MURAL ON BUILDING LOCATED AT 423 FIFTH STREET SOUTH

Planning & Zoning Director Brett Bill requested approval for a request submitted by Jeff Jarman to paint a mural on the west side of his building located at 423 Fifth Street South. Motion by Langer, seconded by Ronayne to approve the request submitted by Jeff Jarman to paint a mural. Voice vote to approve, all present voting aye, motion carried.

REVIEW AND APPROVAL OF CLAIMS AND PAYROLL

Motion by Liebelt, second by Reinbold to approve payment of the bills listed for July 24, 2023 and payroll for the period from July 16, 2023 through July 29, 2023.

Bills having been audited by the Finance Officer and fully itemized and authorize the Mayor or City Manager to sign, and the Finance Officer to countersign, all warrants for payment of the following approved bills: All Over Roofing LLC 177.95, Aberdeen Chamber Of Comme 20.00, Marco Technologies Llc 72.60, Brown County Landfill 18,854.92, Idexx Distribution Inc 130.06, Linde Inc 6,662.50, Aberdeen News 705.20, Quality Welding Inc 220.40, Cole Papers Inc 427.87, Jensen Rock & Sand Inc-Mo 103,414.21, Direct Automation Llc 1,492.85, Auto Value Parts/Hedahls 1,039.61, Heiman Inc 4,172.84, Johnson Controls 1,718.32, Sd Redbook Fund 391.67, Kesslers Inc 54.99, Steven Lust Automotive 592.54, Mac's Inc 57.08, Sanford Health Occupation 25,101.00, CenturyLink 85.28, Dakota Supply Group 2,310.23, Midstates Group 264.00, Safety Service Inc 1,008.22, Avera St Luke's Hospital 50.00, Light & Siren 2,762.47, Schwan Welding & Boiler 174.00, Share Corp 182.63, Western Area Power Adm 11,091.40, Moody's Investor Services 500.00, Olson's Pest Technicians 400.00, Tim Reed 825.00, Dependable Sanitation 469.00, M & T Fire & Safety Inc 1,172.95, K & H Electric Inc 5,967.00, Titan Access Productivity 909.32, Foerster Testing 1,890.00, Executive Management 119.92, Landon Seaman 140.00, Traffic Control Corp 3,645.00, Jarman's Water Systems 1,617.10, Northern Valley Communications 50.00, MTI Distributing 185.34, Mcmaster-Carr Supply Co 29.01, South Dakota One Call 426.72, Menards Inc 318.43, Aqua Pure Inc 8,400.00, A Child Is Missing Inc 500.00, Dakota Fluid Power Inc 590.62, Borns Group 5,386.52, Killoran Trucking & Broke 14,606.98, Pete Lien & Sons Inc 7,546.19, Stryker Flex Financial 29,753.35, Tyler Technologies 83,138.00, Atco International 139.71, Matheson Tri-Gas Inc 132.50, Pomp's Tire Service 115.57, L&T Lawn Care LLC 125.00, General Traffic Controls 575.00, Dakota Oil 5,205.50, Matt Parrott 1,557.60, Budget Furniture 5,062.64, Vollan Oil Co 2,470.86, Aramark Uniform Svc 256.06, Jefferson Partners LP 972.63, Cooper Animal Clinic P.C. 20.60, JGE Inc 89.05, Harlow's Bus Sales Inc 1,238.11, Diamond Dry Cleaning 25.15, Abdn Area Humane Society 5,400.00, Linde Gas

& Equip Inc 281.80, IIA Lifting Services Inc 631.56, Napa Central 526.17, James Valley Coop Tele Co 31.70, CWF Masonry&Construction 45,811.29, Mac Tools/D&D Distribution 160.00, Chemco Systems LP 2,476.66, Core & Main LP 17,642.14, Specialty MFG Co 131.98, Runnings Supply Inc #14 280.21, Verizon Wireless 64.79, Odp Business Solutions LLC 655.43, Pavement Stencil Co 158.70, Platinum Auto Spa 42.00, Motion Industries Inc 517.64, Norberg-Ies LLC 3,091.84, SD Dept. of Revenue 1,017.60, Steven Lust Automotive \$38,712.00, Rodriguez, Zane 36.88, Dinger, Maxine 56.46, F&P Properties LLC 90.94, Hericks, Scott 43.42, Platinum Properties 44.35, Person, Gabrielle 51.40, J&S Rentals LLC 57.45, JENP LLC 42.69, Steven Lust Automotive 45.63, Shearer, James 39.66, Erdmann Properties 195.99, Paysen, Michael 50.00, Bain, Kevin 42.69, Dohn, Ken 45.23, Martin, Luz 12.89, Hemeyer, Kyle 40.55, Bain, Kevin, 55.82, Sauvage, Josh 37.51, Frost Development Inc 28.04.

Payroll for the period from July 16, 2023 through July 29, 2023 and city share of social security, old age & survivor's insurance, retirement, health and life insurance: EFTPS 179,768.54; SD Retirement 89,029.08; Governing Body 3,435.71; City Manager 8,568.86; City Attorney 7,617.39; Finance 14,963.03; HR 8,204.81; Building 1,933.76; Computer 5,680.44; Planning/Zoning 16,917.76; Engineering 17,021.82; Police 151,596.68; Fire 133,309.06; Housing/Building 6,736.80; Street 40,507.96; Traffic 9,660.83; Solid Waste 29,455.02, Nelson, Paul 19.20/hr., Sanchez Ortiz, Angel 18.73/hr.; Transportation/Ride Line 21,419.61; Library 31,109.23; Parks, Rec & Forestry 280,493.61, Howard, Lucas 15.00/hr., Schutter, Kaelyn 12.00/hr., Beyers, Tabitha 12.00/hr.; Airport 18,845.02; Pipe 36,499.98; Water Treatment 22,119.15; Meter 1,848.43; Water Reclamation 19,473.55; Pump 11,154.28. Roll call vote to approve, all present voting aye with Council Member Josh Rife abstaining to Gracie Rife payroll, motion carried.

CITY MANAGER'S REPORT

City Manager Joe Gaa stated chip sealing is occurring in the southwest side of town, a water notice was mailed to all Aberdeen residents, and recognized Gene Kopetsky of the IT Department who is leaving the City of Aberdeen to move out of state.

ADJOURNMENT

There being no further business, motion by Reinbold, second by Liebelt to adjourn the meeting. Voice vote to adjourn, all present voting aye, motion carried. The meeting adjourned at 6:01 P.M.

Prepared by Amanda Kamphuis for the Finance Office. /s/ Jordan McQuillen, Finance Officer