

CITY OF STARBUCK

MINUTES OF PUBLIC HEARING: ADOPTING ASSESSMENTS FOR THE 2020 COMPLETE STREETS PROJECT

Monday, August 12, 2024

Approved 9/09/2024

The City of Starbuck held a public hearing on Monday, August 12, 2024, at 6:40 pm at the Starbuck Community Center located at 307 E. 5th Street in Starbuck, MN. Present: Mayor Swenson; Councilmembers: Christensen, Baukol and Taffe are present. Gorder is absent. Quorum is present.

Mayor Swenson explained that this hearing was being held to discuss adopting the assessments for the 2020 complete streets project. Those residents scheduled to receive assessments were sent a notice of their assessment amounts and hearing time on June 21, 2024. Notice of the hearing was also published in the paper on June 24th and July 1, 2024. Larry Van Hout and Nick Koos, the city project engineers from Widseth, provided a PowerPoint presentation detailing the history of the project and how the assessments were calculated. Mr. Van Hout told those present that any appeals to the assessments were due in writing before the end of the hearing as detailed in the assessment letters resident had received from the city. Mr. Van Hout summarized the appeal letters that had been received and reviewed them one at a time with the council. Residents present were asked if they would like to address the council before a determination was made on their appeal. Additional comments would be taken after the appeal letters were addressed.

307 W. 7th St – Angie Hernandez told the council she was not happy to be assessed for an empty lot. They had purchased a lot, had the house in poor repair torn down, and do not intend to build anything and do not want water or sewer.

Motion by Taffe; second by Swenson to deny the appeal request. **Motion carried (4-0).**

401 Main St. – Depot Society – Blaine Pederson and Harvey Pederson told the council that the building had failed water lines, had flooded in the past, and the depot society had no intentions of ever hooking up the water again. Mr. Pederson stated that other than the water lines the building is in good repair. They said the Depot is a non-profit organization that brings many people to town with various events. They do not have a lot of money and must be very careful about how it is spent. The council stated that as a separate lot in the business district it could be sold at some time in the future and felt there should be access to water and sewer. Councilmember Christensen said he appreciates the Depot's situation and would be willing to help in fundraising efforts to help offset the cost.

Motion by Swenson; second by Christensen to deny the appeal request. **Motion carried (4-0).**

300 E. 7th St – Melanie Sievert – After reading Ms. Sieverts appeal letter, the council decided to deny the appeal but approve the deferral application that was also submitted to the city.

Motion by Christensen; second by Taffe to deny the appeal request but to approve the deferral request. **Motion carried (4-0).**

305 W 7th St – Mike Dinsmore – After reading Mr. Dinsmore’s appeal letter, the council decided to deny the appeal.

Motion by Christensen; second by Taffe to deny the appeal request. **Motion carried (4-0).**

202 E. 7th St. – Mike Dinsmore - After reading Mr. Dinsmore’s appeal letter, the council decided to deny the appeal.

Motion by Christensen; second by Taffe to deny the appeal request. **Motion carried (4-0).**

702 Bennett St. – Robin Stolz Perry – After reading Ms. Perry’s appeal letter, the council decided to deny the appeal.

Motion by Christensen; second by Taffe to deny the appeal request. **Motion carried (4-0).**

513 N. Main St. – Jake Sanders – Mr. Sander’s told the council that he owns two lots but that one is empty, and he doesn’t need water or sewer on that lot. He said that if he has to pay for two assessments then he will not have the money to continue to improve the building on his other lot. He felt there needed to be better communication from the city. Mayor Swenson felt that he had not followed through with promises he made to the city when he purchased the building.

Motion by Christensen; second by Taffe to deny the appeal request. **Motion carried (4-0).**

310 W. 7th St. – Charlene Tousignant – After reading Ms. Tousignant’s appeal letter, the council decided to deny the appeal.

Motion by Christensen; second by Taffe to deny the appeal request. **Motion carried (4-0).**

720 N. Main St. – Bruce Rieland – Mr. Rieland stated he was told by the council that his yard would be better than before once the road project was completed and that was not done. He said he has brought his complaints to the council before, and although MnDOT did go back to repair his yard, nothing was better. Mr. Reiland refused to leave the podium after his allotted time was up and law enforcement was called. No appeal was received.

200 W. 7th St. – Eric Nelson – Mr. Nelson had a question regarding if he was hooked up to the new water and sewer connections. Water/Sewer Superintendent Randy Peterson answered his questions, he is hooked up to the new connections, and there is no dispute.

402 E 7th St. – Jeff Kleven – Stated that the project added no value to his house, and he felt that the corrected charge, which added more to his assessment, should be credited back to him. The council took no action on this.

720 Main St. – Helen Hoverud – Ms. Hoverud did not fill out an appeal, but felt the assessment was high. Ms. Hoverud was told if she is 65 or over a deferral request was an option.

700 E 7th St – Garth Larsen – Mr. Larson felt MnDot just sprayed new seeding on his property over weeds. He felt they also loosened up dirt in the area of his garage and he was worried about its stability. He felt MnDOT had done a poor job.

608 E. 7th St. – Adam Gibson – Mr. Gibson said MnDOT did a poor job of Hydroseeding. There should have been erosion control blankets used on the hill and there were not. He also complained about the poor workmanship done by some of the crews during this project.

310 E. 7th St. – Curtis Brown – Mr. Brown stated that he had just moved in, and he knew nothing about this assessment. Mr. Brown was informed that the assessment was paid by the prior owner.

510 N. Main St – Dan Jahn – Mr. Jahn asked when missing street signs, not put back after the project, would be replaced. He also said that the curb in front of his store had not been repainted yellow. Mr. Van Hout from Widseth made note of this to ask MnDot. Mr. Jahn also asked if the amenities discussed at the community work sessions, held before the project started, would happen. Councilmember Taffe said some of those amenities are in place, but the city wanted to see what money was left at the end of the project before more was done.

With no further comments, the Public Hearing was closed at 8:10pm.

Mayor Swenson called for a three-minute recess.

Submitted by,
Joan Kerkvliet
City Clerk/Treasurer