



**CITY OF RIVER FALLS, WISCONSIN
COMMON COUNCIL PROCEEDINGS**

June 28, 2022

Mayor Dan Toland called the meeting to order at 6:30 p.m.

City Council Members Present: Todd Bjerstedt, Nick Carow (virtual), Sean Downing, Scott Morrissette, Diane Odeen

Members Absent: Jeff Bjork, Alyssa Mueller

Others Present: others

Staff Present: City Administrator Scot Simpson; Assistant City Administrator Jason Stroud; City Attorney Chris Gierhart; IT Specialist Jon Smits; Community Development Director Amy Peterson; Utility Director Kevin Westhuis; City Engineer Todd Nickleski; Finance Director Josh Solinger; Economic Development Manager Keri Schreiner; Sergeant Kevin Moore; Assistant to the City Administrator Jennifer Smith; Water/Wastewater Superintendent Dean Seemuth

The Pledge of Allegiance was said.

APPROVAL OF MINUTES:

Approval of Minutes – June 14, 2022, Minutes

MSC Downing/Bjerstedt move to approve minutes. Unanimous.

APPROVAL OF BILLS:

Bills: \$675,036.70

MSC Bjerstedt/Morrissette move to approve bills subject to the Comptroller. Unanimous.

PUBLIC COMMENT, PETITIONS, REQUESTS AND COMMUNICATIONS:

There were no public comments.

2021 Compliance Maintenance Annual Report Presentation

Water/Wastewater Superintendent Dean Seemuth provided a presentation. The City scored a 4.0 grade on the report which is an 'A' in every category. Seemuth said the scores were directly related to the aeration system that was installed two years ago. He talked about the BOD loading and numbers being up which is a positive.

Aldersperson Downing thanked Seemuth, city staff, and the Mayor and Council for commitment to clean water and showing appreciation for judicious spending resulting in the 'A' rating. This commitment is wise because of our health and spending. He talked about other cities spending a lot of money cleaning up contamination when they have problems. He thanked everyone for the commitment.

Aldersperson Morrissette asked about phosphorus and the state wanting the city to decrease it. Seemuth said the phosphorus level is .1 which is low. We are consistently under that. He spoke about averages and the maximum level of 1.0. Morrissette talked about the Kinni having problems with phosphorus levels due to run off upstream and not due to the City.

Downing asked Seemuth to explain how a new biosolids facility would help to keep the city's water clean. Seemuth explained the City takes in centrate which is a byproduct of the sludge. It is currently processed in

Ellsworth along with other communities' sludge. He said with our own facility, it would be our own product and that's the big advantage.

PUBLIC HEARING:

Ordinance 2022-04 – Amending the Parking Control Map – No Parking on W. Locust – Second Reading and Disposition

At 6:40 p.m., the Mayor moved into a public hearing and asked for comments. With no comments, the Mayor moved back into Open Session. There were no questions from Council. MSC Morrissette/Downing move to approve the ordinance. Unanimous.

CONSENT AGENDA:

Acknowledgement of the following minutes: Library Board – 5/2/22; Historic Preservation Commission – 5/11/22; River Falls Housing Authority – 5/11/22; BID Board – 4/7/22; Park and Recreation Advisory Board – 4/20/22; 5/18/22; Utility Advisory Board – 5/16/22; West Central Wisconsin Biosolids Facility – 5/19/22

Resolution No. 6679 - Approving 2021 Compliance Maintenance Annual Report (CMAR)

Resolution No. 6680 - for the Acceptance of Public Improvements for Milltown Residences

Resolution No. 6681 - Referring the Annexation Petition to the Plan Commission for the Wells and Meyer Property

MSC Odeen/Bjerstedt move to approve Consent Agenda. Unanimous.

ORDINANCES AND RESOLUTIONS:

Economic Development Manager Keri Schreiner provided a presentation on Mann Valley. She talked about the history of Mann Valley beginning in 2011 with a purchase of 85 acres and a subsequent purchase in 2013 of 243 adjoining acres. In 2016, approximately 291 acres was annexed into the City and tax increment district 12 was created. Winfield United built a research facility on five acres in Mann Valley. In 2018, consultants were hired to create a preferred concept plan. In 2022, the concept plan was updated. Schreiner highlighted the updates. She also talked about the final design contract with SEH. Schreiner talked about funding for the contract. Upon completion of the presentation, the Mayor asked for a motion.

Resolution No. 6682 - Approving the Updated Mann Valley Concept Plan

MS Morrissette/Odeen move to approve the resolution. The Mayor asked for questions. Alderperson Bjerstedt asked about the changes in lot sizes. Is it market driven or was it just not a good design before? Schreiner said part was due to a change in the stormwater design resulting in maximizing some of the industrial and also the change to mixed use.

Downing asked about the timeline being aggressive and if there would be some hang ups for project completion. City Engineer Nickleski said the current construction climate is challenging. He talked about the large watermain needed to connect to Mann Valley requiring long lead times (6-9 months). The intent was to push design through quickly, put this project out to bid, and get it out under contract. He is hoping to get the pipe in the ground in 2023/24.

Morrissette asked about if the plan is modified and the ability to still use the pipe. Nickleski said the concept plan was designed to allow maximum flexibility of the lots. He spoke further talking about the 2018 plan limitations and working with future developers to best utilize the roadway and utility networks.

With no other comments, the Mayor asked for a vote. It passed unanimously.

Resolution No. 6683 - Authorizing Mann Valley Corporate Park Final Design Contract with SEH Inc.

MSC Downing/Odeen move to approve the resolution. Unanimous.

REPORTS:

Comptroller's Report for May 2022

Comptroller Odeen read the following: General Fund revenues through the end of May were \$5,106,150 or 44 percent of total budgeted revenues for the year. Revenues in May include \$223,855 for a Rural Fire Association payment, \$24,729 in building permit fees, and \$18,760 in liquor and malt beverage license fees. Year to date expenditures through the end of May were \$4,275,316 or 42 percent of total budget expenditures for the year. As of May 31, 2022, revenues in excess of expenditures were \$830,834.

ANNOUNCEMENTS:

Mayor Toland read a proclamation recognizing Father Jerry Harris for exemplary service and contributions to the community.

Mayor's Appointments:

Extraterritorial Zoning Committee

Appointment of Chris Holtkamp to replace Craig Hinzman

Appointment of Patricia LaRue to serve as first alternate

Appointment of Rebecca Prendergast to serve as second alternate

Park and Recreation Advisory Board

Reappointment of Melissa Pedrini through May 2025

Business Improvement District Board

Appointment of Vince Seidling to fill vacancy through December 2023

MSC Morrissette/Odeen move to approve the Mayor's Appointments. Unanimous.

MSC Bjerstedt/Morrissette move to adjourn at 6:56 p.m. Unanimous.

Respectfully submitted,

Kristi McKahan, Deputy Clerk