



Horace Special City Council Meeting Minutes

The Horace Special City Council meeting took place on May 6, 2021 @ 6:00 pm at Horace City Hall. Those present were Mayor Kory Peterson, Councilmember Jeffrey Trudeau, Councilmember Naomi Burkland, and Councilmember Sarah Veit attended by video call. Councilmember Chelsey Johnson was absent. Others present included: Brenton Holper, Jim Dahlman and Lukas Croaker.

Mayor Peterson called the meeting to order at 6:01 pm
Mayor Peterson declared a quorum and forwent the pledge of allegiance.

Agenda Item #3: Approve Regular Agenda

Motion: Approve the Regular Agenda.

1st Motion: Councilmember Trudeau

2nd Motion: Councilmember Burkland

Action taken: All in favor, none opposed. Motion carried.

Agenda Item #4: Horace Elementary Parent Teacher Organization (PTO) First Annual Walk-a-Thon | Brenton Holper, City Administrator

Mr. Holper explained that the Horace Elementary Parent Teacher Organization (PTO) requested a street closure for the school's frontage road on May 14, 2021 for their first annual walk-a-thon. The City will arrange the street barricades to make sure that traffic can get through to residences and the daycare.

Motion: Approve the Street Closure Request for the First Annual Walk-a-Thon Hosted by the Horace Elementary Parent Teacher Organization.

1st Motion: Councilmember Burkland

2nd Motion: Councilmember Trudeau

Action taken: All in favor, none opposed. Motion carried.

Agenda Item #5: WSSSt. ID No. 2021-3 (Lakeview Addition) | Lukas Croaker, City Attorney & Jim Dahlman, City Engineer

Mr. Holper summarized that the developer requested a 2-year special assessment deferment for the WSSSt. ID No. 2021-3 (Lakeview Addition). He explained how deferments work and that it confused residents in the past in other Horace developments. The Council discussed the deferment request. Mayor Peterson said that he would like developers to provide the special assessment deferment requests presented sooner so that the Council has time to discuss each request properly. Mr. Dwyer explained how a deferment would help incoming business. Mr. Holper added that there are other ways to help businesses which include tax exemptions, and infrastructure assistance, or revitalizations programs provided by the State. Mr. Holper suggested that deferment requests should be brought to Council while the assessment district is created. For Lakeview Addition the requests should be sent to Mr. Croaker before the next City Council meeting on May 17, 2021.

Motion: Deny the 2-Year Special Assessment Deferment Request for the WSSSt. ID No. 2021-3 (Lakeview Addition).

1st Motion: Councilmember Trudeau

2nd Motion: Councilmember Burkland

Action taken: All in favor, none opposed. Motion carried.



Mr. Croaker explained that the developer had additional requests that he would like to have included in the Lakeview Addition ID Agreement. Mr. Dwyer explained that he would like to split the agreement into two agreements. One for the diocese because they own 22 acres of the property. Mr. Croaker responded that he would prefer one agreement and two letters of credit. Mr. Dwyer added that the diocese does not want to be responsible for the developer and vice versa. Mr. Croaker explained that he would add a section to the ID agreement which would include two separate letters of credit from each party.

Mr. Dwyer would like the agreement to reflect that the property is in the Horace Water Service area and that the design engineering was an eligible item. Mr. Croaker agreed to make the changes to the ID agreement. Mr. Croaker concluded that the developer and the diocese would each need to provide a 75% letter of credit.

Motion: Approve the WSSSt. ID No. 2021-3 (Lakeview Addition) ID Agreement with the Revision of the Letter of Credit Section.

1st Motion: Councilmember Burkland

2nd Motion: Councilmember Trudeau

Action taken: All in favor, none opposed. Motion carried.

Mr. Dahlman explained that the developer provided the plans and specifications. Staff reviewed and worked with the developer on the necessary changes. Staff then approved the plans.

Motion: Approve the WSSSt. ID No. 2021-3 (Lakeview Addition) Plans and Specifications.

1st Motion: Councilmember Trudeau

2nd Motion: Councilmember Veit

Action taken: All in favor, none opposed. Motion carried.

Mr. Dahlman explained that the next step would be authorizing the auditor to advertise for bids.

Motion: Authorize the Auditor to Advertise for Bids for the WSSSt. ID No. 2021-3 (Lakeview Addition).

1st Motion: Councilmember Trudeau

2nd Motion: Councilmember Burkland

Action taken: All in favor, none opposed. Motion carried.

Agenda Item #6: Adjourn

Motion: Approve Meeting Adjourn at 6:55 pm.

1st Motion: Councilmember Trudeau

2nd Motion: Councilmember Burkland

Action taken: All in favor, none opposed. Motion carried.

Next Regular Meeting is **May 17, 2021** at 6:00 pm