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CITY OF GILBERT
MINUTES OF SPECIAL CITY COUNCIL MEETING
TUESDAY, JULY 17, 2018
COUNCIL CHAMBERS

Mayor Milos called the Special City Council Budget Meeting to order at 4:59 p.m.

Present: Mayor Milos, Councilors Pontinen, Robich, Pulles and Ouke.

Absent: N/A.

Staff Present: Attorney Lindsay, Economic Development Administrator Paulsen, City Engineer Jannick and Administrative Assistant/Utility Billing Clerk Bennett.

Consideration of discipline for an employee who is subject to the Council's authority; Debra Sakrison:

Debra Sakrison Ok'd allowing the meeting to remain open meeting.

Attorney Lindsay confirmed Sakrison's understanding for the record that the meeting could contain potential discipline and information discussed may be of non-public character. Sakrison confirmed that she understood and is ok with it.

Mayor Milos for the record this is a public open meeting.

Attorney Lindsay thanked the Mayor and Council. Appreciated their respect for the process and maintaining confidentiality throughout the process. This meeting is open to discuss what the Council has learned through the investigative process and the report by Ms. Hastings and the Loudermill Hearing and additional emails brought forward. The meeting is to determine discipline if any and close these hearings.

Discussion.

Councilor Robich, attended the Loudermill Hearing, Ms. Sakrison denied allegations regardless of whether the investigator substantiated it in the report or not. No new information was brought forward.

Councilor Pulles, Sakrison did not take accountability or responsibility for anything that went on.

Councilor Robich, hoped to see accountability or what could change moving forward. Documents falsified. Confidential information given out. Need to take action.

Attorney Lindsay, Loudermill Hearing clarification, of item 2A, from the investigation report from Ms. Hastings, related to reconciliation of the books as being behind. Sakrison confirmed the books were behind due to her being alone in the office for a period of time.

Mayor Milos, copies of emails. Sakrison's email was carbon copied. Emails requesting to change and recreate records to be refiled. Emails forwarded sharing attorney client privilege information to an ex-employee. Going back to June 2017, continued to leak information.

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Councilor Ouke, went through all of the information, there were things going on that shouldn't have gone on. Going off of the facts from Ms. Hasting's report. What I saw was disappointing and shouldn't have happened.

Mayor Milos, job to protect the City. Not about job performance, it's what was done in additional to job performance.

Attorney Lindsay, rehashed potential options, based on the report findings of Ms. Hastings. Options of no action, unpaid suspension, oral or written discipline, or termination of employment. Up to Council determination. Up until this report, the employment file was fairly clear of disciplinary actions. Consider accountability and willingness to work with the City. Consider and discuss.

Motion by Robich, second by Pontinen to terminate Debra Sakrison. MCU

Official last day of employment is Tuesday July 17, 2018.

Prepare a resolution for the next City Council Meeting and her personnel file.

Sakrison questioned if she could collect her personal belongings. Mayor Milos stated she could make an appointment with Attorney Lindsay.

MN TH 37 Update:

Discussion.

Jamnick, handed out the same memo that was in the agenda packet from the last City Council Meeting. Passed out maps for reference.

Councilor Robich, project broken into three sections, most critical work, secondary and less critical. Need to specify everything, able to scale back if needed, to get MN Dot permitting. Mayor Milos, project is halted quickly without permitting.

Jamnick, initially scoped project from upper alley to lower alley. Part 1 and Part 2 are within MN Dot right of way.

Mayor Milos questioned funding.

Jamnick, different programs to go after. Transportation Enhancement Programs. IRRRB.

Jamnick, on the project priority list. Eligible for funding. CDBG transportation enhancement. Start talking to a funding agency. Have until 2020 for construction, have time to look at different funding options.

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Councilor Ouke, is the City obligated to do the full project, everything that was originally put in for? Can anything be taken off if needed?

Jamnick, some funding requires a match like the IRRRB. We can use the MN Dot project as leverage.

Councilor Robich, that wouldn't affect the grant, what if we can't do everything we set out to do?

Jamnick, would have to reevaluate. Based on eligibility and affordability.

Councilor Robich, recommendation to approve entire plan to see what type of funding we can get verses approving part of the plan.

Jamnick, Federal agencies like to see the big picture. Work needs to be done. Priority areas. Option to keep project together or split. Discussed different funding approaches.

Mayor Milos, time sensitive, needs to get to MN Dot.

Discussion. Councilor Pontinen, most grants require matching funds. Jamnick, depends on the grant and how it's leveraged. Mayor Milos, not all grants have matches. Jamnick, not all grants require a 50/50 match. Grant cycle coming up. Mapped the City. The City as a whole is eligible for CDBG. A match does help the application. Focus on residential, low to moderate income. Councilor Robich and Councilor Pontinen, parts qualify. Councilor Pontinen questioned how does the City get 50% paid for?

Discussion. Assessments, taxes and fees. Discussed pros and cons of assessments, taxes and fees. Mayor Milos would like to explore alternatives to assessing. The state doesn't consider Gilbert's utilities at a high cost but the Mayor does. Trying to avoid having to pay higher utility costs.

Councilor Ouke, the Wastewater Treatment Plant project is already going to raise utility payments. Approximately a \$20.00 increase to utility bills. Mayor Milos, decisions were made based off of an award letter, Attorney Lindsay is looking into this further. Award letter was for 4 million dollars.

Jamnick, taxes, assessments or user fees are how projects are funded. Special assessments or partial assessments. City of Gilbert used to have an Assessment Policy. Combination of different ways.

Councilor Robich, certain funding doesn't allow assessments Jamnick, correct, CDBG.

Mayor Milos, try not to assess and figure something else out.

Councilor Pontinen, believes taxing is the worst way. Higher assessed homes have to pay more. Fees are the fairest way.

Councilor Ouke, keep taxes low, will attract more people to the area.

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Mayor Milos, thought we were paying high utility costs and we are not.

Councilor Robich, funding source, is a decision needed tonight to determine the scope of the project?

Discussion. Taxes, fees and assessments.

Mayor Milos, projects need to be done. Option to get a loan and move forward with the project in its entirety. Apply for grants as able. Move forward with either tax, user fee or assessment.

Councilor Robich, subject to change. Ok to move forward with full project.

Discussion.

Councilor Pontinen, sewer project. How do you fund the blacktop that's taken out? Separate fee for blacktop resurfacing?

Discussion. Assessments. Councilor Ouke, lowered property taxes, doesn't want to look at raising taxes. The next Council may raise taxes.

Councilor Robich, phase 2, year one, determine where to make cuts. Year two, how to become more efficient. Cost less to operate. Can't continue to cut. Paulsen can assist. How to save the City money long term. Extra funding, pay for improvements.

Councilor Ouke questioned if they can start assessing fees now. Mayor Milos, can't assess ahead of time. Can't assess until the City has the loan. Councilor Pontinen, questioned how far in advance you can charge a fee. What if the project changes? Discussion.

Jamnack, the Fee Schedule needs to be reviewed. Short term capital improvement cost. Debt from all of the different projects.

Councilor Robich, pros and cons of funding.

Jamnack, Federal agencies have longer borrowing terms, borrow for up to 40 years. Makes the payments less but its more interest over time. Lots of leverage. Some agencies require a grant. Define a project and then go after the funding. This project doesn't include electrical.

Discussion. Projects overlap. Waited too long to fix issues.

Discussion. Fees verses assessing and loans. Mayor Milos, looking into loans.

Motion by Robich, second by Pulles to move forward with the full TH 37 project update as outlined.
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Councilor Ouke, Paulsen can oversee when we can start charging fees. Paulsen will work on assessing fees. Discussion regarding what fees can be used for.

Jamnick will communicate with MN Dot.

Discussion regarding what miscellaneous can be used for during a Special City Council Meeting verses a Regular City Council Meeting. Only able to discuss what is on the agenda at a Special City Council Meeting. Everyone will send their schedules to Paulsen and a Special City Council Meeting will be set.

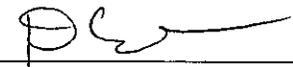
Motion to Robich, second by Pulles to adjourn the meeting at 6:08 p.m.

Public input by Rocco Leoni. Leoni advocated for previous City Clerk/Treasurer Sakrison.

ATTEST:



James Paulsen, Interim City Clerk



D. Elizabeth Milos, Mayor