



**MINUTES OF THE PROCEEDINGS OF THE STACY CITY COUNCIL, AND PLANNING COMMISSION OF THE CITY OF STACY IN THE COUNTY OF CHISAGO AND THE STATE OF MINNESOTA PURSUANT TO DUE CALL AND NOTICE THEREOF**

**SPECIAL JOINT MEETING  
APRIL 30, 2019, 7:00p.m.  
30955 FOREST BOULEVARD STACY MN**

**Call to Order**

Mayor Utecht called the Special Meeting of the City Council to order.

**Roll Call**

Chair Mark Ness called the Special Meeting of the Planning Commission to order.

**Present City Council:** Mark Ness, Chuck Lucia, Mark Utecht, and Tony Olivolo

**Absent City Council:** None

**Present Planning Commission:** Jim Ness, Tony Olivolo, and Mark Ness.

**Absent Planning Commission:** Michelle Boeck

**Others Present:** Dallas Nestvold, Stefanie Blommer, Dennis Thieling, Dan Boyum, Chris Kuczynski, and Nancy Hoffman

**Fox Valley Metrology**

**Building Design and Materials**

Motion by J. Ness we recommend that the council approve the building design and materials as presented. Second by T. Olivolo. Members J. Ness, T. Olivolo, and M. Ness voted yes. Chair M. Ness declared the motion carried.



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**Site Plan**

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Motion by J. Ness to recommend that the council adopt Resolution Number 2019-4-4, "A Resolution Approving the Request by Fox Valley Metrology for Site Plan Review for Modifications to the Existing Light Industrial Building, a Building Addition to their Existing Property, and Associated Site Improvements on the Existing Property Located at 30447 Stacy Ponds Drive and the Adjacent Lot 3, Block 1 of the Stacy Ponds Business Park 1<sup>st</sup> Addition;" as amended. Second by T. Olivolo. J. Ness, T. Olivolo, and M. Ness voted yes. Chair M. Ness declared the motion carried.

Motion by M. Utecht to accept the site plan as discussed and recommended by the Planning Commission. Second by T. Olivolo. M. Utecht, T. Olivolo, C. Lucia, and M. Ness voted yes. Mayor M. Utecht declared the motion carried.

Motion by M. Ness to approve Resolution Number 2019-4-4, "A Resolution Approving the Request by Fox Valley Metrology for Site Plan Review for Modifications to the Existing Light Industrial Building, a Building Addition to their Existing Property, and Associated Site Improvements on the Existing Property Located at 30447 Stacy Ponds Drive and the Adjacent Lot 3, Block 1 of the Stacy Ponds Business Park 1<sup>st</sup> Addition;" as amended. Second by M. Utecht. M. Ness, C. Lucia, T. Olivolo and M. Utecht voted yes. Mayor M. Utecht declared the motion carried.

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**Subdivision Escrow Fee**

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Motion by M. Ness to waive the \$15,000 escrow fee for Fox Valley Metrology. Second by M. Utecht. M. Ness, M. Utecht, C. Lucia, and T. Olivolo voted yes. Mayor M. Utecht declared the motion carried.

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**Job Creation Fund Program**

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Motion by T. Olivolo to approve Resolution Number 2019-4-3, "Resolution in Support of a Business Applying to the Job Creation Fund Program." Second by M. Ness. T. Olivolo, M. Ness, C. Lucia, and M. Utecht voted yes. Mayor M. Utecht declared the motion carried.

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**Planning Commission  
Adjourned**

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Motion by J. Ness to adjourn the Planning Commission meeting. Second by T. Olivolo. Members J. Ness, T. Olivolo, and M. Ness voted yes. Chair M. Ness declared the Planning Commission adjourned.

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**Revived Iron**

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**Lot Purchase Price**

Mr. Nestvold and Stefanie Blommer are interested in Block 2, Lots 1 and 2 in the Stacy Ponds Business Park.

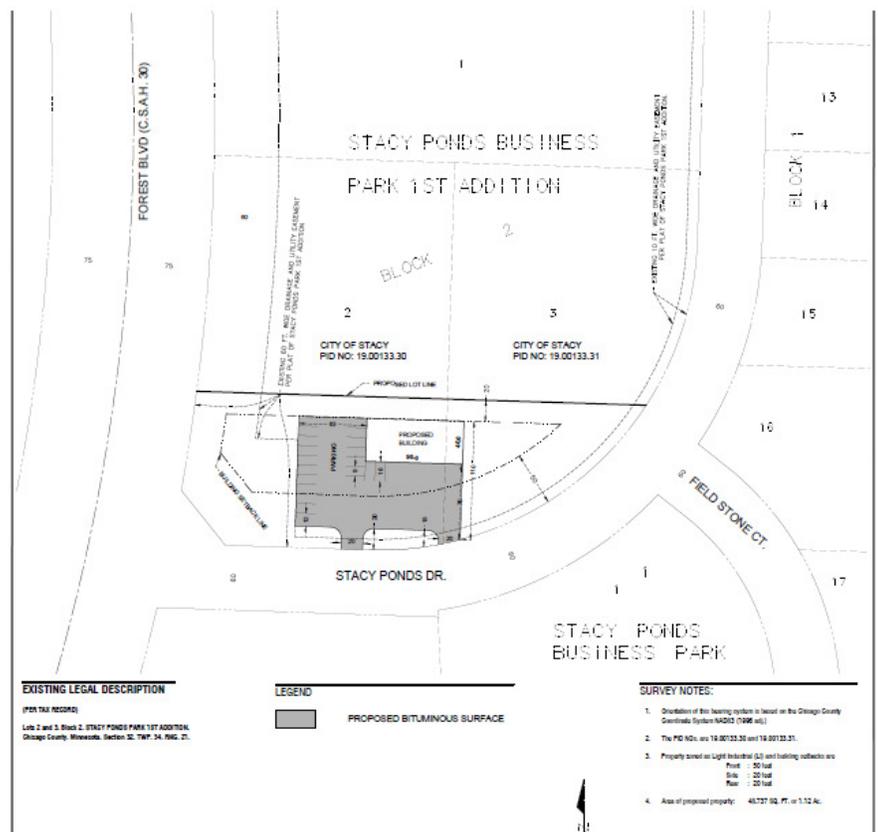
Mr. Nestvold calculated the rough square footage they would be purchasing at 38,737. They would like to pay \$1.15 per square foot based on their research.

The council reviewed the memo prepared by our financial advisor; the cost per square foot to match the outstanding debt service on the bonds (\$1,196,264) is \$1.34 per square foot.

The council discussed at length their counter proposal for the lot purchase; they came up with \$1.20 per square foot. This was agreeable by Mr. Nestvold.

The portion of the property that is the City's lift station and business park sign is an easement to the property. The easement will remain in place, however; it will not be included in the lot price (roughly 10,000 sq. feet). Mr. Nestvold agreed to maintain the easement.

Motion by M. Utecht to sell the property at \$1.20 per square foot for the roughly 38,737 square feet for the lot as conceptually presented. Second by C. Lucia. M. Utecht, C. Lucia, T. Olivolo, and M. Ness voted yes. Mayor M. Utecht declared the motion carried.



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**Building Design**

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The design of the building they are proposing may require a text amendment; the Planning Commission will review at their next meeting.

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**ARMER Agreement**

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**Interim User Agreement**

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The council discussed the Interim User Agreement; member M. Ness has an issue with item 2.8:

2.8 Radio De-certification and Disposition of Obsolete ARMER Radios

The SRB, MESB, and/or COUNTY may decertify radios, batteries, other operating equipment, and/or radio operating software version which become obsolete for reasons including, but not limited to: having become unsafe to use, impair System performance, are no longer supported by the System Equipment Manufacturer, are no longer supported by the COUNTY, exhibits substantial defects, exhibit performance deficiencies, impair implementation of System upgrades, having become unreliable, having become economically unfeasible to maintain. Decertified radios or radios operating with decertified equipment and/or software versions will not be allowed to access or use the System. USER agrees to fully comply with and follow such COUNTY determinations regarding obsolete radios, batteries, other operating equipment and/or related software.

This puts us right back where we are now. He does not support the Interim Agreement for that reason.

Motion by M. Utecht to sign the “Communications System Interim User Agreement;” as presented. Second by C. Lucia. M. Utecht, C. Lucia, and T. Olivolo voted yes. Member M. Ness voted no. Mayor M. Utecht declared the motion carried 3-1.

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**Agreement for Sale of Goods**

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Motion by M. Utecht to approve the “Agreement for Sale of Goods;” as presented. Second by M. Ness. M. Utecht, M. Ness, C. Lucia, and T. Olivolo voted yes. Mayor M. Utecht declared the motion carried.

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**Adjourn at 8:48p.m.**

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Motion by M. Ness to adjourn. Second by C. Lucia. Members M. Ness, C. Lucia, M. Utecht, and T. Olivolo voted yes. Mayor M. Utecht declared the motion carried.

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Sharon MT Payne