

**POLSON CITY COMMISSION MEETING MINUTES
CITY HALL – CITY COMMISSION CHAMBERS
WEDNESDAY, SEPTEMBER 9, 2009, 6:30 P.M.**

ATTENDANCE: City Commissioners Bruce Agrella, Jim Sohm, Jules Clavadetscher, Mike Lies and Elsa Duford present. Mayor Lou Marchello presiding. City Manager Todd Crossett present. Commissioner Fred Funke and City Attorney James Raymond absent. Others present for public hearing: Bill Wilkins, Ken Siler, Margie Hendricks, Dennis LaBonty, John Heffey, and Lee Manicke.

CALL TO ORDER: Mayor Marchello called the public hearing to order.

PUBLIC HEARING ON RESOLUTION #997 – ANNEX WHOLLY SURROUNDED PROPERTY IN HILLCREST NE COMPLEX: Mayor Marchello called for any proponents for resolution #997. There were none. Mayor Marchello called for opponents to resolution #997. Margie Hendricks stated that she was against the annexation. She expressed concern that there was not adequate fire protection for the area, and worried that old, leaky infrastructure in the downtown area would limit the available water to Hillcrest. She felt there was not enough transparency from the Water and Sewer Superintendent and questioned the amount of water loss in the system. Commissioner Duford asked if there was adequate water supply to the Hillcrest homes. Mayor Marchello replied that there was water available, and most of those homes to be annexed were already hooked up to City water. He noted there was also a new booster station. There were no further opponents.

The public hearing adjourned at 6:47 p.m.

CITY COMMISSION MEETING 7:00 P.M.

APPROVAL OF PROPOSED AGENDA: Commissioner Agrella moved to approve the agenda as presented, seconded by Commissioner Sohm. The motion carried unanimously.

CONSENT AGENDA

- A. CITY COMMISSION WORKSHOP MINUTES AUGUST 10, 2009**
- B. CITY COMMISSION MEETING MINUTES AUGUST 17, 2009**
- C. AUGUST 15-31 CLAIMS**
- D. REQUEST TO LOWER FLAGS TO HALF STAFF SEPTEMBER 16, 2009**

Commissioner Sohm moved to approve the consent agenda, items A-D, with corrections to the minutes. Commissioner Agrella seconded the motion. Commissioner Duford expressed a desire for a better way to inform people of cancelled meetings, noting that several people had shown up to the cancelled workshop on August 26. City Manager Crossett agreed, and added they were brainstorming for a better method. Murat Kalinyaprak commented that he wished the workshop on August 26 had been held. He felt he and other members of the public had information that would have been valuable to the Commission. **The motion carried unanimously.**

RESOLUTION #997 – ANNEX WHOLLY SURROUNDED PROPERTY IN HILLCREST NE COMPLEX: Commissioner Clavadetscher moved to approve resolution #997, seconded by Commissioner Agrella. Commissioner Duford asked what the timeframe for those annexed to hook up to City services would be. Mayor Marchello replied that it would be on an individual basis, and any

negotiations with City Manager for hook ups would be brought back before the Commission for final approval. **The motion carried unanimously.**

FEDERAL EQUIPMENT GRANT APPLIED FOR BY ASSISTANT POLICE CHIEF STEVENS – NO MATCH NEEDED: Police Chief Doug Chase explained that Assistant Chief Stevens had applied for this grant from the US Department of Justice BJAFY 09 recovery act, and they will received \$23,954 towards equipment purchases. They would be purchasing rifles, handguns, cameras and more.

SEWER RATE CHANGE: Mayor Marchello noted that there would be a public hearing and resolution at a later City Commission meeting. Water & Sewer Superintendent Tony Porrazzo explained that they were planning to increase the sewer rates, per Carl Brown's recommendation. It would make the rates fairer, and would eliminate giveaways. He added that they were not planning to change the water rates at this time. Commissioner Duford asked if the sewer rates would be based on winter usage. Superintendent Porrazzo replied that they would continue to be based on winter usage. **Commissioner Clavadetscher moved to schedule the public hearing for the sewer rate change for the October 19 City Commission meeting. Commissioner Sohm seconded the motion. The motion carried unanimously.**

REQUEST 2-YEAR EXTENSION ON 49 LOT MAJOR SUBDIVISION – SOUTHERN SLOPE – BILL WILKINS: Commissioner Lies moved to grant the 2 year extension on the 49 lot major subdivision, seconded by Commissioner Agrella. **The motion carried unanimously.**

RECOMMENDATION FOR DRILLING WELLS IN THE CITY OF POLSON FOR FUTURE NEEDS: Superintendent Porrazzo introduced Roger Noble, who had been working as the City's hydrologist for 12 years. Roger Noble presented a power point presentation detailing the description of the wells, their capacity, and their quality. He also showed the changes in billed versus used water since 2007. He recommended the next effort to drill a well take place between the locations of wells 2 & 3 and wells 4 & 5. They would begin by drilling several test wells in that area. Superintendent Porrazzo credited the increase in billed usage to meter tech Crystal Lawrence with changing out non-working and orphaned meters and water clerk Beth Smith for cleaning up the utility billing system. He pointed out that a surface water treatment plant with micro filtration would cost 6-10 million, but would supply a much vaster area. They were looking at the same technology for wastewater treatment.

WAIVER OF IMPACT FEES IN RETURN FOR DEDICATION OF REAL PROPERTY TO THE CITY: City Manager Crossett explained that it was a 1.9-acre corner of the property next to the cemetery. There was a sewer line installed by Carl Seifert across the property without an easement. Taking in the property would eliminate that problem. The piece would also be valuable for the cart path across it to be reopened. The value of the impact fees they would be waiving totaled \$5,699.05. The impact fee review board had recommended approval. If the value of the property were less than the value of the impact fees, they would use the property value as impact fee credit. **Commissioner Clavadetscher moved to approve the waiver of impact fees in return for the dedication of real property to the City, contingent on the value of the property being higher than the impact fees. Commissioner Sohm seconded the motion.** Commissioner Lies expressed that the property was on a slope and was not buildable. He pointed out that the plans for the subdivision included an emergency exit across that property. Commissioner Agrella concurred that the property had been set-aside for that purpose. **Commissioner Clavadetscher amended his motion to table the item, so the property issues could be researched. Commissioner Sohm seconded the amendment. The motion carried**

unanimously to table the waiver of impact fees in return for dedication of real property to the City.

CITY MANAGER COMMENTS: City Manager Crossett informed the Commission that he had a good meeting with Tribal representatives, and they seemed to be receptive to the resort tax. They identified no major obstacles, but appeared to see mutual benefit, and he felt that it was important to have a partnership with the Tribe. The Tribal representatives would be taking the issue to the Tribal Council. He suggested they form an advisory committee for the resort tax, with at the Tribe having at least one seat. He pointed out that there were misconceptions on whether Tribal members pay property tax, which they do for fee properties. Therefore they would see relief in their property taxes as well.

He had good communication with the golf restaurant vendors, Papa Don's, and they had expressed concern about purchasing the all beverage license. They did not think the purchase was tenable for them. They would like to continue in the location, with either their own or a municipal beer and wine license. The City would not be able to operate under a new license until the all beverage was sold. He advised that City Attorney Raymond and himself would need to meet with the Department of Revenue to go over their options.

He explained that the City had been working on the Tiger grant for trail extensions. The Tribe had unanimously voted in support of the proposal. Senators Tester and Baucus had sent letters of support as well. He noted that part of the grant would be used to repair Skyline with a retaining wall system to make it safer with a separate walk path.

He pointed out that the City was researching wastewater treatment methods as part of a grant and are looking seriously at a membrane system. They are evaluating building requirements and believe the Tamsco building may be a good fit.

PUBLIC COMMENT ON MATTERS OF SIGNIFICANT INTEREST TO THE PUBLIC NOT ON THE AGENDA: Superintendent Porrizzo noted that he had gone over plans with the city engineer to replace the Main Street water main with a 12" pipe. Bill Wilkins thanked the Commission for granting his subdivision's extension. Murat Kalinyaprak commented that they were rushing the resort tax. He did not believe that Polson's primary economy was based on tourism. He commented that there were no proponents to the resort tax, but they passed in anyway. Commissioner Duford informed that many people had protested using their social security numbers for the irrigation project, and private residents would no longer have to. They would only be using their irrigation district's tax ID number.

The meeting adjourned at 8:55 p.m.

Mayor Lou Marchello

Attest: Assistant City Clerk Kala Parker