

REGULAR MEETING OF THE CALEDONIA CITY COUNCIL  
COUNCIL CHAMBERS, CITY HALL  
CALEDONIA, MINNESOTA  
March 13, 2023

CALL TO ORDER: Following due call and notice thereof, Mayor DeWayne “Tank” Schroeder called the meeting to order at 6:00 p.m. in the City Hall Council Chambers.

PLEDGE OF ALLEGIANCE: Mayor Schroeder led the Council, City staff, and visitors in stating the Pledge of Allegiance.

ROLL CALL: Council members present: Mayor Schroeder, Member Ryan Stenzel, Member Amanda Ninneman, Member David Fitzpatrick, and Member Bob Klug. City staff present: Jake Dickson, City Clerk/Administrator, Casey Klug, Public Works/Zoning Director, Jim Stemper, Police Sergeant. Visitor(s) present: Charlene Selbee, *Fillmore County Journal*, Rachel Stock, *Caledonia Argus*, Darrin Rose, Robbie Sobczak, Paige Carmack, Noah Stiegler, Kari Neumann, Polly Heberlein, Marion Gavin, Jean Kinneberg

APPROVAL OF MINUTES: Member Fitzpatrick moved to approve the February 27, 2023 Regular City Council Meeting Minutes. Seconded by Member Ninneman, motion passed 5-0, motion carried.

CONSENT AGENDA: Member Ninneman moved to approve the consent agenda. Member Fitzpatrick seconded the motion. Five members present voted in favor of the motion and the motion passed. The consent agenda comprised the following items:

- a. Approve Payments and Disbursements
- b. Approve Pay Request #13 in the Amount of \$318,467.71 for Work Performed on the Wastewater Treatment Plant
- c. Approve Pay Request #14 in the Amount of \$34,447.96 for Work Performed on the Wastewater Treatment Plant
- d. Approve Hire of Summer Baseball Manager
- e. Approve Soft Drink Licenses
- f. Approve Township Ambulance Contracts

Item G, Accepting Fastenal Donation to Ambulance was removed from the Consent Agenda and not approved.

PUBLIC COMMENT: Caledonia Resident Darrin Rose spoke to the City Council about feral cats causing a nuisance on his property. Rose spoke to the City Council on February 27 and requested details about the specific actions taken by the City to manage feral cats.

Clerk/Administrator Dickson stated that since February 27 three stray cats had been trapped by animal control. Rose asked for more information and more action taken on his property to manage stray cats.

PRESENTATION: Caledonia High School Mindset Class: Paige Carmack, Noah Stiegler and Robbie Sobczak represented the Caledonia High Mindset Class in an update to the City Council about their efforts to apply for the Minnesota School Forest Program in the Sprague Woods. The presentation included the details of the School Forest Program as well as the steps required to qualify for the program and the class’ plan to get City approval as the landlord and approval from the School Board to apply. The Mindset group presented a Joint Powers Agreement which

outlines responsibilities of the City and the School in regards to maintenance, improvements, and terms of use. Member Ryan Stenzel asked the group about transportation plans and the possibility of holding the same classroom events in nearby Beaver Creek Valley State Park, Sobczak responded that the group preferred the Sprague Woods because it is walking distance to the school and multiple classes could use the woods differently and at different times. Member Ninneman responded to a question about the School Forest committee makeup and if a representative from the City needed to be on any committees, Clerk/Administrator Dickson stated that the City maintained all of its rights as the landowner and may not need to be involved in the committee itself. Member Stenzel asked if enrollment in the School Forest program committed the property to anything long-term, Dickson responded with the terms of severability of both the proposed agreement and the School Forest Program. Member Stenzel asked about the time commitment for school activities in the Sprague Woods, Member Ninneman responded that the public is still free to use the space at any time under the agreement. Mayor Schroeder asked Dickson his feelings on the agreement, Dickson stated that the agreement keeps the landowner authority with the City and that any unwanted use could be prevented. Dickson stated that there is still a need for legal review. The agreement was tabled until March 27<sup>th</sup> for attorney review.

#### PUBLIC WORKS/ZONING DIRECTOR

##### a. Updates

- i. Public Works/Zoning Director Casey Klug updated the City Council on the Street department and recent snow plowing, upcoming County projects, chip sealing bids, the Well 6 motor repair, the Wastewater Treatment Plant project, electric department, parks, auditorium project, and repairs to the liquor store floor.

#### CITY CLERK/ADMINISTRATOR

##### b. Updates

- j. City Clerk/Administrator Dickson updated the City Council on upcoming Accounts Payable/Payroll Clerk interviews, the Classification and Compensation Study, upcoming Well 8 project closeout, Houston County's proposed moratorium, Spring Grove Ambulance, and lifeguard interviews.

#### NEW BUSINESS:

- a. Agriculture Zoning Update: City Clerk/Administrator Dickson introduced a verbal report on the moratorium on development in Agricultural zones. Dickson stated that the City's study found four likely options for updating Agricultural zoning within City limits: Rezone agricultural parcels or the entire city according to the 2020 Comprehensive Plan Future Land Use map, create a transitional agricultural zone with a buffer on areas bordering developed parts of town, update the agricultural zoning code to align with the Comprehensive Plan, or make no changes and allow for current and future agricultural land use. Dickson and Public Works/Zoning Director Klug presented their study of the Agricultural zone and how it compares to Agricultural zoning in other comparable cities. Dickson and Klug found one comparable example within Houston County with considerably less agricultural footprint, and found overall that most comparable cities either do not have agricultural use in city limits or do not have agricultural zoning at all. Dickson

- stressed that even with a rezoning that all exiting agricultural use would be allowed to continue so long as it remains a legal nonconformity and use does not cease for more than a year. Member Stenzel asked about the process if the City were to leave zoning as is and allow a future housing development, Director Klug stated that the rezoning process is very similar but a proactive rezoning would eliminate the need for future hearings and rezoning applications in areas planned for future residential development. Director Klug stated that agricultural zoning within city limits is not typical and that there are more atypical parts of town that can be rezoned as a whole or can be considered on a case by case basis. Dickson will draft an ordinance for rezoning to be reviewed and heard as soon as possible.
- b. 2024 Parks Discussion: City Clerk/Administrator Dickson reported that he had been contacted about a possible donation to improve Gazebo Park and asked for discussion about possible projects to consider for the 2024 budget. The Council discussed the planned pickleball and tennis courts, plans for the open space at the Wastewater Treatment Plant site and possible gymnasium additions at Caledonia High School.
  - c. Overtime Report: February 6<sup>th</sup> through 19<sup>th</sup>: The City Council reviewed the Overtime Report from February 6<sup>th</sup> through 19<sup>th</sup>. No action was taken at this time.

ANNOUNCEMENTS:

- a. The next regular Council meeting was scheduled for Monday, March 27, 2023 at 6:00PM

ADJOURNMENT: There being no further business before the Council, a motion to adjourn was made by Member Ninneman, seconded by Member Klug. All members present voted in favor of the motion, and the motion was declared carried to adjourn at 7:52p.m.

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DeWayne "Tank" Schroeder  
Mayor

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Jake Dickson  
Clerk/Administrator