

City Council Meeting November 28, 2023

Present: Mayor John Williams, Councilmembers Greg Koczur, Wayne Dudley, Jack Rosander and Rose Hanser

Also Present: Fire Chief Tony Reda, City Attorney Michelle Sullivan and City Clerk/Treasurer Michelle Richards

Mayor Williams called the meeting to order at 7:00 pm. City Clerk/Treasurer Richards completed Roll Call.

Consent Agenda:

Councilmember Hanser moved to approve the Consent Agenda. Councilmember Rosander seconded the motion. No comments from the public received. Motion carried with all in favor.

- Minutes of 11/14/23 Regular Meeting
- Claims #30005-30037 \$46,748.53
- Payroll Summary 11/09/23 \$98,953.17
- Void Claim #29932/Check Warrant #38963

Department Reports:

Reports were presented by Fire Chief Reda, City Attorney Sullivan and City Clerk/Treasurer Richards.

Mayor's Communications:

Mayor Williams has contacted the Rosebud County Commissioners regarding the Interlocal Agreement for the VOIP Phone System. The city has decided to remove City Hall from the county's phone system but will leave the police department on their system due to the 911 phone line. The interlocal agreement will need to be revised to reflect this change.

Mayor Williams presented Councilmembers Jack Rosander and Wayne Dudley with their Certificate of Election following the recent election.

The CPRD Kids After School Program made ornaments for the Christmas Tree at City Hall and brought them and decorated the tree today.

The PASER Study grant application is on the Coal Board's meeting agenda for December 14th.

Mayor Williams met today with a professor from the University of Queensland (Australia). The professor toured the mine and met with Jim Atchison from SEMDC.

A reporter from the Los Angeles Times will be here next week interviewing Mayor Williams and other individuals in the community.

An estimate has been received for the replacement of the trees lost around City Hall this past year. An insurance claim will be filed with MMIA.

Public Comment & Participation: None received.

Unfinished Business: None.

New Business:

Councilmember Dudley moved to proceed with the process for expansion of the lease of city property by Montana Moose to expand their lease agreement from 1,040 square feet to approximately 2,000 square feet. Councilmember Dudley withdrew his motion.

Councilmember Rosander does not want to stifle any business in town but he has concerns since this is on city property. The annual lease amount has never been increased or reevaluation of the lease. He is also concerned about the gravel that was dumped and left when the expansion started without permission.

Councilmember Rosander moved to deny the lease expansion request made by Montana Moose. Councilmember Hanser seconded the motion.

Discussion: Councilmember Hanser feels the expansion increase is a substantial benefit to the business owner and unfair advantage compared to the other business owners in town.

Councilmember Dudley has concerns about renting city property to businesses and is also concerned of the public response to expanding this lease.

Public Comment: Lora Turk, owner of the Montana Moose Espresso, has been in business for 12 years and is trying to grow her business. She feels she has proved herself to this community and deserves the expansion. She would like to have a bigger place for customers to come in and sit down.

Councilmember Rosander asked about bathroom facilities. Lora stated the State Building Inspector told her since the building is not permanent and there are bathrooms nearby at Town Pump and City Hall, she would not be required to have a bathroom. Councilmember Rosander does not feel it is right for another business or City Hall to provide bathroom facilities for her business.

Mayor Williams explained since this is public property, the process to expand beyond the current lease would need to go through a public process. The current lease is for 1,040 square feet. A bigger building could be placed as long as the total use of the business does not exceed 1,040 square feet.

Joe Novasio, 7423 Castle Rock Lake Drive, feels we have enough temporary things in town. It is a valuable piece and property and there should be an appraisal done and make it available to everyone. If we are going to grow the town, we need to start changing what we are doing.

Motion to deny carried with all in favor.

Mayor Williams adjourned the meeting at 7:43 pm.

Krista Hazel, Deputy City Clerk