

August 22, 2006

The Red Lodge City Council met in regular session on August 22, 2006 at 7:00 p.m. The meeting was called to order by Mayor Roat followed by the Pledge of Allegiance to the Flag.

ROLL CALL OF OFFICERS Present: Mayor Roat, Aldermen Bullock, Mahan, Lockman, Stauffer, Scanlin and Reynolds. Absent: None. Alderman Bullock arrived at the meeting at 7:10 p.m.

MINUTES OF AUGUST 8 Scanlin asked that some corrections to the minutes of the August 8 meeting be made. Under the title of Interlocal Agreement, second to last paragraph Scanlin would like to insert the following sentence “Scanlin expressed concerns about increasing the number of mills assessed against city residents from six to twenty mills to carry out the proposal.”

Stauffer asked to change the minutes on page two under Public Works to read “Swansborough indicated to the Public Works Committee that he would be getting contractors in line to finish the installation on the inside of the building.”

Scanlin asked to correct on page 6 under Ordinance No. 868-Use of City Property the following sentence “Scanlin also stated the changes made by Stauffer would be incorporated.”(delete “as none were changed.”)

Motion by Mahan, second by Reynolds to approve the minutes of August 8 as corrected. On roll call vote all Aldermen present voted “Aye.” Motion carried.

SPECIAL COMMITTEES None

STANDING COMMITTEES – Administration – Three Claims Against the City Three claims were presented as the need for them to be paid before month end existed.

Motion by Reynolds, second by Mahan to approve the three claims presented and warrants drawn on their respective accounts. On roll call vote all Aldermen present voted “Aye.” Motion carried.

The claims were for study materials for water school, the air conditioning unit placed in the library and the education fee paid to the State for the building department.

Scanlin told the Council that the union negotiations are going smoothly. A lot of progress has been made. The Police Union has tentatively come to an agreement.

Police and Emergency Services The Mayor told the Council that Chief Pringle is having carpal tunnel surgery and that he has hired a part-time academy graduate that worked during the Harley Rodeo. The Police Commission is in the process of reviewing this officers credentials.

Land Use and Planning – Diamond “C” Links - Final Plat Approval Scanlin said that since she has a minor share in the Red Lodge Grizzly Peak she is going to recuse herself from this vote. City Planner Moore said that Diamond “C” Links subdivision is submitting their final plat for approval. This subdivision is located at the northern end of the golf course. The preliminary plat came before the Council May 9, 2006 and was approved with two conditions. These two conditions have been met. A Subdivision Improvement Agreement has been written that includes language regarding the fire code that has been reviewed by the Fire Chief. The applicant has filed a check for \$1000 for review of the final plat and the City Attorney has reviewed all the material associated with the final plat.

Motion by Mahan, second by Reynolds to approve the final plat application by Diamond “C” Links Subdivision. On roll call vote those in favor: Aldermen Bullock, Mahan, Lockman, Stauffer and Reynolds. Alderman Scanlin recused herself. Motion carried.

Street Vacate – 9th and Cooper, Daly – McDermott This property is at the west side of the new bridge at 9th Street. PWD, Boyer, said he would like to maintain ownership of this street due to the necessity of rip-wrapping Rock Creek and this being the only way to get to the creek.

Motion by Reynolds, second by Lockman to approve the vacation of the street at 9th and Cooper and Daly. On roll call vote those in favor: None. Those opposed: Aldermen Bullock, Mahan, Lockman, Stauffer, Scanlin and Reynolds. Motion failed.

Reynolds said it is the consensus of the Land Use Committee to not recommend this street vacation. If this were done access to a couple of lots would be cut off. Scanlin is interested in protecting the access to the creek. Lockman said the City needs to take care of weeds and Mahan said she will be meeting with the County person in charge of weeds and she will get some information regarding the spraying of weeds, especially knapweed, from him.

Public Works None

CITIZEN REPORT None

**OLD BUSINESS – Ordinance No. 868 – Use of City Property Amended – second reading
ORDINANCE NO. 868
AMENDMENT TO ORDINANCE NO. 856**

**PROVIDING FOR THE USE OF CITY-OWNED PROPERTY BY PARTIES OTHER THAN
THE CITY OF RED LODGE.**

Motion by Scanlin, second by Stauffer to adopt Ordinance No. 868 on first reading. Discussion was held on this motion before roll call was taken. On roll call vote those in favor: Aldermen Bullock, Mahan, Lockman, Stauffer and Reynolds. Those opposed: Alderman Scanlin. Motion carried.

During the discussion on this motion, Mahan said she would still like to see number 7 changed regarding the City’s ability to impose any condition on the approval of the request. She would like it to say “any condition pertaining to public health, safety and welfare”.

Amendment to motion by Mahan, second by Reynolds to amend #7 to say “any condition **pertaining to public health, safety and welfare**.” On roll call vote all Aldermen present voted “Aye.” Motion carried.

Gary Kisthard met with Mahan and Scanlin to discuss this ordinance. He said he did research on the cost of renting downtown space. He said the average cost is \$1.25 per square foot. He said for the area he is using the rent would be approximately \$62.50 per month. He would like it justified why his payment to the City for use of property would be \$300 per month. This is based on \$10 per day. He said he understands that he needs to pay for the space he is using but feels that \$10 per day is too much is neither fair nor equitable. He said he is willing to pay \$150 per calendar month.

Amendment to motion by Reynolds, second by Stauffer to include in #2 “shall pay a non-refundable fee of \$10 per day **or \$150 per calendar month**.” On roll call vote all Aldermen present voted “Aye.” Motion carried.

NEW BUSINESS – Beartooth Nature Center – Assistance with Drilling New Well The Nature Center told the Council the problem they are having with their well at the Nature Center. The well was put in operation in 1994. At this time the well is pumping from the bottom and the water is not safe for the animals. It has been recommended to them to drill a new well. For the last three weeks the Nature Center has been using City water for the animals and it is very costly plus logistically difficult to carry the water to the animals. Aaqua Drilling said they could drill a new well that would be 120 feet deep and connect it into the existing water lines at an estimated cost of \$3200. The Nature Center is asking the City to pay half of this cost.

Motion by Mahan, second by Scanlin to approve the Nature Centers request for assistance with drilling a new well in the amount of approximately \$1600. On roll call vote all Aldermen present voted “Aye.” Motion carried.

Reynolds asked if Boyer was asked for his opinion and his thoughts on this new well. He was not contacted regarding the drilling of this new well. She thought he may have some ideas that would be good to correct this problem and feels he should be consulted.

Amendment to motion by Lockman, second by Reynolds to agree to pay \$1600 for the well pending Public Works Department concurrence with the project as proposed. On roll call vote all Aldermen present voted “Aye.” Motion carried.

Mayor Roat will visit with the Public Works Director in the morning and then get in touch with the Nature Center so they can move forward with correcting this problem.

Stauffer asked where the money would come from in the budget to help pay for the cost of the well. Discussion leaned towards this coming from Resort Tax as it is a park area. Stauffer said his concern is regarding the departments that have budgeted but been cut and then showing that the idea is to wait and present items as an emergency and you may get the item.

Approval of Red Lodge Housing Plan 2006 Motion by Scanlin, second by Mahan to approve the Red Lodge Housing Plan 2006. This motion was withdrawn after discussion was held.

Motion by Scanlin, second by Mahan to table this approval to a later date. On voice vote all Aldermen present voted “Aye.” Motion carried.

Scanlin commented on the strategies for affordability. She said another idea that was not listed and that further discussion will be held is dedicated lots or cash in lieu of on future subdivisions. She feels this plan is a good start.

Stauffer asked if the plan is speaking to the City of Red Lodge or the Red Lodge area. He was told the plan is specific to the City of Red Lodge itself. Stauffer said he had further goals for the plan that should be considered and that he would give these to Estelle Tafoya.

Bullock said that he has withdrawn his support for this. His concern is that it seems the City is doing the financial planning for people who made choices that does not allow them to purchase a home. His issue is not the program itself but that the City is presenting financial planning for people who have made poor choices. He does not feel this is the City’s job.

Moore said funds coming from other areas are raising the cost of housing in Red Lodge. This makes it very hard for people to purchase a home. Moore also commented on the survey that was done and it

needs to be looked at very carefully to see who was responding and how they fit into the category of someone wanting to purchase a home. He also said that wages are a big issue in this town and the capability of purchasing a home.

Scanlin commented on affordable housing being in trailer parks. She said we need to see if we can assist in buying the land. She said when you are talking about smaller lot sizes and more dense areas you are looking at accepting manufactured homes under current codes with items like roofing requirements in our area. This is another option that needs to be considered.

Tafoya asked the Council to put comments and suggestions in writing and to give them to her so they can be incorporated into the plan. She said this plan needs to be revised every five years. Tafoya said Rural Development will buy outmoded structures in trailer parks and help provide the funds to purchase a manufactured home to be placed on a foundation in a mobile park area. She said this is something to look at.

Ordinance No. 869 – Interlocal Agreement for Ambulance District – First Reading Motion by Lockman, second by Reynolds to table Ordinance No. 869. On voice vote all Aldermen voted “Aye.” Motion carried.

Work is continuing on this agreement between the County and the City. Discussion was held on the increase in mills that would be put on the citizens of Red Lodge. Lockman said the County Commissioners are interested in taking this issue to the vote of the public. It is too late for this to be an item on the November ballot.

CORRESPONDENCE None

MISCELLANEOUS Lockman told the Council that the Boys and Girls Club did win first place in Carbon County on the meth poster they did.

Mahan told the Council that the Lions Club fed 750 people breakfast that were part of a motorcycle group going through Red Lodge. She said it was a great success and the group was very appreciative. People for Playground helped the Lions so they will share the funds obtained for doing this project.

Bullock told the Council that he feels the negotiations went very well with the Police Officers in the union. He said all are satisfied with the three-year contract that still needs to be signed. He hopes things will go as well with the new union that is being formed.

Meeting adjourned at 8:30 p.m.

Mayor

ATTEST:

City Clerk