



# City of Northfield

City Hall  
801 Washington Street  
Northfield, MN 55057  
northfieldmn.gov

## Meeting Minutes - Final City Council

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Tuesday, September 6, 2022

6:00 PM

Council Chambers

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### 6:00 PM - REGULAR AGENDA

**Present:** 6 - Council Member Sean Allen, Council Member Clarice Grabau, Council Member Brad Ness, Council Member Jessica Peterson White, Council Member Jami Reister, and Council Member George Zuccolotto

**Absent:** 1 - Mayor Rhonda Pownell

### CALL TO ORDER

*Mayor Pro Tem Reister called the meeting to order at 6:00 p.m.*

### APPROVAL OF AGENDA

**A motion was made by Council Member Peterson White, seconded by Council Member Ness, to approve the agenda. The motion carried by the following vote:**

**Yes:** 6 - C. Allen, C. Grabau, C. Ness, C. Peterson White, C. Reister, and C. Zuccolotto

### CONSENT AGENDA

*City Administrator Ben Martig introduced the Consent Agenda.*

**A motion was made by Council Member Peterson White, seconded by Council Member Ness, to approve the Consent Agenda. The motion carried by the following vote:**

**Yes:** 6 - C. Allen, C. Grabau, C. Ness, C. Peterson White, C. Reister, and C. Zuccolotto

1. [22-572](#) Consider Approval of August 23, 2022 City Council Meeting Minutes.

**A motion was made by Council Member Peterson White, seconded by Council Member Ness, to approve the Consent Agenda. The motion carried by the following vote:**

2. [22-573](#) Consider Approving Disbursements totaling \$3,046,723.98
3. [Res. 2022-086](#) Consider Resolution Providing for the Issuance and Sale of a Hospital Revenue Bond, Series 2022B and a Hospital Revenue Bond, 2023A and Authorizing Execution of Supplemental Indentures of Trust and Related Documents.

### OPEN PUBLIC COMMENTS

*None.*

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**REGULAR AGENDA**

4. [22-574](#) Council consideration of recommendation for preferred developer offered by the Downtown Redevelopment Project Review committee.

*Economic Development Coordinator Nate Carlson introduced the item stating the Downtown Project Review Committee recommends Lander Group as the preferred developer for the 5th and Water Redevelopment Project. Michael Lander, Lander Group, introduced his company. Lander Group will be leading the transformation project of the Waterfront and Division Street. Lander reviewed aspects of the project to include clarifying community goals, negotiating a development agreement, completing land assembly, site assessments and outlined the stakeholder process. Lander reviewed past projects his group has been involved in. City Administrator Ben Martig added additional comments on the development. Lander, Carlson and Martig answered questions from the Council.*

**A motion was made by Council Member Allen, seconded by Council Member Peterson White, to approve the Motion. The motion carried by the following vote:**

**Yes:** 6 - C. Allen, C. Grabau, C. Ness, C. Peterson White, C. Reister, and C. Zuccolotto

5. [22-575](#) Review and Discuss Draft Surface Water Management - Flood Control Policy as it relates to the Neighborhood Flooding Issues Discussion.

*City Engineer/Public Works Director David Bennett introduced the item giving background information on the neighborhood flooding issues and the Draft Surface Water Management - Flood Control Policy. Bennett detailed the 2024 Capital Improvement costs; potential future acquisition and/or conversion project; cost comparison; purpose/discussion; overview of the policy; purpose of City surface water management and conveyance system; background on City plans and engineering standards/industry guidance and permits; individual property drainage issues; individual property or properties affected by a regional drainage issue; and climate adaptation and resiliency. Engineering Manager Sean Simonson was present for the discussion.*

*Betsy Spethmann, owner of 7 Lincoln Lane, addressed the Council regarding concerns with flooding on the property they own on Lincoln Lane encouraging the City to work on adapting water flow.*

*Richard Jackson, 1300 Parmeadow Drive, addressed the Council regarding flooding of his property and disagreement in the estimated market value for his home.*

*Rich Graves, 1202 Festler Court, addressed the Council in support of appropriate funding for City departments.*

*Council Members commented on the neighborhood flooding issues and the draft storm water management - flood control policy. Bennett answered questions from the Council. City Administrator Ben Martig added to the discussion. The Council was supportive of the policy and this will be for consideration of approval at the September 20 meeting. Attorney Hood will review the policy prior to bringing it back to the Council for consideration.*

6. [Ord. 1044](#) Consideration of Second Reading of Ordinance No. 1044 Amending Chapter 30 - Health and Sanitation of the City Code Adding Article III

- Sale of Edible Cannabinoid Products.

*City Administrator Ben Martig introduced the item giving background information on the regulation options for Cannabinoid products. Martig detailed Ordinance Options A through E. Attorney Chris Hood, Police Chief Mark Elliott and City Clerk Lynette Peterson answered questions from the Council.*

*Rich Graves, 1202 Festler Court, addressed the Council in support of Council discussions for regulating the sale of Cannabinoid products.*

**A motion was made by Council Member Peterson White, seconded by Council Member Grabau, to approve the First Reading Ordinance No. 1044 Amending Chapter 30 - Health and Sanitation of the City Code Adding Article III - Sale of Edible Cannabinoid Products Option B eliminating the maximum number of licenses; proximity to schools (1,000 feet); and proximity to other retailers licensed (1,000 feet).**

**A motion to amend the motion was made by Council Member Allen, seconded by Council Member Ness, to amend the motion to remove the prohibition of on-site sampling or consumption and to amend the age to 21 years of age to sell. Vote on the amendment to the motion:**

**Yes - 3 - C. Allen, C. Ness and C. Zuccolotto**

**No - 3 - C. Grabau, C. Peterson White and C. Reister**

**Council Member Peterson White asked to alter her original motion with permission of the seconder to change the requirement for age to sell to be 21 years. Council Member Grabau as the seconder agreed to the change.**

**The original motion was changed to approve the First Reading Ordinance No. 1044 Amending Chapter 30 - Health and Sanitation of the City Code Adding Article III - Sale of Edible Cannabinoid Products Option B eliminating the maximum number of licenses; proximity to schools (1,000 feet); proximity to other retailers licensed (1,000 feet); and amend the age to 21 years of age to sell. The original motion carried by the following vote:**

**Yes: 5 - C. Allen, C. Grabau, C. Peterson White, C. Reister, and C. Zuccolotto**

**No: 1 - C. Ness**

## ADMINISTRATORS UPDATE

7. [22-576](#)

City Administrator's Update.

*City Administrator Ben Martig detailed information to the Council on the Heritage Preservation Commission/Planning Commission Joint Meeting on Thursday, September 8. The Council is welcome to attend and observe without participating in the meeting as this meeting was not noticed as a Council Meeting.*

## REPORTS FROM THE MAYOR AND COUNCILMEMBERS

*C. Grabau - No Report.*

*C. Peterson White - No Report.*

*C. Zuccolotto - No Report.*

*C. Allen - No Report.*

*C. Ness - Defeat of Jesse James Days Schedule.*

*Mayor Pro Tem Reister - NAFRS Personnel; Defeat of Jesse James Days; 1st Day of School.*

## **ADJOURN**

**A motion was made by Council Member Ness, seconded by Council Member Peterson White, to adjourn the meeting at 8:35 p.m. The motion carried by the following vote:**

**Yes:** 6 - C. Allen, C. Grabau, C. Ness, C. Peterson White, C. Reister, and C. Zuccolotto