

REGULAR SESSION OF THE MOWER COUNTY
BOARD OF COMMISSIONERS

March 10, 2020

The Mower County Board of Commissioners in and for the County of Mower, Minnesota, met in Regular Session March 10, 2020 at 9:00 a.m. at the Government Center in Austin, Minnesota.

Members present, viz: Jeff Baldus, Chair
 Polly Glynn
 Tim Gabrielson
 Jerry Reinartz
 Trish Harren, County Administrator
Member excused: Mike Ankeny

The meeting was opened with the Pledge of Allegiance.

Motion made by Commissioner Glynn, seconded by Commissioner Reinartz, to approve the agenda with the following addition: Resolution for transfer of duties (land transfers) to the Recorder's office and receive an update from Minnesota Rural Counties (MRC) meeting held yesterday. Motion carried.

Steve Sandvik, County Sheriff, provided the Board with a department update including current jail populations, jail staffing, boarding fees received from Olmsted County and jail food service success. Sheriff Sandvik's report also included information pertaining to the continued partnership with Southeast MN Violent Crimes Enforcement Team (SEMV CET) in a collaborative effort to get guns and drugs off the street. The Sheriff reported that Permits to Carry continues to be a large source of clerical work in the office in 2019. And lastly, there is a bill in the senate and the house to reclassify 911 dispatchers as first responders which the Sheriff supports.

Motion made by Commissioner Reinartz, seconded by Commissioner Gabrielson, to approve out-of-state travel for Sheriff staff to attend software training in Illinois. Motion carried.

HUMAN SERVICES BOARD:

Motion made by Commissioner Gabrielson, seconded by Commissioner Glynn, to approve payments in the total amount of \$156,765.77 to vendors for Human Services Accounts Payable. Motion carried.

Motion made by Commissioner Reinartz, seconded by Commissioner Glynn, to approve entering into the Southeast Regional Crisis Center Governance Agreement. Motion carried.

Motion made by Commissioner Glynn, seconded by Commissioner Gabrielson, to approve the Respite Care Grant Contract with the Minnesota Department of Human Services. Motion carried.

Motion made by Commissioner Gabrielson, seconded by Commissioner Reinartz, to approve the purchase of service agreement with Minnesota Adult and Teen Challenge. Motion carried.

Director Lisa Kocer provided the Board with a brief COVID-19 update.

Motion made by Commissioner Glynn, seconded by Commissioner Gabrielson, to approve the Purchase of Service Agreement for funeral assistance effective January 1, 2020 to December 31, 2020 for Mahn Funeral Home. Motion Carried.

Motion made by Commissioner Gabrielson, seconded by Commissioner Reinartz, to approve the Social Service Actions. Motion carried.

Motion made by Commissioner Glynn, seconded by Commissioner Reinartz, to adjourn the Human Services Board meeting at 10:05 a.m. Motion carried.

COUNTY BOARD

The Regular Session of the Board was reconvened at 10:08 a.m. for regular business items.

Under Building Committee reports the Board was informed of many smaller projects planned for the year, including the old central services remodel, replacement of the roof on the north wing of the Government Center and constructing a sign room in the Recycling building to name a few. A large project is to build a parking lot on the north end of the Justice Center in the green space.

A Public Hearing was held in regard to a Housing Tax Abatement request of Joel and Tonya Blahnik, applicants, to construct a single-family home located at Lot 2, Block 2 Country Hills Estates Frankford Twp, Minnesota (06.034.0090).

Trish Harren, County Administrator, reviewed the application and recommended approval.

The applicant Joel Blahnik was present and spoke on his own behalf. No one else spoke for or against the Joel and Tonya Blahnik housing tax abatement application (06.034.0090).

Date: March 10, 2020

Res. #23-20

**RESOLUTION APPROVING TAX ABATEMENT
FOR CERTAIN PROPERTY PURSUANT TO MINN. STAT. 469.1813**

On motion of Commissioner Glynn, seconded by Commissioner Reinartz, the following Resolution was passed and adopted by the Mower County Board of

Commissioners at a meeting held March 10, 2020 at the Government Center, Austin, Minnesota.

WHEREAS, Minnesota Statute 469.1813 gives authority to the County of Mower to grant an abatement of property taxes imposed by the County if certain criteria are met; and

WHEREAS, in addition to the statutory requirements, Mower County has adopted the Tax Abatement Policy for new construction of Single and Multi-family homes which includes criteria which must be met before an abatement of taxes will be granted; and

WHEREAS, Joel and Tonya Blahnik are the owner(s) of certain property within Mower County, legally described as follows:

Lot 2, Block 2 Country Hills Estates Frankford Twp (06.034.0090)

WHEREAS, Joel and Tonya Blahnik have made application to Mower County for the abatement of taxes as to the above-described parcel; and

WHEREAS, Notice having been duly given, a public hearing was held on March 10, 2020 before the Mower County Board of Commissioners, on said application.

WHEREAS, Joel and Tonya Blahnik have met the statutory requirements outlined under Minnesota Statute 469.1813 Subdivision 1(1) and Subdivision 2(i) as well as Mower County's criteria for tax abatement;

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF MOWER COUNTY, MINNESOTA:

1. Mower County does, hereby grant an abatement of Mower County's share of real estate taxes upon the above-described parcel for the construction of the single-family home.
2. The tax abatement will be for no more than five years commencing, in the tax year the property realizes a value increase over original value due to construction of the housing project. Partially constructed housing may result in an abatement in the first abatement year that may be significantly less than the following years. This will still be considered one of the five years of eligible abatement. In the event construction has not commenced within one year of approval, the abatement is eliminated and the property owner will need to reapply in accordance with this policy.
3. The County shall provide the awarded abatement payment following payment of due real estate taxes annually. One single payment shall be made to the owner of record at the time of the payment, by December 30th of that calendar year.
4. The real estate taxes to be abated shall be for up to the full amount of the real estate taxes collected due to the added tax base of the newly constructed housing/home annually. The current value of the property is not eligible for the

abatement, will not be abated as part of this program and is further defined as the "original value." Any eligible abatement years are calculated on the tax increase due to a value increase over the original value.

Passed and approved this 10th day of March, 2020.

A Public Hearing was held in regard to a Housing Tax Abatement request of Ken & Brandy Lusk, applicants, to construct a single-family home located on a 6.6AC BLDG SITE NE COR N½ S½ NE¼; DOC #642282, Section 12 LeRoy Twp, Minnesota (09.012.0020).

Trish Harren, County Administrator, reviewed the application and recommended approval.

The applicants Ken and Brandy Lusk were not present. No one spoke for or against the Ken & Brandy Lusk housing tax abatement application (09.012.0020).

Date: March 10, 2020

Res. #24-20

**RESOLUTION APPROVING TAX ABATEMENT
FOR CERTAIN PROPERTY PURSUANT TO MINN. STAT. 469.1813**

On motion of Commissioner Glynn, seconded by Commissioner Gabrielson, the following Resolution was passed and adopted by the Mower County Board of Commissioners at a meeting held March 10, 2020 at the Government Center, Austin, Minnesota.

WHEREAS, Minnesota Statute 469.1813 gives authority to the County of Mower to grant an abatement of property taxes imposed by the County if certain criteria are met; and

WHEREAS, in addition to the statutory requirements, Mower County has adopted the Tax Abatement Policy for new construction of Single and Multi-family homes which includes criteria which must be met before an abatement of taxes will be granted; and

WHEREAS, Ken M. and Brandy A. Lusk are the owner(s) of certain property within Mower County, legally described as follows:

6.6AC BLDG SITE NE COR N1/2 S1/2 NE1/4; DOC#642282, Section 12 LeRoy Twp (09.012.0020)

WHEREAS, Ken M. and Brandy A. Lusk have made application to Mower County for the abatement of taxes as to the above-described parcel; and

WHEREAS, Notice having been duly given, a public hearing was held on March 10, 2020 before the Mower County Board of Commissioners, on said application.

WHEREAS, Ken M. and Brandy A. Lusk have met the statutory requirements outlined under Minnesota Statute 469.1813 Subdivision 1(1) and Subdivision 2(i) as well as Mower County's criteria for tax abatement;

COMMISSIONERS' RECORD MOWER COUNTY, MINNESOTA

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF MOWER COUNTY, MINNESOTA:

1. Mower County does, hereby grant an abatement of Mower County's share of real estate taxes upon the above-described parcel for the construction of the single-family home.
2. The tax abatement will be for no more than five years commencing, in the tax year the property realizes a value increase over original value due to construction of the housing project. Partially constructed housing may result in an abatement in the first abatement year that may be significantly less than the following years. This will still be considered one of the five years of eligible abatement. In the event construction has not commenced within one year of approval, the abatement is eliminated and the property owner will need to reapply in accordance with this policy.
3. The County shall provide the awarded abatement payment following payment of due real estate taxes annually. One single payment shall be made to the owner of record at the time of the payment, by December 30th of that calendar year.
4. The real estate taxes to be abated shall be for up to the full amount of the real estate taxes collected due to the added tax base of the newly constructed housing/home annually. The current value of the property is not eligible for the abatement, will not be abated as part of this program and is further defined as the "original value." Any eligible abatement years are calculated on the tax increase due to a value increase over the original value.

Passed and approved this 10th day of March, 2020.

Motion made by Commissioner Reinartz, seconded by Commissioner Glynn, to approve the minutes of March 3, 2020. Motion carried.

Motion made by Commissioner Gabrielson, seconded by Commissioner Reinartz, to approve the following Commissioner warrants for payment:

<u>Vendor Name</u>	<u>Amount</u>	<u>Vendor Name</u>	<u>Amount</u>
Advanced Correctional Healthcare, Inc	14,516.68	Grifols USA LLC	3,944.96
Benchmark Behavioral Health Systems	13,775.00	Minn Dept Of Agriculture	223,182.21
Cedar Valley Services, Inc	2,202.16	Powerplan	2,337.74
COMMAND SOURCING INC	2,483.12	RTVision, Inc.	3,625.00
Consolidated Correctional Foodservice	15,067.82	Sanco Equipment LLC	15,193.75
Dave Lucas Consulting	5,535.00	Slowinski Flooring	2,940.00
Dell Marketing L P	26,349.48	Thomson Reuters-West Payment Center	5,356.78
Freeborn County Co-Operative Oil Co.	9,544.15	Tritech Software Systems	125,197.47
Galls LLC	4,994.13	Ziegler, Inc	57,111.73
Gerard Treatment Program	2,217.17	49 Payments less than 2000	23,693.99
		Final Total:	559,268.34

Motion carried.

Date: March 10, 2020

Res. #25-20

RESOLUTION TRANSFER OF DUTIES

On motion of Commissioner Glynn, seconded by Commissioner Reinartz, the following Resolution was passed and adopted by the Mower County Board of Commissioners at a meeting held March 10, 2020 at the Government Center, Austin, Minnesota.

WHEREAS, Mower County is responsible for processing land transfers within its jurisdictional boundaries, and

WHEREAS, it is the responsibility of Mower County Department Heads to find efficiencies within their offices that are in the best interest of the public, and

WHEREAS, the Mower County Auditor-Treasurer and Mower County Recorder have come to an agreement that it is in the best interest of the County in terms of workflow, procedures and documentation that the Mower County Recorder be granted the authority to process land transfers.

NOW THEREFORE, BE IT RESOLVED, that effective March 16, 2020, the Mower County Board of Commissioners grant authority and responsibility to the Mower County Recorder to receipt, process land transfers & plats.

Passed and approved this 10th day of March, 2020.

Commissioner Gabrielson gave a brief update from the Minnesota Rural Counties (MRC) meeting he attended noting that Association of Minnesota Counties (AMC) focuses on some legislative priorities while MRC focuses on other legislative priorities related to the target areas/priorities of the rural counties.

There was a brief discussion regarding a communication received from Larry Qualey pertaining to the Windrift and the possible City annexation of the parcel and affect due to the Windrift having its own septic and the possible sale of the property. No action took place following the discussion.

Motion made by Commissioner Reinartz, seconded by Commissioner Glynn, to adjourn the meeting at 10:48 a.m. Motion carried. The next meeting is scheduled for March 24, 2020 at 9:00 a.m.

THE MOWER COUNTY BOARD OF COMMISSIONERS

BY: _____
Chairperson

Attest:
By: _____
Clerk/Administrator

INDEX

A

adjourn, 54
adjourn Human Services Board, 50
agenda as amended, 49

H

Human Services Accounts Payable, 49

M

minutes 3.3.20, 53

O

out-of-state travel
 Sheriff staff for training, 49

P

Public Hearing
 Housing Tax Abatement
 Blahnik 06.034.0090, 50
 Lusk 09.012.0020, 52

Purchase of Service Agreement
 funeral assistance
 Mahn Funeral Home, 50

R

Res. #23-20 housing tax abatement Blahnik
 06.034.0090, 50
Res. #24-20 housing tax abatement Lusk 09.012.0020,
 52
Res. #25-20 Land Transfer duties transferred from
 Auditor-Treasurer to Recorder, 54
Respite Care Grant Contract, 50

S

Social Service Actions, 50
Southeast Regional Crisis Center Governance
 Agreement, 49

W

warrants
 Commissioner, 53