

**City of Mantorville
City Council Work Session Minutes
April 18, 2022**

1. Call to Order

Mayor Bradford called the meeting to order at 6:30 p.m.

Present: Deputy Mayor Jeffrey Ingalls
Councilmembers Lyle Hoaglund, Kent Keller and Bill Kinney
Mayor Chuck Bradford (arrived at 7:37 pm)

Absent: None

Others Present: City Clerk-Treasurer Shirley Buecksler
Public Works Lead Joe Adams
City Engineer Tim Hruska

2. Adopt the Agenda

Motion was made by Councilmember Hoaglund and seconded by Councilmember Keller to add Item 3B, Comprehensive Plan for Improving Traffic Flow, and adopt the agenda, as amended.

Vote: 4 ayes / 0 nays. Motion carried.

3. Discussion Items

A. Planning and Zoning Committee

Discussion:

Councilmember Hoaglund: A community like this needs a Planning and Zoning Committee. We need to look at the comprehensive plan. And the annexation is coming up.

Engineer Hruska: There is a planning gap in Staff; WHKS can assist. The comprehensive plan is at least 20 years old.

Deputy Mayor Ingalls: If we are looking to work on the comprehensive plan in 2023, we need to form a committee now.

Engineer Hruska: That may be premature; form the committee in 2023. Forming a new comprehensive plan may spark interest in joining the Planning and Zoning Committee.

Councilmember Kinney: They could meet quarterly or on an as needed basis.

Deputy Mayor Ingalls: Do we need to reform the Planning and Zoning Committee?

Public Works Lead Adams: I think it would be good to have a head start on annexation.

Engineer Hruska: City Code states the Planning and Zoning Committee should have seven members within the city, plus a Councilmember.

Deputy Mayor Ingalls: Can we lower it to five?

Councilmember Hoaglund: The committee could look at the vision and bring in home builders and buyers.

Councilmember Keller: Good topic for the committee is “why is Mantorville shrinking” versus all the growth going on around us.

Engineer Hruska: Need to put numbers into the budget for the comprehensive plan.

Deputy Mayor Ingalls and Councilmember Kinney: Engage the Economic Development Authority, the Chamber, and Mantorville Restoration Association members for interest in the Planning and Zoning Committee.

Councilmember Kinney: We need to try for a diverse group of people.

Mayor Bradford arrived at 7:37 pm.

Deputy Mayor Ingalls recapped: We need to bring forward a recommendation for a Planning and Zoning Committee, budget for 2023, but advertise now. The comprehensive plan would be the first mission. As Councilmember Hoaglund stated, we have lost 100 new homes to Mantorville Township. The Economic Development Authority is an extension of the Planning and Zoning Committee and feeds into the comprehensive plan. Engineer Hruska’s staff can help City Staff through the permitting process.

Councilmember Hoaglund: Do we have an annexation agreement? Mayor Bradford: Yes, it’s detailed in smaller lots.

Councilmember Hoaglund: Kasson just annexed 80 acres on the dump road. They’ve made three or four annexations lately and are encroaching on Mantorville. Why not pick up the other 40 acres by the annexed area?

Deputy Mayor Ingalls: As Councilmember Kinney mentioned, we are the only community that is shrinking.

Mayor Bradford: The agreement is over 12 years old.

Deputy Mayor Ingalls: Is it time to revisit that agreement? What is the termination clause? Mayor Bradford: I don’t think it’s that detailed.

Councilmember Hoaglund: Is it an orderly annexation if it's bordering Mantorville?

Mayor Bradford: Should we be considering annexing those other 40 acres? Engineer Hruska: You would want to have a discussion with the property owner. What benefit is it to the land owner?

Deputy Mayor Ingalls: Part of the comprehensive plan should be to promote those owners to annex to Mantorville versus Kasson.

Engineer Hruska: What makes it marketable is having an orderly annexation with the Township.

Mayor Bradford: It may be a talking point with Realtor John Buckingham on those 40 acres.

Council discussed those 40 acres being industrial.

Engineer Hruska: They discussed shared wells in the annexed area with four to six sharing a well.

Deputy Mayor Ingalls: Does everyone recommend going forward to Council:

Mayor Bradford: Yes

Councilmember Hoaglund: Yes

Councilmember Keller: Not sure

Councilmember Kinney: Yes

Deputy Mayor Ingalls: Yes

Council directed Staff to add this to a future Council agenda.

Engineer Hruska: WHKS can help with additional planning issues on questions.

Deputy Mayor Ingalls: Agreed with Engineer Hruska. And update the current building permit.

Council directed Engineer Hruska and City Clerk Buecksler to work together to put some resources in place.

B. Comprehensive Plan for Improving Traffic Flow

Councilmember Keller introduced the topic and provided some background information. 9th Street is much better now for traveling. All of the stop signs in town are arbitrary. Our responsibility is to provide good traffic control throughout the entire city, not just where some may want it near their home.

Engineer Hruska: Agreed. Whenever you install unwarranted stop signs, it actually decreases safety and increases speeding. If you go down this path, you will have

significant public engagement and will need to rent the Performing Arts Center in Kasson.

Deputy Mayor Ingalls: What about lowering the speed limit to 25 mph?

Councilmember Kinney: There are no sidewalks except in town. Children, people walking dogs, bikes, etc. all use the street.

Engineer Hruska: It can be very controversial. Changing traffic flow is difficult in itself.

Councilmember Keller: My point was to bring it up for a topic of discussion. If it's good for the community, let's do it. If it's not good, then let's not do it. Can Engineer Hruska send out the information he has? More supplemental information.

Engineer Hruska: If the Council has another corridor that they want to look at to get traffic to the highway as quickly as possible – with minimal interactions with other vehicles – then look into that.

Deputy Mayor Ingalls: This seems like something for a Planning and Zoning Committee to look into.

Mayor Bradford: Feeder streets.

Councilmember Keller: What are the guidelines in yield versus stop signs?

Engineer Hruska: You should be yielding at any intersection.

4. Adjourn

Motion was made by Councilmember Keller and seconded by Councilmember Hoaglund to adjourn the meeting at 8:32 pm.

Vote: 5 ayes / 0 nays. Meeting adjourned.

Respectfully Submitted,



Shirley R. Buecksler
City Clerk-Treasurer