

## **CLOQUET CITY COUNCIL WORK SESSION**

**Tuesday, April 21, 2015, 5:30 p.m.**

### **Meeting Minutes**

Present: Bjerckness, Langley, Maki, Rock, Wilkinson and Mayor Hallback.  
Absent: Kolodge.  
Staff: Fritsinger, Prusak, Klassen and C. Peterson.  
Other: Pine Journal.

#### **CHAPTER 12 - FINANCING AND ASSESSMENT POLICY**

Mr. Fritsinger began by providing a brief overview as to the reason for reviewing this section of the City Code. In 2014, the Council had inquired about possible changes as it related to petitioned projects due to the impact on staff workload, City budget and fairness of assessment. With the West Taylor petitioned project being considered at the next meeting, staff wanted to provide opportunity for the Council to discuss beforehand. Further, recent Council questions about the assessment policy identified reason for a full review of the policy.

City Engineer Prusak provided a bench handout which highlighted the key aspects of the City's policy. The policy was implemented in 1986 and, while tinkered with as part of codification, remains relatively unchanged. Discussion took place on the general purpose of assessments and the theory of benefit to property. The State of Minnesota and court system have upheld assessments as a viable approach to financing public improvement projects as these projects do provide benefit to abutting property owners.

Mr. Prusak then reviewed components of the policy beginning with the two different types of assessment districts present in Cloquet, the impact of State Aid monies, the formulas for assessments depending on the type of project and then unique adjustments that the policy makes for certain types of properties. The Council had a number of questions. Mr. Fritsinger also noted that a frequent question during assessments is interest rates. Staff reviewed the historic position of the City Council on the consistent use of an 8% rate of interest.

The Council had no direct suggestions for amendments to the policy. Staff noted that staff can conduct further research on how other cities handle any aspect of assessments if the City Council is interested in discussing any one area of the policy.

#### **OTHER/FUTURE AGENDAS**

Mr. Fritsinger provided the Council with a copy of the prioritization worksheet to be used for the prioritization of the waterfront project. The Committee will be meeting on May 5 to use this same document to develop its priorities that will be presented to the Council at its meeting later that same day. The Council is asked to review the document to help it prepare for that discussion. If the Council is willing, the consultant would like to get any thoughts or feedback from the Council prior to that date as well.

The Council had no further suggestions for future agenda items. There being no further business, the meeting adjourned at 6:55.

Respectfully Submitted:

Brian Fritsinger  
City Administrator