

# City Council Proceedings

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State of Minnesota  
Counties of Scott & Le Sueur  
City of New Prague

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City Council Meeting  
Monday, June 21, 2021

Mayor Duane Jirik called the meeting to order at approximately 6:00 p.m. with the following members present: Jirik, Bass, Seiler, and Wolf

Absent: Ryan

Staff Present at Meeting: Mike Johnson, Jim Gareis, Ken Ondich, Matt Rynda, and Barb Ulschmid

Others Present at Meeting: Chris Cavett - City Engineer, Mitch Peterson, Patrick Fisher - New Prague Times, K.J. Harnak - Hy-Vee Inc.

Mayor Jirik asked if there were any additions to the Council agenda. There being none, motion by Bass, seconded by Wolf to approve the Agenda. All voted in favor. Motion carried (4-0).

City Administrator Mike Johnson presented the background information on the new Liquor License applications from Andrew Schroeder for Hy-Vee Inc dba:

- Hy-Vee Food Store - 200 10<sup>th</sup> Avenue SE, New Prague - 3.2% Off-Sale Malt Liquor License
- Hy-Vee Wine & Spirits Store - 202 10<sup>th</sup> Avenue SE, New Prague - Off-Sale Intoxicating Liquor License

The applicant is proposing that these businesses would be eligible to begin operating at the above addresses on or after July 1, 2021. Licensing period would be from that point through March 31, 2022 in accordance with the City of New Prague's normal liquor licensing period.

In accordance with City Code Section 110.16 Issuance of License (Subd. C.), prior to approving an application for issuance of a license, the Council shall provide an opportunity for public comment for or against issuance of the licenses. The Applicant has paid all license fees and has provided proof of Financial Responsibility at both locations. Property taxes and utility bills for both locations are current at the time of this memo. Police Chief Gareis conducted a background check on the applicant and is recommending that there are no disqualifiers preventing the applicant from being granted a license(s).

Mayor Jirik proposed to open the Public Hearing on the Liquor License at 6:03 p.m. Hy-Vee Inc.'s representative Mr. K.J. Harnak, 5848 Savannah Lane, Shoreview, MN 55126 introduced himself and was present to answer any questions. Mr. Harnak shared that Hy-Vee, Inc. is looking forward to being a part of this community. No public comment was received. After discussion, motion by Seiler, seconded by Bass to close the Public Hearing at 6:05 p.m. By roll call vote, all voted in favor. Motion carried (4-0).

After discussion, motion by Bass, seconded by Seiler to approve the 3.2% Off-Sale Malt Liquor License at the Hy-Vee Food Store - 200 10<sup>th</sup> Avenue SE, New Prague and the Off-Sale Intoxicating Liquor License at

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the Hy-Vee Wine & Spirits Store - 202 10<sup>th</sup> Avenue SE, New Prague. All voted in favor. Motion carried (4-0).

City Engineer Chris Cavett provided an update to the City Council on the TH#19/Main Street Reconstruction Project (2020-2021 CIP) and shared that the dry weather is definitely helping with the progress of the project schedule and going according to schedule. Mr. Cavett shared the progress being made this week and projected what will take place next week and into the weeks that follow.

Three Change Orders for the Council's consideration included: Change Order #17 for \$293,285 - due to the variable soil conditions on the project and needing to increase the subgrade depth by adding a sand layer and the addition of a geotextile fabric; Change Order #18 for \$142,579.64 - required to compensate the contractor time, materials and equipment charges for the work and rework that took place within Change Order #17; Change Order #19 for \$24,745 - required to provide the contractor compensation for the installation of the 6" water service to 'Czech'ers Sports Bar. Mr. Cavett addressed some of the Council's concerns regarding the subgrade addition, asbestos covered pipes and the cost.

After discussion, motion by Wolf, seconded by Bass. By roll call, Bass, Jirik and Wolf voted Aye, Seiler voted Ney. Motion carried (3-1).

Planning/Community Development Director Ken Ondich requested approval of a resolution approving a Conditional Use Permit (CUP) #C2-2021 as proposed by Greg Sayler to relocate a single-family home to the vacant lot located at 303 2<sup>nd</sup> Street NW in the RL-84 Single Family Residential Zoning District. The Planning Commission recommended approval by a vote of 4-0 to forward the recommendation the City Council contingent on additional information being obtained and added for consideration at the City Council Meeting.

Comments were received during the Planning Commission Public Hearing from the applicant as well as from three adjacent property owners which were Nancy Zendner at 309 2<sup>nd</sup> Street NW, Trevor Schwirtz at 307 2<sup>nd</sup> Street NW and Terry Crawford at 306 3<sup>rd</sup> Street NW. The full meeting minutes were provided to the City Council in their June 7<sup>th</sup> packet but the summary of the comments was that the three adjacent property owners were opposed to the relocation of the house by arguing that the home did not fit into the neighborhood visually, would impact the traffic in the alley, would impact drainage in the area and finally would substantially negatively impact their property values.

Additionally, staff sought further review from the City Engineer regarding traffic and drainage. To summarize the key information in the supplemental document, County Assessor Michael Thompson noted that moving the proposed home to the lot would not impact the neighboring property values either positively or negatively, the value of the home will be very similar from Prior Lake to New Prague, the proposed

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improvements to the home would raise its value but they would be offset by the lack of any finishing of the basement. Additionally, the City Engineer noted that traffic on the alley from this additional home should not be a concern and that the parking pad should mostly drain to the south and not to the alley and to provide for swales on the property lines to control north/south drainage.

As noted above, the recommendation for approval was contingent upon additional information being collected. The three adjacent property owners (Trevor Schwirtz, Terry Crawford and Nancy Zendner) were also present at the City Council meeting and expressed their concerns. The Council acknowledged and understood the adjacent property owners' concerns and situation.

After discussion, motion by Seiler, seconded by Wolf to approve RESOLUTION #21-06-21-02 APPROVING CONDITIONAL USE PERMIT #C2-2021 TO ALLOW THE RELOCATION OF A SINGLE-FAMILY HOME TO A VACANT LOT AT 303 2<sup>ND</sup> STREET NW IN THE RL-84 SINGLE FAMILY RESIDENTIAL ZONING DISTRICT, AS PROPOSED BY GREG SAYLER. By roll call, Bass, Seiler and Wolf voted Aye, Jirik voted Ney. Motion carried (3-1).

City Administrator Johnson provided an update on the City Administrator recruitment process and logistical discussions took place between Council and Staff. Reaffirmed the schedule for next week with Liza Donabauer - David Drown Associates in assisting the Council and Staff with the proposed City Administrator Interview Schedule for the three candidates coming in next week. Summarized the agenda and logistics for the three candidates upon their arrival to the City of New Prague City Hall next Monday, June 28<sup>th</sup> and Tuesday, June 29<sup>th</sup>. After a two-day agenda including a City tour, Community Meet and Greet and interviews, it is the plan for the City Council to select the next City Administrator.

Mayor Jirik asked if there were any questions on the Consent Agenda. There being none, motion by Bass, seconded by Wolf to approve the Consent Agenda as follows:

- A. June 7, 2021 Special City Council Meeting Minutes
- B. Claims for Payment - June 21, 2021
- C. Call for Public Hearing on the Issuance of an On-Sale Intoxicating Liquor License for Schultzy's Restaurant Group LLC, dba 1319 Woodfire Tavern at 125 Main Street E., New Prague

All voted in favor. Motion carried (4-0).

Miscellaneous Items:

Owen Schultz - Introduced himself as one of the three new owners of the 1319 Woodfire Tavern going in the former 'Czecher's Sports Bar building. Talked a bit about the other two owners being his brothers and his Mom also being a part of the team. Shared plans they have for this location and looking forward to working with the City of New Prague on this new business venture.

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Maggie Bass - Shared concerns residents have about semi-trucks parking on residential streets. Wondering what's going to happen with these trucks once winter arrives? Discussed parking options and also details within the parking ordinance.

Duane Jirik - Met the Czech Deputy Consul General Jan Kubista currently stationed in Chicago who was visiting New Prague and members of the Czech Heritage Club.

Bruce Wolf - Inquired about: 1. Cyber Security Training for staff with so much going online. Mr. Ondich said this is definitely on their radar and training will be budgeted for in 2022. 2. Inquired if staff with work credit cards get audited? Mr. Johnson said that is part of the annual audit. 3. What is the plans for the outdoor pool? When will it get demolished and what are the plans for this space? Mr. Rynda explained this will be a 2022 agenda item (once the road construction project is complete).

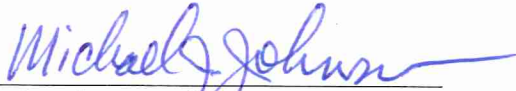
Matt Rynda - Provided an update on the seal coating project (almost double the size of a project from previous years) and explained that those roads seal coated will have the small rocks removed this week if not done already. 11<sup>th</sup> Avenue & 1<sup>st</sup> Street by Raven Stream will get restriped.

Mike Johnson - Per Patty Solheid, asked that the Council look at their calendars for August 11<sup>th</sup> or 12<sup>th</sup> to meet on Capital and Special projects to draft into the budget. Mr. Johnson will send out an email with date options. Also, a reminder that the Annual Firemen's Fish Fry is scheduled for next Tuesday, July 6<sup>th</sup> at City Club.

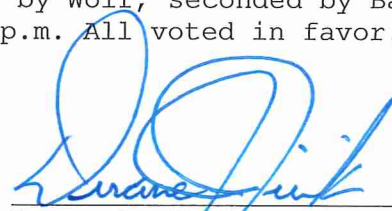
Rik Seiler - Asked for some clarification on the construction going on outside of the City Hall and whether or not this would change the architectural look of the building and staff assured this would not.

There being no additional business, motion by Wolf, seconded by Bass to adjourn the meeting at approximately 8:04 p.m. All voted in favor. Motion carried (4-0).

ATTEST:



Michael J. Johnson  
City Administrator



Duane J. Jirik  
Mayor