

**MONTROSE CITY COUNCIL MEETING**  
**APPROVED MINUTES –September 10th, 2024**

On **September 10th, 2024**, the Montrose City Council Meeting took place at the Community Center. *The Pledge of Allegiance* was recited. Mayor Susan Painter called the meeting to order at 6:00pm. **Roll Call:** Council members: Hanisch, Vogel, Binder and Scheff were present. Finance Officer Siemonsma present. Maintenance Hanisch present. Zoning Team: Hallem and Kappenman present. SECOG representative Sean Hegyi was present. City residents present. Quorum present. Rules of Decorum stated by Painter.

Action 24-143

Moved by council Hanisch, seconded by council Vogel for approval of Agenda. **Roll Call:** All favored no opposition. Motion carried.

Action 24-144

Moved by council Hanisch, seconded by council Scheff for approval of August 13th meeting minutes. **Roll Call:** All favored no opposition. Motion carried.

**SPECIAL TOPICS:**

Guest Sean Hegyi from SECOG was present to discuss Montrose's' Re-Zone process, conditional use permit process and help answer questions from the council and zoning team regarding future building permits on 1<sup>st</sup> Ave and the Comprehensive plan. Sean discussed Montrose's Zoning Regulations regarding a Storage Facility being defined on page 57, which is listed as a permitted or conditional use within the Industrial District, so a storage facility is NOT allowed in the Industrial District unless you amend your zoning regulations to allow it in the Industrial District. A Storage Facility is listed as a Conditional Use under Business District. It is NOT listed as a Permitted Use in the Business District. When a use is listed as a Conditional Use, it MUST go through the entire Conditional Use process unless the municipality changes their zoning regulations to allow the use as a Permitted Use. Assisted Living Facilities and Nursing Homes are listed as Conditional Uses in the Residential District and the Business District. They are NOT allowed in the Industrial District and MUST go through the entire Conditional Use process unless the municipality changes their zoning regulations to all the use as a Permitted Use. Sean discussed that you cannot have two uses on one lot, unless one of them is an accessory use. The lot on 1<sup>st</sup> Ave would need to be subdivided. Montrose would need to state their reasoning for going against the Comprehensive Plan if they decide to approve a rezone. Variance applications discussed between the FO and Sean within our zoning regulations.

McCook County Commissioners have requested funding from 4 cities in the county for Ambulance Service help. McCook County EMS is a contracted service by McCook County. McCook EMS is run by BJ Stiefvater and it is a privately owned business in Salem. The County Commissioners are asking for a 1-time payment of \$9,144.72 to help with over-budgetary issues within the county level. The County does not have an updated/current contract with McCook Co. EMS services at this time. The last contract that was signed by McCook Co EMS and the county was in November of 1998. The county commissioners came to last month's meeting to help answer questions from the council, and the council asked them to spread out the cost to all county residents and not just the city budgets. The county is asking for a onetime payment in January of 2025 or the ambulance service could potentially shut down its service to the community. If that happens, Montrose and surrounding areas would have to rely on Bridgewater, Humboldt and Sioux Falls for emergency services. Council Hanisch brought forward an EMS study to evaluate the cost to run an ambulance service citing over \$400,000 annually. Moving forward, the county commissioners are currently discussing long-term stable solutions to the funding issues. City of Spencer, City of Salem, and the City of Canistota have all agreed to provide funding for a short-term solution to the funding problem. City of Montrose is requesting that commissioner meetings take place in the evening so as city council members from all communities can attend instead of being held during the day when members have to work.

Action 24-145

Moved by council Hanisch, seconded by council Vogel, for approval to appropriate funds to McCook County for EMS services in the amount of \$9,144.72 in January of 2025. This payment is a 1 time payment; payable to the County with the stipulation that an alternative solution be figured out by a fair means of financing spread throughout the county, with a possible new tax district set up for this service in the future. **Roll Call:** Scheff (Yay), Binder (Nay), Vogel (Yay) and Hanisch (Yay). Motion carried.

**OLD BUSINESS:**

City Punch List Reviewed by council members. Maintenance Hanisch discussed completed street repairs throughout town and the need down the road to overlay Church Ave after a sewer manhole is repaired with DGR.

Action 24-146

Moved by council Vogel, seconded by council Binder, to table the purchase of the pool diving board to give the council more time to get more information. **Roll Call:** All favored no opposition. Motion carried.

Council Hanisch stated that he is working on digging the holes and needs to have the private lines marked for the installation of the new scoreboard at the softball field.

Parks/Rec restroom partitions discussed and the bid was reviewed again. The council would like to discuss this further in November's council meeting.

#### Action 24-147

Moved by council Vogel, seconded by council Hanisch to keep the insurance premiums the same by not adjusting the statement of values and not accepting the recommendations of SBI. **Roll Call:** All favored no opposition. Motion carried.

June 2024 Flood insurance claim has not been reviewed by the council for reimbursement.

FO asked for council ideas on baseball fence repairs and future fencing in the area due to flood zone concerns. FO pitched out her idea for a non-traditional design to accommodate future flooding in the area. Council doesn't want to make any repairs to the fence or has any plans for future replacement at this time.

In last month's meeting, maintenance Hanisch proposed hosting a city property surplus option on Parcel #19.20.0306. This city property would need to clear ownership as city property and then be subdivided and replotted with a new survey prior to a city land sale option. The city council team agrees that the cost outweighs any benefits to the city to have this done. Noxious weed control will be done on this parcel of land.

#### **NEW BUSINESS:**

Sheriff Reports reviewed.

City tree dump hours need to be re-evaluated for citizen access. Tree dump is not consistently locked and citizen's needs for the dump seem to fall on the weekends most of the time. Maintenance Hanisch proposed a 2 day a week open time for tree dump access on a Friday and Saturday, then closed the rest of the week to help with consistency. Council members stated that the tree dump be locked with the citizen access to come into city hall and ask for a key with a load check only during business hours. Council will allow a key to be checked out over the weekend if prior plans are made with the FO during business hours.

#### Action 24-148

Moved by council Vogel, seconded by council Hanisch, for approval of the 1<sup>st</sup> Reading of ORD 2024-009 Budget Appropriations 2025. **Roll Call:** All favored no opposition. Motion carried.

#### Action 24-149

Moved by council Vogel, seconded by council Scheff, for approval of the 1<sup>st</sup> Reading of ORD 2024-010 Budget Supplement. **Roll Call:** All favored no opposition. Motion carried.

FEMA Financial Assistance options are available to all citizens for the June 2024 Flood Event. This involves filling out paperwork and sending it directly to FEMA. FO sent out letter to everyone on 1<sup>st</sup> Ave and posted resources online for people.

#### Action 24-150

Moved by council Hanisch, seconded by council Binder, for approval to apply for the 2025 DANR Forestry Grant opportunity. Trees chosen and location of planting discussed. **Roll Call:** All favored no opposition. Motion carried.

Review of the Legion operating agreement and discussion of the Liquor license renewals, due in October 2024 with SD DOR.

#### Action 24-151

Moved by council Vogel, seconded by council Hanisch, for approval of the renewal of the operating agreement with the Legion for another year. **Roll Call:** All favored no opposition. Motion carried.

City property 117 W Main street plans discussed. Sealed bid vs. realtor vs auction sale. Council asked FO to reach out to Nick Thompson realty for fees and also reach out to 3 community members; Hallem, Kappenman, and Erickson for appraisals for the building.

#### **DEPARTMENT REPORTS**

Maintenance Hanisch discussed mowing of city property at the baseball field. It takes the city double the time and expense to mow the school's property as opposed to mowing city property on the north side of the baseball fence. Council members will reach out to the school board members to address this issue again.

Street repairs are done, cleanup is underway. Hanisch is working on backfilling the streets currently and will order more gravel to finish. Hanisch will also drag and re-seed the areas he had to tear up this year.

Hanisch plans on discharging cell 3 into the river; going through all the necessary water-sampling requirements from the state. This is to release water from pond to pond as to address a possible clog of sludge from pond 1 into pond 2. Jetting may be necessary.

Finance updated the council on the annual King brook Rural Water Increase for 2025.

Finance discussed the need for a chargeback fee for NSF for the online billing system. FO proposes a \$14.00 fee to cover bank fees when this happens. The council members asked about the frequency of this issue and since it has only happened twice in the last year, the council does not think it is necessary to add a chargeback fee at this time.

Action 24-152

Moved by council Binder, seconded by council Scheff, for approval of the 1<sup>st</sup> Reading of Resolution #2024-007 Campground Revenue Appropriation. **Roll Call:** All favored no opposition. Motion carried.

FO reached out to Jasen Eie Electric for a bid to upgrade the campground from some 30amp services to all 50amp services to better serve our camping patrons. The bid will be presented in next month's meeting for council review.

FO discussed the taxes and surcharges on the seasonal annual payments. The council decided to have the taxes taken out underneath the \$2000 payment instead of increasing the annual payment for our patrons at this time.

End of month bank account balances reviewed by council. Pool and Campground Revenue/Expenditure updates provided in the council packet.

**SEPTEMBER VOUCHERS:**

**PAID Between Meetings**

29503e	FEDERAL TAX PAYMENT	8/13/24	\$1,795.31	Payroll Taxes
29505e	FEDERAL TAX PAYMENT	8/30/24	\$950.31	Payroll Taxes
00011e	CAMPSPOT	8/16/24	\$437.75	Camp Reservation Fees
00012e	CLOVER CONNECT	8/16/24	\$181.07	ACH Card Fees for Campground-JULY
00013e	CLOVER CONNECT	9/4/24	\$169.20	ACH Card Fees for Campground-AUG
30384	CRYSTAL KERKHOVE	8/14/24	\$43.75	Pool Snack Reimbursement
30382	DIANE HANISCH	8/14/24	\$47.00	Pool Snack Reimbursement
30383	JORDYN HOFER	8/14/24	\$24.75	Pool Snack Reimbursement
30387	MCI	9/3/24	\$51.29	Long Distance Calling
30388	MENARDS	9/3/24	\$45.97	Pool Algaecide/Iron for Pool Basin
29506e	MISC	8/30/24	\$14.00	Nuvei Fee for NSF
29507e	SD DOR	9/4/24	\$233.63	Garbage Tax Reporting-August
30390	SD RETIREMENT SYSTEM	9/4/24	\$1,309.00	SDRS Reporting August
30389	THE SECURITY STATE BANK	9/3/24	\$891.05	Postage; Brochures; Camp; Parks; Shop Mirrors; Street Cones; Ofc Supplies

**PAID at Council Meeting**

30392	A&B BUSINESS	9/10/24	\$240.24	Monthly IT Service; Printer Contract
30393	ADDISON GORDON	9/10/24	\$49.61	Private Swim Lesson Reimbursement
30394	ADDY DISPOSAL	9/10/24	\$3,256.00	Monthly Garbage Fee
30395	BADGER METER	9/10/24	\$18.50	Monthly cellular/network fees
30396	BANYON DATA SYSTEMS	9/10/24	\$195.00	Annual Online UB payment support fees
30397	BIERSCHBACH EQUIPMENT	9/10/24	\$2,692.29	Mini Excavator Rental for Street Repairs
29508e	CAMPSPOT	9/10/24	\$396.10	Reservation Fees for AUGUST
30398	CITY OF HUMBOLT	9/10/24	\$650.00	Mosquito Spraying (2)
557.34	CITY OF MONTROSE	9/10/24	\$557.34	Monthly UB Bill
30400	DELL RAPIDS LAW FIRM	9/10/24	\$242.00	Lawyer Fees
30391	DOROTHY ERICKSON	9/10/24	\$34.00	UB Deposit Reimbursement
30401	GOLDEN WEST	9/10/24	\$286.66	Monthly Office Phone Bill
30402	KINGBROOK RURAL WATER	9/10/24	\$10,303.50	Monthly Water Purchase-Usage
30403	MC&R POOLS	9/10/24	\$184.12	Water Testing Chems for next year
30404	MCCOOK CO. AUDITOR	9/10/24	\$1,570.84	Monthly Sheriff Fee
30405	MCCOOK CO. TREASURER	9/10/24	\$200.00	Annual Beacon Membership Fee
30406	MENARDS	9/10/24	\$145.44	Baseball building; Pool; Campground Supplies
30407	MIDAMERICAN ENERGY	9/10/24	\$35.03	August Usage
30408	MONTROSE GAS PLUS	9/10/24	\$785.90	Fuel Costs
30420	NEW CENTURY PRESS	9/10/24	\$249.25	Public Notices; Mtg Minutes; ORD
30409	PAISLEE LINDSTROM	9/10/24	\$91.08	Private Swim Lesson Reimbursement
30410	SAMANTHA SCHAEFER	9/10/24	\$25.00	Pool Snack Reimbursement
30411	SARA SMITH	9/10/24	\$13.50	Pool Snack Reimbursement
30419	SD DOT	9/10/24	\$16.00	Annual Billboard Permit Fee
30412	SOUTHEASTERN ELECTRIC COOP	9/10/24	\$2,739.33	Monthly Electric Bill
30413	STURDEVANTS AUTO PARTS	9/10/24	\$174.98	Chevy Water Truck battery;filter
30414	TRANSOURCE	9/10/24	\$990.37	Payloader Repairs

30385	WICKRE, ANDREW	9/10/24	\$103.22	UB Deposit Reimbursement
	TOTAL PAID:		\$32,439.38	

**Pay-  
roll**

	Finance Officer	9/10/24	\$6,115.38	3 pay periods - August
	Office Admin	9/10/24	\$714.00	3 pay periods - August
	Seasonal Mowers	9/10/24	\$1,379.14	3 pay periods - August
	Seasonal Pool Staff	9/10/24	\$8,450.89	August
	Certified Operator Temp.	9/10/24	\$100.00	Monthly August
	Maintenance Technician	9/10/24	\$4,837.75	3 pay periods - August
	TOTAL SALARIES:		\$21,597.16	
	<b>GRAND TOTAL:</b>		<b>\$49,198.79</b>	

Action 24-153

Moved by council Hanisch, seconded by council Vogel for approval of bills paid between meetings and bills paid at council meeting. **Roll Call:** All favored no opposition. Motion carried.

Hearing of those present: Camp Host LaDawn Ripperda asked about installing handheld shower heads in the bathhouse along with shower caddy's for the campers. The council was ok with this. LaDawn also asked about an address to use while they are there next year. The FO recommended using the 1 address that the campground already has assigned.

Action 24-154

Moved by council Hanisch, seconded by council Binder to enter into Executive Session at 8:46pm. **Roll Call:** All favored no opposition. Motion carried.

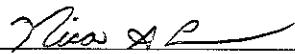
Action 24-155

Moved by council Binder, seconded by council Hanisch to Exit Executive Session at 8:53pm. **Roll Call:** All favored no opposition. Motion carried.

Action 24-156

Moved by council Hanisch, seconded by council Scheff to **Adjourn** at 8:54pm. **Roll Call:** All favored no opposition. Motion carried.

Attest:

  
Nicole Siemonsma  
Finance Officer

  
City Mayor or Council President

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Publish Date: 9/19/24

**PUBLIC NOTICE  
MONTROSE CITY  
COUNCIL MEETING  
UN-APPROVED MINUTES  
-September 10th, 2024**

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**Action 24-143**

Moved by council Hanisch, seconded by council Vogel for approval of Agenda. Roll Call: All favored no opposition. Motion carried.

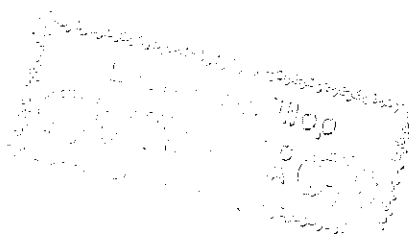
**Action 24-144**

Moved by council Hanisch, seconded by council Scheff for approval of August 13th meeting minutes. Roll Call: All favored no opposition. Motion carried.

**SPECIAL TOPICS:**

Guest Sean Hegyi from SECOG was present to discuss Montrose's 'Re-Zone' process, conditional use permit process and help answer questions from the council and zoning team regarding future building permits on 1st Ave and the Comprehensive plan.

Sean discussed Montrose's Zoning Regulations regarding a Storage Facility being defined on page 57, which is listed as a permitted or conditional use within the Industrial District, so a storage facility is NOT allowed in the Industrial District unless you amend your zoning regulations to allow it in the Industrial District. A Storage Facility is listed as a Conditional Use under Business District. It is NOT listed as a Permitted Use in the Business District. When a use



Printer's Affidavit of Publication

**AFFIDAVIT OF PUBLICATION**

STATE OF SOUTH DAKOTA)

)SS

COUNTY OF McCOOK)

TROY SCHWANS of said County and State, being first duly sworn on his oath, says THE SPECIAL is a weekly newspaper of general circulation, printed and published in Salem, McCook County and State of South Dakota, and has been such newspaper during the times hereinafter mentioned; that the said newspaper is a legal newspaper, that it has a bonafide circulation of more than 200 copies weekly, that it has been published within said County of McCook for more than fifty-two successive weeks prior to the publication of the notice hereinafter mentioned and has been printed during said period and at the present time, in whole in an office maintained at said place of publication; and that I, the undersigned, am publisher or employee of said newspaper, in charge of the advertising department thereof, and have personal knowledge of all facts in this affidavit;

that the advertisement headed.....

Montrose City Council  
Unapproved Meeting Minutes  
9-10-24

a printed copy of which is hereto attached, was printed and published in the newspaper for . . . weeks; that said notice was published in the issues of said paper on the dates as follows, to wit:

- The first publication being made on ..... 9/19, 20 24
- the second publication on ..... 20
- the third publication on ..... 20
- the fourth publication on ..... 20
- the fifth publication on ..... 20
- the sixth publication on ..... 20
- and the last publication on ..... 20

that \$162.67, being the full amount of the fees for publication of the annexed notice, insures solely to the benefit of the publisher of the said newspaper; that no agreement or understanding for a division thereof has been made with any person; and that no part thereof has been agreed to be paid to any person whomsoever.

.....  
Subscribed and sworn to before me this. . . . 2nd

day of. . . . October . . . . 20 24

.....  
Notary Public, . . . . McCook . . . . County

My commission expires. . . . 1-23-30