

# City of Stewart Council Special Meeting Minutes

## January 8, 2025

6:00 pm      Call to Order the Regular Council Meeting

Pledge of Allegiance

Roll call;      Mayor: Jason Peirce - here  
                    Council Member: Carol Altrichter - here  
                    Council Member: James Eitel - here  
                    Council Member: Wes Holtz – absent  
                    Council Member: Daniel Broucek – here

1. Oath of Office is given to Mayor and New Council Members
2. Discussion and Update of 2024-2026 Infrastructure Project
3. Public Discussion
  - a. Greg Maiers, 310 Martha St: He is wondering when it comes time for stormwater to be reconstructed in his area, will the assessment include a sump pump outlet on the side of the street
    - i. Bolton and Menk let him know it does
    - ii. Can you prepay in the spring rather than before the November deadline?
      1. Yes, you would pay interest up to that point and then the rest go to principle
  - b. Lee Markgraff, : He wants to know if he will be charged half of North street for repairing the curb and gutter
    - i. Matt let him know he would
    - ii. He wants to know if he has to pay for half of resurfacing
      1. Matt let him know he would pay 17.5%
  - c. Terri Rikke, North Street: He wants to know if they can still use the water while they are doing the project
    - i. Mayor Peirce let him know there would be temporary hookups to all properties during construction, but there may be a small down time
  - d. Kathy Ewert:
    - i. Matt let her know there will be no assessment for North Street
  - e. Gerry Fitzloft, 221 Martha St: Her husband is homebound and can only get around on a scooter or walker, is he stuck in the house when he has to go somewhere?
    - i. Matt let her know there is usually a preconstruction meeting to address the access concerns they have. If they give their contact they will be invited to that meeting
  - f. Orville Trenton, 401 Martha St: He is wondering if curb and gutter will go on both sides on back streets and who will be paying for all of the curb and gutter on the north side of the street
    - i. Mayor Peirce let him know it would be the property owner, which is owned by the City of Stewart
    - ii. Orville asked if he is only paying 17.5% for streets then

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1. Mayor Peirce let him know that his calculations will be a bit different because he has a front, side, and back lot. The most he will be paying for any side will be 17.5% but the other sides will be discounted
- iii. Orville was asking if the church would pay for the curb and gutter for the St. Paul cemetery
  1. Mayor Peirce stated that they are only doing a spot dig to put in water main, not tearing up the entire street
  2. Matt said that there will be a new service that gets pour in under street to tie into the church as well
- g. East Street: She pays taxes on two water connections/sheds, so she wants to know if she is paying for both water sheds and only having water to one and not the other one
  - i. Mayor Peirce said that if she only wants water to one property then she will only be paying for that. If there is no connection point on the second lot, then she will not have to pay for that
  - ii. If she does not want water stubbed out to that second property anymore, then she can petition the city to have that shut off so she only receives one water bill going forward
- h. Greg Maiers, 310 Martha St: He is asking for clarification about the long side and the short side of the lot
  - i. Mayor Peirce stated that he will be charged 17.5% for the shortest side of the property (which would be called the front lot)
  - ii. On his address side he will be charged 8.75%, but when Winona St gets done, he will be charged 17.5% for that street
- i. Delvin Bethke: He asked if he could have a better understanding for each of his properties
  - i. Main Street and County Road 7: He is not getting assessed because there is no benefit to his property
  - ii. 871 Martha St: He is getting charged for his side lot for street, curb, and gutter. His water connection is to Bowman Street so he will be assessed for the water improvement on that side of his property. If they dig up the street and find out that his property is connected to Martha and not Bowman, they will get rid of the charge from Bowman Street
  - iii. Corner of Herbert and Martha: He was assessed as a side lot, so he received a 50% discount for the street service
- j. Greg Maiers: He is wondering if the City's plan is to approve the plans at the next council meeting
  - i. Mayor Peirce stated that they plan to approve the assessment at Monday's council meeting and then award the bid at February's meeting
- k. Orville Trenton: He stated that his total is \$67,500 and he doesn't think he can afford to pay it
  - i. Matt let him know there are deferment options for senior citizens and other considerations there. He can talk to someone up at city hall to determine if he qualifies for that
- l. 651 Stewart St: He was wondering if they could have a wider approach to have it in alignment with his garage

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- i. Mayor Peirce asked him to put that down on paper and give it to the City Clerk to certify it, and they can take care of it for the homeowner
- ii. If there is an additional cost, that will be charged to the homeowner

Mayor Peirce closed the public discussion at 7:00pm

#### **4. Terry Rikke Letter of Intent**

- a. Mayor Peirce let him know we will have to check with legal since the property isn't for sale and it is technically owned by the public
- b. Council member Eitel wants to know if it is acreage or footage
- c. Terry let him know it is a 10 acre parcel that goes behind 700 North Street and behind 2 more houses then moves North to Yankee and out East to County Road 7
- d. He wants to maintain the agricultural land and plant
- e. Mayor Peirce let him know the City would get in contact with him

**ADJOURN**

Motion to adjourn at 7:03pm, Altrichter/Broucek, all in favor, motion carries

By:

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Jason Peirce – Mayor

**ATTESTS:**

By: \_\_\_\_\_  
Laura Ranieri, City Clerk - Treasurer