



7:26 P.M. Mayor Wanner opened the meeting.

Roll Call:

Councilors Nielson, Pickett, Peterson, Childs, and Hill were present. Planning Commissioners attending included Commissioners Saulter, Peterson, White, Miller, and Bore. Staff members present included City Administrator Marker, City Treasurer Buege, and Public Works Director Bunnell.

Invocation/Inspirational Thought:

Councilor Pickett offered an invocation.

Pledge of Allegiance was led by Mayor Wanner

General Discussion

Mayor Wanner led a discussion with the Council and Planning Commission about development standards.

Administrator Marker provided a brief overview of land use law enforcement limitations and the role of Land Use Authorities to apply adopted laws. He also reviewed procedures to change land use regulations if desired.

Points of focus included Main Street Overlay standards, landscaping requirements, and street improvement obligations by new development. Specific consideration was given to the Christensen Insurance building, currently under construction at 300 South Main, and the proposed Dollar General Store to be built at 500 South Main.

On the matter of street improvements by new development adjacent to existing streets (not new subdivisions), Councilor Neilson moved that, going forward, it will be city policy that property owners shall extend and install road improvements (E.g. sidewalk, curb, gutter, road widening) and that the city will maintain that infrastructure thereafter. Motion seconded by Councilor Pickett. Vote was unanimous in favor.

Motion was made by Councilor Neilson that the city split the cost of street improvements with the businesses currently under construction. Second, by Councilor Peterson. Vote: Neilson – No, Pickett - Yes, Childs – Yes, Peterson – Yes, Hill – abstain. Motions passed. After additional discussion and questions about the previous motion, Councilor Neilson requested reconsideration of the vote. Second by Councilor Peterson. Vote was called: Childs – No, Neilson – No, Peterson – No, Hill – No, Pickett – Yes.

Councilor Neilson noted that if additional information comes to light or circumstances warrant reconsideration than the Council can take that under consideration.

After lengthy discussion Dennis was asked to provide the Council and Commission with links to the various sections discussed. The two groups would review the regulations to determine if changes were desired.

Mayor asked to enter a closed session to discuss character and professional competence of an individual. Motion made by Councilor Pickett to enter closed session as requested. Seconded by Councilor Childs.

Roll Call Vote: Neilson - Yes, Pickett - Yes, Peterson - Yes, Childs - Yes, Hill - Yes

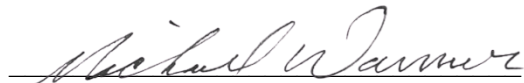
The Council entered closed session at 8:41 pm.

The Council exited closed session at 10:25 pm. Mayor Wanner noted that Councilor Hill exited the meeting before the closed session was completed. No action was taken by the City Council.

Adjournment:


Councilor Pickett made the motion to adjourn the meeting; Councilor Peterson seconded the motion. Vote was unanimous in favor.

Meeting adjourned at 10:25 pm.


Michael Wanner, Mayor

Approval Date: May 20, 2026

Attest:


Angela Leatherwood, City Recorder