

MINUTES OF THE OKOBOJI CITY COUNCIL MEETING HELD MAY 17, 2018

Mayor Mary VanderWoude called the meeting to order at 6:00 pm on May 17, 2018. All those present stood and recited the Pledge of Allegiance. Councilmembers Jim Hentges, Julie Andres, Jerry Robinson, Walter Mendenhall and Jim Delperdang were all present for Roll Call. Others present were City Administrator Michael Meyers, Hank Grant, Jane Shuttleworth, Les Marousek, Barbara Mendenhall, Daniel Sanders, Owen Primavera, Ann Mugge, Sharlene Eckard, Steven Dulin, Russ Eckard, Julie Delperdang, Paige Meyers, Russ Eckard, and Joe Andres. Notice of the meeting was distributed and posted at the Okoboji City Hall, the U.S. Post Office located in Okoboji, and on the City of Okoboji website.

Motion by Councilmember Andres and a second by Councilmember Robinson to adopt the agenda. The following Councilmembers voted "YEA": Hentges, Andres, Robinson, Delperdang and Mendenhall. The following Councilmembers voted "NAY": None. Motion passed 5-0.

NEW BUSINESS

Mayor VanderWoude explained to the Council and those present that this was the annual working dinner in which the Council and other appointed City of Okoboji boards had an opportunity to discuss City topics together.

Owen Primavera, Chairman of the Board of Adjustment, spoke on two issues relating to the Board of Adjustment. The first was that Primavera believes that the City should consider adopting language in the Zoning Regulations that would help City Staff administratively make decisions on legally non-conforming homes. Primavera believes that legally non-conforming homes should have the ability to expand if all else is conforming to the Zoning Regulations without having to appear before the Board of Adjustment.

Primavera also addressed the Council relating to the City of Okoboji's lakeshore landscaping ordinance. Primavera believes that the Board of Adjustment should be removed from the process of approving these permits.

Primavera also advocated that the City of Okoboji participate in long-term comprehensive planning with the County and other municipalities within the County.

Mayor VanderWoude also discussed recent changes with the development of the former Inn site and asked that Councilmember Delperdang address the Council and those present.

Councilmember Delperdang gave a historical account of the process of the development of The Inn. Delperdang explained that it was the understanding that the City were vacating Eden Street in return for the proposed park. Delperdang advised that it was not likely the plat would have been recommended by the Planning and Zoning Commission had the park not been involved. Delperdang reiterated comments from the May 8th City Council meeting where the City was told that the park was not to be considered as an exchange for Eden Street. Delperdang advised that this changes the perspective in which the City should evaluate the vacation of Eden Street. Delperdang advised that closing Eden Street was not an ideal idea addressing the easements, the residents of Fairfield Street, the cul-de-sac, and the precedent that the City was setting. Delperdang advised that there were multiple loose ends that the City was not comfortable moving fully forward with. Delperdang advised that the City had decided to address these issues at a Special Council Meeting, but, that the Developer had decided to withdraw the application for the preliminary plat.

Delperdang read aloud a letter addressed to the City from representatives of the development.

Delperdang advised that the developer was intending to readdress the preliminary plat as well as no longer request the vacation of Eden Street.

Delperdang spoke about the proposed park land. Delperdang addressed the property owners as environmentalists and not developers. Delperdang believes that the property owner still has the best interest of the area in their mind.

Delperdang addressed the promenade along the lake shore and believes that the City can continue to work with the developer on this issue in the future.

Delperdang advised that the City has an excellent opportunity to really clean up Eden Street and make it an attractive entrance to the lakeshore promenade.

Delperdang again spoke to the fact that the City made multiple efforts to move this project forward as it was and that he was still excited about the future possibility of the property.

Owen Primavera spoke about access to the pump house located on Eden Street and spoke to the concern about the continuance of the promenade. Delperdang addressed the promenade and believes that the City will have options.

Councilmember Andres spoke to the concerns of Fairfield residents who had contacted her about the development.

Primavera requested that public meeting be held regardless to address the concerns of the citizens.

Ann Mugge spoke to the environmental concerns and awareness of the developer. Councilmember Delperdang agreed with this thought.

Barbara Mendenhall spoke as a representative of the City's Planning and Zoning Board. B. Mendenhall addressed the City's lakeshore landscaping ordinance and she gave praise to the contractors working on the projects which the Planning and Zoning Board recently viewed. B. Mendenhall agreed with the thoughts which Primavera had mentioned previously about the ordinance.

City Administrator Michael Meyers spoke to the uniqueness of the City of Okoboji relating to zoning. Meyers advised that was looking into language to help relieve some of the Board of Adjustment's consistent meetings. Meyers also spoke to the idea of putting time limits on zoning / construction permits. Meyers advised that he felt as though the City did nearly everything possible to accommodate the developer of The Inn property and complemented the Council's good faith effort to pass the ordinance on the first reading but to also slow down the process by not approved the 2nd and 3rd reading that evening.

With no further comments or topics wished to be discussed, Mayor VanderWoude asked to a motion to adjourn. Councilmember Mendenhall moved to adjourn and a second by Councilmember Robinson. Mayor VanderWoude adjourned the meeting.

Council, Board of Adjustment members, Planning and Zoning members, and other city officials to meet at the Outrigger after discussion. At this time Mayor VanderWoude thanked everyone for their service to the City of Okoboji and that dinner would be served at Outrigger.

Mayor Mary VanderWoude

Michael Meyers, City Clerk / City Administrator

APPROVED –

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