

SPECIAL COUNCIL MEETING
CITY OF CROSSLAKE
WEDNESDAY, NOVEMBER 25, 2009
9:00 A.M. – CITY HALL

The Council for the City of Crosslake met in the Council Chambers of City Hall on Wednesday, November 25, 2009. The following Council Members were present: Mayor Jay Andolshek, Steve Roe, Rusty Taubert, John Moengen and Dean Swanson. Also present were City Administrator Tom Swenson, Clerk/Treasurer Jenny Max, General Manager Paul Hoge and Operations Manager Jared Johnson.

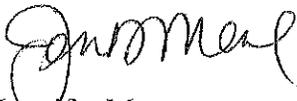
1. Mayor Andolshek called the Special Meeting to order at 9:00 A.M.

2. Paul Hoge addressed the Council regarding the status of the roof project at Crosslake Communications. Based on the Council's direction from the November 20, 2009 Special Council meeting, he obtained some information on how they should go about placing an ad in the paper to obtain additional quotes for the roof. Mr. Hoge spoke with two engineering firms and both of them told him that if the City were to place an ad in the paper, they would need to have a full set of specs drawn up in order to ensure the City was getting quotes for what the City wants in a new roof. Mr. Hoge relayed this information to City Attorney Mike Couri who stated that he didn't feel that getting a full set of specs would be necessary and provided the City with a Request For Proposal that could be used should the Council agree to pursue the project in that direction. Mr. Hoge told the Council that if they want to place an ad and pay an engineer to have a full set of specs drawn that he would be happy to do it, but he needs Council approval to spend the additional money. Right now Mr. Hoge estimates that engineering specs are going to cost approximately \$20,000. In addition, placing an ad runs the risk of having quotes come in at a much higher cost than what they have obtained thus far. Mr. Hoge stated that right now the City has a good quote from a local contractor who has a good reputation to complete the job. Steve Roe asked Mr. Hoge if there was a way to specify what kind of specs the City wants in the ad and Mr. Hoge stated that City Attorney Couri gave him a strong caution to not be specific beyond seeking a quote for a finished roof due to legal restraints. John Moengen said that the City should specifically state what it wants in the specs and that they can't just have someone come in and give a quote on something so generic. Mr. Moengen's concern is that the City has two quotes that range from \$88,000 to \$140,000 and is concerned that the lower quote could be missing something without having specs. Rusty Taubert questioned why the usual process of having an engineer complete the specs, advertise for bids, and have the engineer verify the project is being completed according to the specs was not done this time? City Administrator Tom Swenson stated that this should have been the process taken and that both Crosslake Communications and the City are public entities, and as a result they are held to a higher standard. Mr. Swenson's opinion is that he would not put out a request for proposal as that could possibly result in a much higher quote and also has the possibility of getting a contractor

from outside the City where the City has no prior knowledge of their qualifications. Mr. Swenson stated the Council should either hire Baratto Brothers based on their having the lowest quote for the pitched roof or throw out everything that has been done thus far and start all over. Dean Swanson stated that the City doesn't have an endless supply of money and that at the moment there isn't much cushion for spending in areas that the City doesn't need to spend on. Mr. Roe asked how the City could be assured that Baratto Brothers would complete the roof with the proper specs and in accordance to Minnesota building code. Mr. Hoge showed the Council the detail that Baratto Brothers provided with their quote and there were various discussions on certain items including how the roof would be attached to the building and how much ice and water barrier should be used. MOTION 11S5-01-09 WAS MADE BY STEVE ROE AND SECONDED BY RUSTY TAUBERT TO APPROVE THE QUOTE FROM BARATTO BROTHERS FOR CONSTRUCTION OF THE PITCHED ROOF AT CROSSLAKE COMMUNICATIONS PROVIDED THAT ADDITIONAL SPECIFICATIONS BE ADDED FOR HOW THE ROOF WILL BE FASTENED TO THE BUILDING AND HOW MUCH ICE AND WATER BARRIER WILL BE INSTALLED, PARTICULARLY OVER THE EQUIPMENT AREA. There was additional discussion by the Council and Mayor Andolshek called a ten-minute recess at 10:05 A.M. in order to see if Mr. Hoge could contact Jim Baratto and have him join the Council meeting to answer some of the Council's questions. Mayor Andolshek called the meeting back to order at 10:15 A.M. Mr. Roe spoke with Jim Baratto on the phone during the adjournment, as he was not able to come to the meeting. Mr. Roe stated that he felt based on the discussion he had with Mr. Baratto the City should not have any problems adding specific language to the contract to ensure the roof is constructed to not only Minnesota Building Code but also with the specifications that have been discussed by the Council. MOTION CARRIED 4/1 WITH COUNCIL MEMBER SWANSON OPPOSED.

MOTION 11S4-03-09 WAS MADE BY JOHN MOENGEN AND SECONDED BY JAY ANDOLSHEK TO ADJOURN THE SPECIAL MEETING AT 10:25 A.M. MOTION CARRIED WITH ALL AYES.

Respectfully Submitted,



Jennifer Max
City Clerk/Treasurer