



**AUGUST 23, 2022**  
**OFFICIAL PROCEEDINGS OF THE**  
**BOARD OF COUNTY COMMISSIONERS**

The Nicollet County Board of Commissioners met in regular session on Tuesday, August 23, 2022, at 9:00 a.m. Commissioners Jack Kolars, Terry Morrow, John Luepke and David Haack were present. Also present were County Administrator Mandy Landkamer, County Attorney Michelle Zehnder Fischer and Recording Secretary Sarah Frahm.

**Approval of Agenda**

Motion by Commissioner Luepke and seconded by Commissioner Haack to approve the agenda. Motion carried with all voting in favor.

**Consent Agenda**

Motion by Commissioner Morrow and seconded by Commissioner Haack to approve the consent agenda items as follows:

1. August 9, 2022 Board Meeting Minutes;
2. Acknowledgement of the Auditor's Warrants, and approval of the Commissioner Warrants as presented for the following amounts:
  - a. General Revenue Fund - \$134,911.53;
  - b. Road & Bridge Fund - \$134,558.89;
  - c. Human Services Fund - \$154,429.85

Motion carried with all voting in favor.

**Public Appearances:**

Lynn Fluegge approached the Board with concerns regarding CD86A. County Attorney Zehnder Fischer shared that they will be scheduling a meeting soon with landowners regarding CD86A updates.

Commissioner Luepke approached the Board as a landowner in the affected ditch area. He made a comment about his disappointment of the work done on the CD86A project.

**Human Resources**

***Amazon Business Account Policy***

Director Larson shared updates with the Board on the Amazon Business Account Policy. The purpose of the policy is to identify appropriate use by authorized users to ensure responsible use of taxpayer funds.

Motion by Commissioner Morrow and seconded by Commissioner Haack to approve the authorized use of the Nicollet County Amazon Business Account Policy. Motion carried with all voting in favor on a roll call vote.

***Gallagher Benefits Consulting Agreement***

Director Larson discussed the broker agreement with A. J. Gallagher. The County is transitioning from National Insurance Services to A. J. Gallagher as the insurance broker.

Motion by Commissioner Luepke and seconded by Commissioner Haack to accept the Gallagher Benefits Consulting Agreement. Motion carried with all voting in favor on a roll call vote.

**Classification and Compensation Study – Additional Data**

Director Larson shared updates on the Classification and Compensation study currently underway in Nicollet County. Director Larson recommends approval of the agreement so the final study numbers accurately reflect the data of the geographical area.

Motion by Commissioner Morrow and seconded by Commissioner Haack to approve the Gallagher Consulting Agreement for the Classification and Compensation Study. Motion carried with all voting in favor.

**Licensed Union Contract for 2022**

Commissioner Luepke motioned and Commissioner Morrow seconded to move to a closed meeting at 9:20 a.m. to discuss Licensed Union Contract negotiations. Commissioners Haack, Luepke, Morrow, and Kolars were in attendance, as well as Human Resources Director Larson, County Attorney Zehnder Fischer, and County Administrator Landkamer. The regular Board meeting was reopened at 9:29 a.m.

Motion by Commissioner Luepke and seconded by Commissioner Haack to approve the Licensed Union Contract for 2022. Motion carried with all voting in favor on a roll call vote.

**PPSD – Property Services**

**August 15, 2022 Planning & Zoning Advisory Commission Meeting**

Deputy Zoning Administrator Crawford came before the Board to request consideration of the following conditional use permit requests and findings of fact from the August 15, 2022 Planning & Zoning Advisory Commission Meeting:

1.)

Pentagon Materials/ Eveline & Kenneth Drill	PLN22-08	Conditional use permit for mineral extraction
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Motion by Commissioner Luepke and seconded by Commissioner Morrow to accept the Planning & Zoning Advisory Commission’s August 15, 2022 report, recommendations, and findings as submitted therein. Motion carried with all voting in favor.

**Set Public Hearing Date for the Floodplain Ordinance Amendment and Zoning Map Amendment**

Deputy Zoning Administrator Crawford brought forward a request to set the Public Hearing date for the Floodplain Ordinance and Zoning Map Amendments for September 27 at 10:00 a.m.

Motion by Commissioner Morrow and seconded by Commissioner Luepke to accept the Public Hearing date. Motion carried with all voting in favor.

**Administration**

**Open Door Health Center Letter of Support**

Administrator Landkamer brought before the Board a Letter of Support for the Open Door Health Center. A previous letter of support was provided by the County in 2018 for the same grant application.

Motion by Commissioner Haack and seconded by Commissioner Morrow to accept the approval of the Open Door Health Center Letter of Support. Motion carried with all voting in favor.

### **County Attorney**

#### ***South Central HRA Operating Deficit Acknowledgment, Amendment, and Consent Agreement***

County Attorney Zehnder Fischer shared updates related to the South Central Multi-County HRA. Due to the possible sale of the properties, an Operating Deficit Agreement (ODA) was prepared. The ODA was reviewed by the firm of Rupp, Anderson, Squires, Waldspurger, & Mace and approval of the document was recommended.

Motion by Commissioner Haack and seconded by Commissioner Morrow to authorize the Operating Deficit Acknowledgment Agreement. Motion carried with all voting in favor on a roll call vote.

### **County Attorney Update:**

Attorney Zehnder Fisher shared that the Attorney's Office had a table at the Nicollet County Fair with information on fraud prevention and victim's rights. Attorney Zehnder Fischer also attended the Fentanyl Poisoning Awareness & Prevention Day last Sunday in Mankato. The Attorney's office is wrapping up their school supply drive. Finally, a community event on Children's Mental Health and Wellness is scheduled for September 14, and the St. Peter Ambassadors and Lion's Club will be serving food.

### **Chair's Report**

### **Commissioner Committee Reports**

The Commissioners reported on various meetings and activities, including:

#### **Commissioner Jack Kolars**

- Canvas
- Budget Committee
- County Fair
- Board Workshop
- MnDrive workshop

#### **Commissioner Terry Morrow**

- Regional Treatment Center
- Hwy 169 Coalition
- Board Workshop
- Nicollet County Picnic
- Bernadotte Night Out
- Tri-County Board

#### **Commissioner John Luepke**

- Canvas
- Board Workshop

- Bernadotte Night Out

**Commissioner David Haack**

- ACWA Advisory Board
- Statewide Emergency Finance Board
- MnDOT Road Tour

**Approve Per Diems and Expenses**

Motion by Commissioner Luepke and seconded by Commissioner Haack to approve the expenses and per diems for the meetings noted above during the Commissioner Reports and/or as submitted on approved expense reports, and authorize payment of those expenses and per diems by the Finance Office. Motion carried with all voting in favor.

**Adjourn**


Motion by Commissioner Luepke and seconded by Commissioner Morrow to adjourn the meeting. Motion carried with all voting in favor. The meeting adjourned at 9:50 a.m.



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JACK KOLARS, VICE CHAIR  
BOARD OF COMMISSIONERS

ATTEST:



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MANDY LANDKAMER, CLERK TO THE BOARD