

COLDWATER CITY COUNCIL
REGULAR MEETING

Monday December 9, 2024, at 7:00 p.m.

The governing body of the City of Coldwater met in regular session, with the following present: Mayor Joe Ceballos presiding, Council members Makenzie Dunn, Gary Haulmark, Leasa Huck and Britt Lenertz, Public Works Director Danny Shaw, Chief of Police Tanner Maas, Lake Co-Managers Don and Debbie Dutton and City Clerk Kristal Sherman.

Visitors: Donna Brosius, Becky Dalton, Alan Herbert, Dan & Kay Rich, Monica & David Swartz, Mike & Deanna Habiger, Dennis Byram, Mark Fulcher, Josh Schmidt, Nick & Tyson Barnett and Christie Mazurowski

Mayor Ceballos called the regular council meeting to order, City Clerk, Kristal Sherman conducted roll call, council member Mike Bushnell was absent. Minutes from the November meeting were approved as written, motion by Leasa, seconded by Britt and all voted Yes.

Mark Fulcher, a seasonal camper at the lake, told the council he has a problem with the lack of transparency on discussions that the council has concerning the lake, referring to a recent discussion of raising the lake rates for “nonresidents only”, then he asked how the council would define a “nonresident” since he lives here six months out of the year and said “sometimes I feel like a third-class citizen”. He reminded the council their fiduciary responsibility is to the residents of Coldwater and asked that the council be more transparent with their discussions.

Dan Rich, a seasonal camper at the lake, said he wondered why we have all these rules and no one to enforce them, especially for the golf carts he said “there are kids hanging off golf carts zipping around at 90 miles an hour, there are just a few people that don’t follow the rules and they make it bad for everybody.” Dan also said we should be looking out for our own liability, there are bushes that have red poisonous berries on them that need to be pulled as well as more trees and weeds to prevent a fire hazard. He also said he was glad to pull the trees out that he did, they needed done, but there’s lots more that could be done.

Dennis Byram, a seasonal camper at the lake, told the council he needs to be able to put a cargo trailer on his campsite, and there are a number of changes that could be made to help things work more smoothly at the lake, he also thinks there are rules and regs that weren’t taken care of in the past and now all of a sudden they’re wanting to enforce them.

Mike Habiger, a seasonal camper at the lake, said he would pay additional fees, but knows the City is making money on the lake, he asked why the trees can’t be trimmed and sandburs can’t be sprayed, he also questioned the fact that people are allowed to drive their golf carts around the lake while drinking and doesn’t see why we can’t lower the age of kids driving a golf cart.

Council member Makenzie Dunn told the lake campers that if they ever have an issue, they can send an email to any one of the council members, their email addresses are on the website. Monica Swartz suggested a lake committee be formed and meet with the lake committee council members. The council thanked the lake campers that came to voice their opinion, and said they will work on being more transparent and also with forming a lake committee to have meetings outside the council meeting to bring their concerns to the council meetings.

Christie Mazurowski, manager of the Comanche Inn, asked the council what they’re planning to do about the transient guest tax that has been discussed in past meetings. She also told the council that if they approve the tax, it is supposed to fund tourism in the City and not for funding a water project, she said that could be “misappropriation of funds”. Mayor Ceballos told Christie the transient guest tax was on the agenda later in the meeting to be voted on.

Public Works Director Danny Shaw told the council the park mower is needing to be replaced and has priced one for \$12,000.00. Council member Gary Haulmark asked Danny if a new mower was in the park budget and he answered it was not, there was no further discussion about a park mower. Danny said he would like to use some of the money the City has received from FEMA for

the July, 2023 flooding, for new cones for the streets. After discussion, Britt made a motion to allow Danny to purchase new cones at a price of \$1,380.90, seconded by Leasa and everyone voted Yes. Danny also told the council he wants to look into renting a bucket to be able to trim trees at the lake. Don Dutton said he has priced one and it would be \$600 for a week and \$1,300 for a month to rent. Danny also asked the council if they had thought about the money that was asked for the ballfield budget, but didn't get put into the budget because a grant was applied for, but was denied. Kristal said the ballfield budget would be \$7,000.00 short from what Mike Jellison was asking for, but they could wait till next year and see what is rolled over into 2025 from the 2024 budget.

Chief of Police Tanner Maas reported the new taser has been delivered and his new vest is set to ship out on December 20th. Tanner also made another request for a new radio, telling the council the quotes he received don't expire until February 25th, but after that Motorola is planning a price increase. The quotes were for an APX 8000 series for \$6,559.59 and he would be able to get all frequencies on this radio, the other quote is for an APX 900 for \$2,531.67, but he wouldn't be able to get the fire and city channel. Gary made a motion to purchase the APX 8000 for \$6,559.59, seconded by Britt and everyone voted Yes. Tanner also told the council since the last meeting he has written 17 tickets and 17 warnings.

Lake Co-Manager Debbie Dutton asked the council to look at paragraph #4 of the seasonal lease agreement that deals with the term of the lease which is currently April 1st through September 30th. She asked that they stipulate if a camper can stay in their site into October. She said in the past if someone wanted to stay in October their rent was prorated, but with the way the lease currently reads, they need to vacate their site on September 30th. After discussion, Britt made a motion to amend paragraph #4 to read "if a seasonal camper wants to stay in their site during October, the monthly seasonal rate will be charged, or the daily rate, whichever they choose, but if they choose the prorated monthly rent, no refunds will be given for early departure", the motion was seconded by Gary and everyone voted Yes. Chief of Police Tanner Maas said it is state law that people have to have a valid license and 16 to drive a golf cart on city streets. The council then discussed setting a rate to charge for keeping a cargo trailer at the lake. Gary made a motion to charge \$100 a season for a cargo trailer, but later withdrew his motion. After further discussion, Britt made a motion to set a seasonal rate of \$50.00 for keeping a cargo trailer at the lake, seconded by Leasa and the motion carried 3-1 with Gary voting no. Gary said he was the one that asked to charge nonresidents a higher rate as residents and he still believed that should be done, Britt said she could not agree with that. Kristal told the council they had just raised seasonal camper rates by \$25.00 last year. After discussion about the lake rates, Makenzie made a motion to keep the lake rates the same as 2024, seconded by Britt and the motion carried 3-1 with Gary voting no. The council also discussed setting a limit on how many vehicles can be parked at each campsite, with no decisions made, the matter was tabled.

Lake Co-Manager Don Dutton asked the council to bring back a program that was started years ago when Roy Hoffman was Mayor which had a couple from each section of the lake taking care of a bathroom, discussion was held on the subject, but no decisions were made. Don told the council he is going to take vacation the month of January.

Under Administration: Mayor Ceballos asked the council if they want to take bids on the pasture leases for 2025. Britt made a motion to take pasture lease bids until January 10th, seconded by Gary and everyone voted Yes. Bids will then be open at the January 13, 2025 council meeting.

Mayor Ceballos presented CMB renewal applications from The Snappy Stop and Jennifer King at Kings Corner 2. Gary made a motion to approve each of the CMB applications for renewal licenses, seconded by Britt and everyone voted Yes.

Mayor Ceballos asked the council if they want to give the City employees an extra day off for the upcoming Christmas Holiday. This year Christmas falls on Wednesday. Gary made a motion to give the City employees Tuesday, December 24th and Wednesday, December 25th off for the holiday,

seconded by Britt and everyone voted Yes. Gary made a motion to give the City employees off at noon on Tuesday, December 31st and all day January 1st for the New Year's holiday, seconded by Leasa and everyone voted Yes.

Mayor Ceballos asked the council if they want to give employee bonuses again this year. Kristal told the council she had given them a copy of last year's bonuses and added a year beside everyone's name. Leasa said she agreed with the bonuses, but would like to bump Kristal up to \$750.00 for the extra work she's done for Prairie Plaza. Gary made a motion to give the same bonuses as last year, except for Kristal to move up to \$750.00, seconded by Britt and everyone voted Yes. Kristal thanked the council for the "extra" bonus.

Mayor Ceballos asked the council to set a special year-end meeting to pay bills. Britt made a motion to set the special year-end meeting to Monday, December 30th at 6:00p.m., seconded by Gary and everyone voted Yes.

Bills in the amount of \$98,078.74 were presented for payment. Makenzie made a motion to pay the bills as presented, seconded by Gary and everyone voted Yes.

Under unfinished business, Gary made a motion the council approve a Charter Ordinance to levy a transient guest tax at a rate of five percent (5%), the motion was seconded by Makenzie, Gary and Makenzie voted Yes, Britt and Leasa voted No. In the event of a tie vote, the Mayor votes to break the tie, Mayor Ceballos told Gary he hasn't been for this tax since the beginning so he is voting No. The motion was denied.

Britt reported on the water/wastewater project, she said the water committee would like to have the council vote on what projects to move forward with so it can be sent to Pete Earles and he can begin the design phase. After discussion, Britt made a motion to proceed with the new water main to the lake, replacing sewer lines and steel water lines which total \$2,120,000.00, the motion was seconded by Gary and everyone voted Yes.

With no other business presented, Britt made a motion to adjourn the meeting at 9:20 p.m., seconded by Gary and everyone voted Yes