



City Council Special Meeting Minutes

**Tuesday, March 17, 2026
Council Chambers
749 Main Street
5:30PM**

Mayor Leh called the meeting to order at 5:31 p.m. Roll Call was taken, and the following members were present:

City Council:

**Mayor Chris Leh
Mayor Pro Tem Barbara Hamlington
Council member Josh Cooperman
Council member Deborah Fahey
Council member Dietrich Hoefner
Council member Judi Kern – Arrived at 5:33**

Absent:

Council member Caleb Dickinson

Staff Present:

**Diana Langley, City Manager
Samma Fox, Deputy City Manager
Rob Zuccaro, Community Development Director
Kurt Kowar, Public Works Director
Cory Peterson, Utilities Deputy Director
Christina Fernandez, Deputy City Clerk
Mindy Olkjer, Executive Assistant**

EXECUTIVE SESSION – REAL PROPERTY ACQUISITIONS AND DISPOSITIONS (00:01:14)

Mayor Leh introduced the item.

City Attorney Kelly introduced the agenda item and presented the request for an executive session.

Deputy City Clerk Fernandez read the statement required by the City Code.

City Attorney Kelly provided a statement outlining the authority for convening the executive session.

Mayor Leh moved to enter executive session; seconded by Council member Fahey.

Aye: Leh, Hamlington, Cooperman, Fahey, Hoefner, Kern

Nay: None

Absent: Dickinson

Council entered Executive Session at 5:37 pm.

Council reconvened the Special Meeting at 6:00 pm.

EXECUTIVE SESSION REPORT – DISCUSSION / DIRECTION / ACTION (00:29:20)

City Attorney Kelly stated the Executive Session was for the purpose of discussing a potential real property disposition, and City Council had such discussion. As a follow-up to the Executive Session, recommend if the Council desires to accept an offer that we reviewed, Council direct the City Manager to accept the offer, conditioned upon the City Council adoption and final effectiveness of an ordinance authorizing the conveyance of the property to the purchaser; and direct the City Attorney to draft such an ordinance for Council's consideration at the march 24, 2026 City Council meeting. City Attorney Kelly reminded the Council, and for the public's knowledge, Charter Section 4-8(B) requires an ordinance to approve any transfer of fee ownership in real property owned by the city.

Mayor Leh moved to accept the offer and direct the City Attorney as stated in her report from the Executive Session; seconded by Council member Hoefner.

Aye: Leh, Hamlington, Cooperman, Fahey, Hoefner, Kern

Nay: None

Absent: Dickinson

REGULAR BUSINESS

**DISCUSSION / DIRECTION: WATER AND SEWER RATES AND TAP FEES
(00:31:18)**

Mayor Leh introduced the item.

Public Works Director Kowar conducted the presentation with support from Utilities Deputy Director Peterson.

City Manager Langley asked about potential modifications for drought conditions.

Public Works Director Kowar reviewed the stages of the drought plan.

Council posed several questions which were acknowledged and answered as part of the discussion.

Public Comment

- Betty Solek

Council engaged in discussion, shared their feedback and supported the staff's analysis and conclusions.

DISCUSSION / DIRECTION: FINAL LAYOUT CONCEPT FOR THE SOUTH STREET UNDERPASS (01:48:50)

Mayor Leh introduced the item.

Public Works Director Kowar conducted the presentation. Asking council to approve the recommended option 2.59.06

Council posed several questions which were acknowledged and answered as part of the discussion.

Public Comment

- Bill Ridler, Tebo Properties

Council posed additional questions which were acknowledged and answered as part of the discussion.

Council provided their input and feedback.

Council member Hoefner moved to proceed with Option A1, with the removal of the right-in/right-out from the budgeted scope of work and a request that the property owner fund that component. If we are unable to reach a position with the property owner that provides either support or at least non-opposition for the project to move forward, then Council will pivot as needed, up to and including Option B, to ensure the preservation of grant funding. The motion was seconded by Mayor Leh.

City Manager Langley requested clarification on whether obtaining non-opposition from the property owner, by withdrawing the items noted in the letter, also implies that the owner must pay for the right-in / right-out.

Council member Hoefner confirmed the clarification was correct.

Aye: Leh, Hamlington, Cooperman, Fahey, Hoefner, Kern

Nay: None

Absent: Dickinson

ADJOURN (02:34:14)

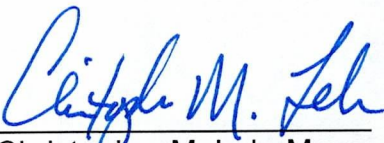
Council member Hoefner moved to adjourn the meeting; seconded by Council member Kern

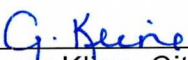
Aye: Leh, Hamlington, Cooperman, Fahey, Hoefner, Kern

Nay: None

Absent: Dickinson

The meeting adjourned at 8:05 pm.


Christopher M. Leh, Mayor


Genny Kline, City Clerk

