

## Piedmont Board of Trustees

June 4, 2024

### Unapproved Regular Meeting Minutes

- 1) The Meeting of the Piedmont Board of Trustees was called to order at 6:30 p.m. on Tuesday, June 4, 2024, beginning with the Pledge of Allegiance. In Attendance: Phil Anderson, Jack Parks, Mike Johns, Phil Aitken & Bruce Lutz.
- 2) Johns made a **Motion, Seconded** by Parks, to approve the Agenda as written. All voted "Aye". **Motion carried.**
- 3) Minutes: Minutes of the Regular Meeting on May 21, 2024: Make a change to note who voted "Aye" & "Nay". **Motion** by Lutz to approve as amended, **Seconded** by Johns. All voted "Aye". **Motion carried.**  
Minutes of the Special Public Hearing on May 28, 2024: **Motion** by Lutz to approve, **Seconded** by Aitken. All voted "Aye". **Motion carried.**
- 4) 4<sup>th</sup> of July: Anderson read the letter from the Fire Dept. about parking and streets before the 4<sup>th</sup> of July Parade. Parks made a **Motion** to approve the proposal of closing down the 100 Block of Park Street and the Alley behind the Fire Department, and that they will be responsible for the barriers. **Seconded** by Lutz. All voted "Aye". **Motion carried.**
- 5) Library: a) Megan is in Aberdeen at School this week. Summer Reading Program had a great kickoff. Written reports in the packet.
- 6) Planning & Zoning: a) Nothing new to report. b) Baseline Surveying presented the original Plat that has had no changes made as it went through Preliminary and Final Plat stages with Planning & Zoning. It is a 10 acre+ plat with a Private Access Easement. Approaches have been approved by the Highway Superintendent. The plat also shows a dedicated right of way easement over the adjoining property to the property being subdivided. The public right of way easement is not currently developed. Baseline Surveying, Shanon Vasknetz, stated the owners of the land impacted by the public right of way easement (who son seeks to buy the parcel if platted) and the developer are not seeking to vacate or eliminate the public right of way. With a number of Public present for this discussion it was said that the Public Access easement was put in around 1970 looking into the future of that area. Citizens spoke about the History of the properties, and that they have, in writing, that the affected property owner is in agreement with not needing the public right of way easement. The City Attorney discussed that it makes sense to keep the public right of way easement or no one else should be allowed to further subdivide their property if access is achieved via Piedmont Meadows Road. What the City is planning to do is not taking a thing, just keeping as it has been for many years. One of the developers said that what developers have done in the past should not be held against them and that they were only trying to sell a lot, not stop the easement. Parks made a **Motion** to approve. **Died** for lack of a Second. Citizens of the area did not agree with having another way into their area even though it is a safety hazard to only have one way in and out, they just don't want more people to have access to the road in their development. It was explained that the City is not trying to have a road built at this time, but keeping the option open for in the future a second access to Sturgis Road. It was asked when that would be? This Board cannot answer that question. The question

was then asked about the Cities Platting jurisdiction and Zoning. This was explained by the City Attorney. Discussion continued on this subject for over an hour. Lutz made a **Motion, Seconded** by Aitken to defer until the next meeting to have time to consult with the City Planner and City Attorney. Aitken, Lutz and Johns voted "Aye". Parks voted "Nay". **Motion carried.** c) Attorney explained the Subdivision Application Form and the Private water System Checklist to the Board. Office is looking to get it approved so it can start being used. Lutz made a **Motion** to adopt the forms, **Seconded** by Johns. All voted "Aye". **Motion carried.**

**7)** Park: a) Soccer Camp is happening this week. Park is being well used and Spencer is keeping it looking great. 7 trees will be planted next week.

**8)** Street Maintenance: a) Plow is off the new truck and it has been being used. Road grading has been worked on.

**9)** Park: a) Valves are currently being exercised. b) Resolution 2024-08 A Resolution Requiring Connection to City Water was read by Anderson. Aitken made a **Motion, Seconded** by Parks to approve the Resolution. All voted "aye". **Motion carried.** c) Jim Jones was present, representing AE2S. Because the Masters Agreement and Task Order have not been seen by all the Board Members or the City Attorney, but we are under a time crunch, Parks made a **Motion** to call a Special Meeting on Friday, June 7<sup>th</sup> at 5:00 p.m. at City Hall to take care of this piece of business. **Seconded** by Johns. All voted "Aye". **Motion carried.**

**10)** Finance: a) Aitken made **Motion** to pay the bills, **Seconded** by Johns. All voted "Aye". **Motion carried.** Bills Paid: Merchant Bank fees: \$2.01, \$13, \$1.14, \$39.90. USDA Rural Development-Phase 1 \$2,407.00, Mastercard \$1,757.92, Menards \$296.77, South Dakota 811 \$29.40, Trail West -surcharge x2 \$12,222.67, Double Star Computing \$234.00. Mileage: Diana Evans \$48.96, Spencer Anderson \$30.60. Payroll: Board of Trustees \$1,126.67, Library \$5,990.14, Water \$401.50, Maintenance \$1,618.21, Office \$3,593.69. b) After being discussed Lutz made a **Motion** to raise Spencer Anderson to \$21.50 an hour since his probationary time is over and he is doing an excellent job. **Seconded** by Johns. All voted "Aye". **Motion carried.**

\*Parks left the meeting at 8:20 and returned 8:22.

**11)** Old Business: None.

**12)** New Business: a) 1<sup>st</sup> Reading of Ordinance 2024-03 An Ordinance Amending Section 17.11 of Title 17 of Piedmont Municipal Code Establishing and Regulating Penalties for Zoning Violations. Lutz made a **Motion, Seconded** by Johns to approve as 1<sup>st</sup> reading. All voted "Aye". **Motion carried.** b) 1<sup>st</sup> Reading of Ordinance 2024-04 An Ordinance Adding Title 27 "Administrative Citations" to the Piedmont Municipal Code Establishing a Procedure for Administrative Citations. Aitken made a **Motion, Seconded** by Johns to approve as 1<sup>st</sup> Reading. All voted "Aye". **Motion carried.** Attorney pointed out a typing error that will be fixed before 2<sup>nd</sup> Reading. c) After a short discussion about the Trail West Public Hearing Lutz made a **Motion, Seconded** by Johns to schedule the hearing for June 25<sup>th</sup> at the American Legion at 6:30 p.m. All voted "Aye". **Motion carried.** d) Billboard Signs were discussed and will be put on the Agenda for more discussion on Friday.

**13)** Public Comment: Swett commented that it was an interesting meeting.

**14)** Executive Session: Aitken made **Motion, Seconded** by Lutz to go into Executive Session in 5 minutes pursuant to SDCL 1-25-2 subsection 3. All voted "Aye". **Motion carried.** 8:40 p.m. /Lutz made **Motion, Seconded** by Aitken to come out of Executive Session. All voted "Aye". **Motion carried.**

**15)** Being there was no other business, Lutz made a **Motion** to adjourn the meeting, **Seconded** by Aitken. All voted "Aye". **Meeting Adjourned.** 9:20p.m.

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Philip C. Anderson, President  
Piedmont Board of Trustees

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Diana L. Evans  
Finance Officer

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