

**MINUTES OF THE NOVEMBER 24, 2025, JOINT MEETING OF THE COMMUNITY DEVELOPMENT AND PROPERTY COMMITTEES**, Following City Council in Council Chamber, Members present: Christianson Sr., S. Delasky, J. Hoover, N. Johnson J. Kenyon. Other City reps present: Administrator Christianson, DPW Gorsegner. Public present: S. Christianson, J. Pohlman III.

**Call to Order:**

Christianson Sr. called the meeting to order.

**Food Pantry:**

Christianson Sr. stated that the City has space, but it is only available for industrial uses. He also noted that any financial assistance would have to come from County DHSS, State or Federal sources as there is nothing of the sort in the City's approved 2026 budget. He also noted that the consensus of those present seemed to be that, as stated at the Nov. 13 meeting, the best and least costly solution by far would seem to be to reopen the food pantry within the Connections store where it had been if whatever issues exist with that can be resolved.

**Housing Proposal:**

Discussion resumed on a proposal to construct public water and sanitary laterals to serve two twin homes on what was once the Highway 8 Trailer Court; now referred to as Winfield Village. Developer Stoll has been advised that the Committees would like to see a request for specific assistance from the developer along with a cost proposal from a recognized contractor.

**Gerard Hotel Investigation:**

It was pointed out that the final cost per unit at the Lindoo Apartments was very close to \$300,000 (\$12,000,000/40) each, while the projected cost for rehabilitating the Gerard Hotel is \$160,618 per unit (\$2,569,890/16) less tax credits, assuming they are received. Even if the credits are not received the average cost per unit is estimated at \$231,706; arguably less than some new single family home estimates. While most folks prefer living in single family homes, apartments often appeal to younger workers just starting out who prefer not to be saddled with lawn care, snow removal and other maintenance.

**Welcome Signs:**

It was noted that the back sides of the Welcome to Ladysmith signs on the east and west entrances into the City are visible and could be used to mount other signage that doesn't fit on the face of these signs.

**Industrial Area Sign:**

It was reported that the plywood siding at the bottom of the industrial area sign on the corner of Doughty Rd. and Hwy, 27 is rotting and looks bad. Mr. Hoover was asked if he could look at it to see if the damaged T-111 siding that is rotting extends up underneath the industrial area occupants signs mounted above. In any case the rotted plywood should be cut off or covered over by a contractor to improve appearances.

**Closed Session:**

Motion was made by Johnson, seconded by Kenyon to go into Closed Session under authority cited in the meeting notice; Roll call vote: Christianson-yes, Delasky-yes; Hoover-yes; Johnson-yes; Kenyon-yes. Motion carried.

Motion was made by Kenyon, seconded by Johnson and carried by voice vote to return to open session.

**Adjourn:**

Just before 6 p.m. motion was made by Kenyon, seconded by Johnson, and carried by voice vote to adjourn.