

**Breezy Point City Council**  
**May 21, 2024 – 6:00 pm**  
**City Council Workshop Minutes**

A workshop of the Breezy Point City Council began at 6:00 PM. Councilmembers present were Rebecca Ball, Steve Jensen, and Mayor Angel Zierden. Councilmember Scott was absent. Staff present included City Administrator David Chanski, Assistant City Administrator Daniel Eick, and Public Works Supervisor Joe Zierden. Nick Peterson and Dave Reese representing Widseth were also present.

Wastewater Treatment Facility Study Presentation

City Administrator Chanski spoke to the history of the study and why it was conducted. Public Works Supervisor Joe Zierden then spoke to specifics about the facility and its operations as well as previous facility studies that have been conducted. Finally, Dave Reese with Widseth provided a thorough walkthrough of the study and recommendations.

The councilmembers present asked various questions about the operations of the Wastewater Treatment Facility. Ultimately, they had consensus to move forward with next steps on the recommendations provided in the study to expand and update the Wastewater Treatment Facility. Specifically, the Council asked to request a proposal from Widseth to conduct the permitting process with the MPCA on the City's behalf as well as a proposal from BakerTilly to have a sewer rate study conducted. The permitting process was identified by Widseth as the immediate next step and could take up to a year to complete. The sewer rate study would analyze the engineer's estimate for the project against the Sewer Fund financials and provide recommendations on how sewer rates should be increased to fund the proposed expansion.

Terminal Road and Red Oak Lane Sewer Extension

Public Works Supervisor Joe Zierden presented recommendations for extending a sewer trunk line along CSAH 11 from Airport Road to Terminal Road and Red Oak Lane. Nick Peterson with Widseth spoke to the various potential project cost breakdowns provided. City Administrator Chanski shared that a significant benefit of the extension would be the ability to run sewer down much of Terminal Road and Red Oak Lane, which would make the small lots on those roads more developable.

Michael Wallin, representing Breezy Land Holdings LLC and owner Mike Wiebolt, spoke to the impact of sewer on their proposed development between Terminal Road and Red Oak Lane. Of the options presented, Mr. Wallin stated that they are not in favor of Option 1, which has the highest cost to them, but they are willing to discuss Option 2. He stated that the proposed project is currently slated for 2025 construction.

After some discussion during which the councilmembers present all expressed support for the proposed sewer extension, they had consensus to have staff continue to work with Mr. Wallin and Mr. Wiebolt to negotiate an equitable project cost split between them and the City.

The workshop was adjourned at 7:27pm.

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David Chanski, City Administrator/Clerk