



CITY COUNCIL MEETING MINUTES

July 20, 2026 at 6:30 PM

7701 County Road 110 West Minnetrista, MN 55364

Pursuant to Minnesota Statutes, section 13D.02, one or more council members may participate remotely.

1) CALL TO ORDER

Mayor Whalen called the meeting to order at 6:30 p.m.

- a) Pledge of Allegiance
- b) Introductions: City Council: Mayor Lisa Whalen, Cathleen Reffkin, Claudia Lacy, Brian Govern
Staff: City Administrator Jasper Kruggel, Finance Director Brian Grimm, Community Development Director David Abel, Deputy Pat Cummings, Assistant City Administrator Paula Bauman, Director of Public Works Gary Peters and City Clerk Ann Meyerhoff (Remote)
Consultants: City Attorney Sarah Sonsalla, Kennedy & Graven (Remote) and City Engineer Alyson Fauske, WSB Engineering (Remote)

Absent: Councilmember Peter Vickery

- c) Approval of Agenda

Motion made by Councilmember Lacy, Seconded by Councilmember Reffkin to approve the agenda as presented.

Voting Yea: Mayor Whalen, Councilmember Reffkin, Councilmember Lacy, Councilmember Govern

2) SPECIAL PRESENTATIONS

- a) Mound Fire Chief Greg Pederson Appreciation

Mayor Whalen shared appreciation for his 51 years of service to the community.

- b) Employee Appreciations

- a) Lori Brazil - 40 Years
- b) Craig Squires - 25 Years
- c) Patrick Cummings - 20 Years
- d) Trevor Barrett - 10 Years
- e) Brian Grimm - 20 Years
- f) Spencer Koch - 5 Years
- g) Jacob Therres - 5 Years

Mayor Whalen presented Lori Brazil, Brian Grimm and Pat Cummings with certificates of appreciation for their years of service to the City.

- c) 2nd Quarter 2026 Financial Update

Finance Director Grimm gave Council a mid-year financial update indicating that revenues are tracking as expected for this point in the year, with no significant issues requiring attention. Building permit revenue has exceeded annual projections despite

lowered expectations due to the completion of the Woodland Cove development, providing a positive impact on the City's finances. Expenditures are performing slightly better than they were at the same time last year. Cash and investment balances increased following the receipt of bond proceeds in May, which are being used to fund the ongoing water treatment plant construction and summer road improvement projects. The update concluded with a brief discussion of the upcoming 2027 budget process, which will begin in August.

3) PERSONS TO BE HEARD

During the public comment period, resident Connor Swanson of 2565 Highland Road addressed the Council regarding the City's ATV ordinance, specifically the requirement for neighbor permission within 300 feet of a property line. Mr. Swanson explained that the rule prevents his family from using a significant portion of their 12-acre property for recreational vehicles, despite having no objections from two neighboring property owners. He expressed concern that the ordinance gives neighboring property owners too much control over the use of private land and described a recent incident in which he felt uncomfortable using an ATV to take his young child to the lake. Council members noted that the ordinance had been discussed during a recent work session and outlined potential amendments under consideration, including measuring the setback from a neighboring residence rather than the property line and creating an exception for limited travel to and from a dock. Mr. Swanson indicated that the proposed changes would not fully address his concerns. The Council encouraged him to meet with City staff to discuss the issue further and indicated that additional revisions to the ordinance could be considered if needed.

4) CONSENT AGENDA

- a) Approve Work Session Meeting Minutes
- b) Approve City Council Regular Meeting Minutes
- c) Res. No. 74-26 Approve Claims
- d) Res. No. 75-26 Approve Variance at 3900 Kings Point Road
- e) Res. No. 76-26 Approve IUP Amendment & CUP at 6900 County Road 110W
- f) Res. No. 77-26 Approve CUP Amendment at 8230 State Hwy No. 7
- g) Res. No. 78-26 Approve Site Plan at 9385 County Road 26
- h) Ord. No. 507 Tobacco
- i) Res. No. 79-26 Authorizing Publication of Ordinance No. 507 by Title and Summary
- j) Accept Hennepin County Grant for Night Vision Equipment
- k) Approve Maintenance Agreement for Tree in the Right of Way at 1295 Preserve Blvd

Council Member Reffkin removed item 4G for discussion.

Motion made by Councilmember Lacy, Seconded by Councilmember Govern to approve the Consent Agenda excluding item g.

Voting Yea: Mayor Whalen, Councilmember Reffkin, Councilmember Lacy, Councilmember Govern

The City Council discussed a proposed utility-related project involving two structures that would house electrical equipment and diesel generators. The applicant explained

that the facilities would support local internet service providers and that the generators would serve as a backup power source. Council members asked about the number of guests or activity associated with the site, the type of equipment being installed, safety measures related to potential fuel leaks, and future expansion plans. The applicant stated that spill containment measures would be included. The applicant also noted that the current proposal is limited to two structures, though additional buildings could be considered in the future. Staff explained that the use is permitted as a public utility, but future expansion may require additional site plan review if changes exceed 25% of the property area. The Council discussed how many additional structures could potentially be added but noted that this would depend on the specific site calculations and future plans.

Motion made by Councilmember Govern, Seconded by Councilmember Lacy to approve item g from the consent agenda.

Voting Yea: Mayor Whalen, Councilmember Reffkin, Councilmember Lacy, Councilmember Govern

5) PUBLIC HEARINGS

6) BUSINESS ITEMS

a) Res. No. 80-26 Appoint Comprehensive Plan Update Task Force

The City Council considered the appointment of members to a Comprehensive Plan Update Task Force. Staff reported that several community members had expressed interest in participating, including Lindsay Jamieson, Sara Hussain, Tricia Taylor, Carol Rogers, David Martinson, George Zenanko, Malini Foobalan, and Missy Greener. Council members reviewed the list of volunteers and discussed the expected commitment for task force members, which includes attending approximately one meeting per month, typically on the fourth Monday, though not every month. Members are expected to attend approximately 75–80% of meetings due to the importance of the Comprehensive Plan update process and its role in guiding future community planning.

Motion made by Councilmember Reffkin, Seconded by Councilmember Govern to approve Res. No. 80-26 Appointing Comprehensive Plan Update Task Force.

Voting Yea: Mayor Whalen, Councilmember Reffkin, Councilmember Lacy, Councilmember Govern

7) ADMINISTRATIVE ITEMS

a) Future Agenda Items

- a) C.C. Ludwig Award Open House (8/3)
- b) 2027 Preliminary Levy Adoption (9/9)

b) Staff Reports

- Monthly Billing Update

c) Council Reports

i) Mayor Lisa Whalen

- League of Minnesota City's Annual Conference
- National Night Out
- Mayors Meeting – Affordable Housing Bill

ii) Cathleen Reffkin

iii) Claudia Lacy

iv) Peter Vickery

v) Brian Govern

8) ADJOURNMENT

Motion made by Councilmember Reffkin, Seconded by Councilmember Govern to adjourn the meeting at 7:09 p.m.

Voting Yea: Mayor Whalen, Councilmember Reffkin, Councilmember Lacy, Councilmember Govern

Lisa Whalen, Mayor

ATTEST:

Ann Meyerhoff, City Clerk