Pipestone, Minnesota
September 8, 2026

Pursuant to due call and notice thereof, a regular meeting of the Pipestone City Council was duly held in-person and via Zoom in the Municipal Building at 6:30 p.m. on the 8th day of September, 2026. Mayor Dan Delaney called the meeting to order. Roll call was taken and a quorum was declared. Members present: Dan Delaney, Rodger Smidt, Scott Swanson, and Verdeen Colbeck. Absent: Danielle Thompson. Others present: Kyle Kuphal, City Attorney Jason Hill via Zoom, Cable Access Coordinator Steve Moffitt, Assistant City Administrator Stephanie LaBrune, City Clerk Megan DeWitte, Community Development Director Justin Schroyer, Nick Grahek, Derek Behrens via Zoom, Darrin DeKam, David Kor, and Andy Kooiker.

PLEDGE OF ALLEGIANCE
The Pledge of Allegiance was recited.

APPROVE AGENDA – ADDITIONS, CHANGES OR DELETIONS
Mayor Delaney mentioned changes needed were under New Business Item B. the public hearing date needs to be changed to October 5, 2026 and add Item F Resolution 2026-46 A Resolution Declaring a Vacancy in office. Motion was made by Smidt, seconded by Colbeck and unanimously carried to approve the agenda with the changes to New Business Item B public hearing date change to October 5, 2026 and add Item F Resolution 2026-46.

CONSENT AGENDA
Mayor Delaney stated the consent agenda contains the August 17, 2026 Regular Meeting Minutes, and Payment of Claims-Listing of Bills and asked if there was any discussion regarding these items.

Motion was made by Colbeck, seconded by Swanson and unanimously carried to approve the consent agenda which consisted of the August 17, 2026 Regular Meeting Minutes, and Payment of Claims-Listing of Bills in the amount of $1,272,700.18 for warrants #078225 to #078388.

COMMUNITY CONCERNS
David Kor, resident of 121 4TH Ave SE brought a concern regarding the sidewalks near his residents that continue to buckle. Kor mentioned the sidewalks across the street are having the same issues.

BID OPENING
Delaney asked Nick Grahek, of Bolton and Menk, to review the received bids for the Pipestone Municipal Airport Fuel Systems Replacement Project. Grahek mentioned that the bids closed at 6:30pm and that one bid was received from $1,271,970 with a bid alternate one for increased size jet A tank in the amount of $20,270.00 and bid alternate two for the card reader shelter in the amount of $11,950.00. The bid was received from Urban Companies which is the same company that bid previously at total $1,304,198.00 with the alternates.

LEGAL
None.

ENGINEERING
Mayor Delaney stated that there has been request made to pay for the 2026 Street and Utility Improvements Project for the amount of $463,179.91. It is the second pay request and is to be paid to Duininck, Inc. Derek Behrens shared details of what this pay request cost would be applied for.

Motion was made by Smidt, seconded by Swanson, and unanimously carried to approve the 2026 Street and Utility Improvements Pay Request No.2 for the amount of $463,179.91 to be paid to Duininck, Inc.

Mayor Delaney state that there is a pay request for the 2026 Lead Service Line Replacement Project for the amount of $243,824.62, to be paid to TE Underground LLC, and this is the second pay request for that lead service line replacement project. Engineer Behrens state that TE Underground has about three-fourths of the services completed and that the project is going well.

Motion was made by Swanson, seconded by Colbeck and unanimously carried to approve the 2026 Lead Service Line Replacement Project Pay Request No. 2, to TE Underground LLC for the amount of $243,824.62.

Mayor Delaney stated that there is a pay request for the Safe Routes to School Project, to be paid to Hulstein Excavating LLC, for the amount of $54,094.19 and this is the third pay request the city has received for the SRTS project. Derek Behrens stated that the project is ready to wrap up and the crews will be doing the seeding by the end of the week and they have addressed the drainage issues over by Storybrook apartments. There is a two- year warranty for the project.

Motion was made by Smidt, seconded by Swanson, and unanimously carried to approve Pay Request No. 3, to Hulstein Excavating LLC, for the amount of $54,094.19, for the Safe Routes to School Project.

NEW BUSINESS
Consider Personnel Committee Recommendation to Approve Updated Job Descriptions and Pay Scale Placement for Library Personnel
Delaney said that the Personnel Committee met with the administrator and library staff and that it was found that the Library Staff have been grossly underpaid and both job descriptions have been re-evaluated. LaBrune said that both job descriptions were done under a new wage study under the Gallager wage study and that with all the research it was found that they have been underpaid so the city and Personnel Committee would like to get them updated.

Motion was made by Swanson, seconded by Colbeck, and unanimously carried to approve the recommendation of the Personnel Committee to approve updated job descriptions and pay scale placement for the Library Personnel.

Schedule Public Hearing on October 5, 2026 at 6:30pm Regarding Proposed Tax Abatement
Delaney shared that DVKH Properties is proposing to build a commercial car wash at 120 8th Ave NE in Pipestone and have submitted an application for a proposed tax abatement. Staff is suggesting the council hold a public hearing on October 5th at 6:30pm regarding the proposed tax abatement.

Motion was made by Smidt, seconded by Colbeck, and unanimously carried to hold a public hearing on October 5, 2026 at 6:30pm regarding the Proposed Tax Abatement.

Schedule Special Council Meeting on October 8, 2026 at 5:30pm for Zoning Ordinance Workshop
Delaney shared that city staff in coordination with Bolton & Menk will be holding an education workshop with the Planning Commission and the City Council to discuss future updates to the City's Codebook pertaining to planning and zoning. Due to there being a quorum the council needs to schedule a special meeting on October 8, 2026 at 5:30pm.

Motion was made by Colbeck, seconded by Swanson, and unanimously carried to approve the special meeting on October 8, 2026 at 5:30pm.

Resolution 2026-44: A Resolution Adopting a 23-Foot Rear Yard Variance Located at 901 7th Street SW Pipestone, Minnesota PID 18.600.0550
Delaney shared Wade and Debra Smith submitted an application for a 23-foot variance to the City of Pipestone to construct an addition on to a structure on property located at 901 7th Street SW. A public hearing was held by the City Board of Adjustment and Appeals on August 27, 2026. One public comment was received supporting the project and the recommendation from the Board is for council to approve the variance.

Motion was made by Smidt, seconded by Swanson, and unanimously carried to approve Resolution 2026-44: A Resolution Adopting a 23-Foot Rear Yard Variance for Wade and Debra Smith at 901 7th Ave SW.

Resolution 2026-45: A Resolution Accepting Donations
Delaney said that this resolution would adopt the following donations:

Pepsi Cola Bottling Company	$6,198.75- New Rec Center Gymnasium Floor
First Bank and Trust	$2,066- New Rec Center Gymnasium Floor
In Memory of Ronald Erickson	$150- New Woodlawn Cemetery

Motion was made by Colbeck, seconded by Swanson, and unanimously carried to approve Resolution 2026-45: A Resolution Accepting Donations.

Resolution 2026-46: A Resolution Accepting the Councilmember Resignation
Delaney shared that this resolution would be accepting the formal resignation of Councilmember Danielle Thompson from the City Council effective today, September 8, 2026. If approved the resolution would allow staff to publish a notice of vacancy to fill the vacant position.

Motion was made by Swanson, seconded by Smidt, and unanimously carried to approve Resolution 2026-46 accepting the resignation of Councilmember Danielle Thompson from city council effective September 8, 2026.

COUNCIL LIAISON REPORTS

Councilmember Smidt shared that the Fire Relief had met and discussion was held about the retirement of one member and the response distance and time for fire calls.

Councilmember Colbeck announced that the Veterans Memorial will be serving burgers at the Chamber Cruise-In and the Country Club Gala will be held on October 17th at the Country Club.

ADJOURNMENT

Motion was made by Colbeck, seconded by Smidt, and unanimously approved to the adjourn the meeting at 6:52pm.