

Pipestone, Minnesota
April 7, 2025

Pursuant to due call and notice thereof, a special meeting of the Pipestone City Council was duly held in-person and via Zoom in the Municipal Building at 5:30 p.m. on the 7th day of April 2025. Mayor Dan Delaney called the meeting to order. Roll call was taken, and a quorum was declared. Members present: Dan Delaney, Danielle Thompson, Scott Swanson, Rodger Smidt, and Verdeen Colbeck. Absent: none. Others present: City Engineer Travis Winter, City Attorney Jason Hill, Kyle Kuphal, Cable Access Coordinator Steve Moffitt, Assistant City Administrator/City Clerk Stephanie LaBrune, and City Administrator Deb Nelson.

Mayor Delaney stated that the Council is holding a special work session meeting to hold a discussion on the city's assessment policy. Delaney said the policy has not been changed since it was first adopted and the council has been working over the course of the last year to try and develop a new policy that will lessen the load to city residents and businesses.

WORK SESSION

Delaney invited Administrator Nelson to speak. Nelson shared that Engineer Winter and Attorney Hill have continued to review the policy and stated that the council needs to continue to move forward as more projects are coming along.

Winter explained that he added a statement of intent to the draft policy revolving around the discussion that was held with the city's financial advisor.

Hill advised the council to use the alternative language in section 5.2. Winter agreed saying that it is a backcheck to ensure that the assessments are fair. Hill continued by saying that the city will need to do the initial investigation to verify that the assessment cost proposals do not exceed the special assessment value. Discussion was then held.

Winter then said to ensure transparency, a final hearing could be held after the bids have come in to give the property owners a closer idea to what the assessments will be. Swanson said that the current dollar figures for some of these assessments can be devastating for people.

Winter then gave an update on the proposed changes that he made to the policy since the last time the council discussed it. He said with the new policy if adopted, the city will now be covering the cost to the property line for sewer instead of the property owner paying for the installation to the main. He also said in the past the thirty percent of the storm sewer was paid by assessments and now the storm sewer will be paid from the storm sewer revenue fund. Additionally, Winter said that the homeowner will now be responsible for their water line to the edge of their property rather than to and including half of the cost of the curb stop.

Following discussion, the council was in consensus to bring the draft policy to the next council meeting for consideration.

ADJOURNMENT

Motion made by Thompson, seconded by Colbeck and unanimously carried to adjourn the meeting at 6:17 p.m.

Dan Delaney
Mayor

ATTEST:

Stephanie LaBrune
Assistant City Administrator / City Clerk