



MINUTES CITY COUNCIL MEETING

**November 3, 2025 - 6:00 PM
City Hall Council Chambers**

1. Call to order, moment of silence and flag pledge

Mayor Hellier called the meeting to order at 6:00 P.M.

2. Roll Call

Members Present: Mayor Hellier, Council Members Bermel, Lee, Volk, Wolter

Staff Present: Justin Miller, City Administrator; Andrea McDowell Poehler, City Attorney; Julie Stahl, Finance Director; Joe Masiarchin, Parks & Recreation Director; Allyn Kuennen, Assistant City Administrator; Ann Orlofsky, City Clerk; Brad Paulson, Police Chief; Paul Oehme, Public Works Director;

3. Citizen Comments

None

4. Additional agenda information

None

5. Presentations/Introductions

a. Police Department Quarterly Report

Police Chief Brad Paulson provided the Police Department Quarterly Report.

6. Consent Agenda

Motion was made by Lee, seconded by Wolter, to approve the following:

Voice vote was taken on the motion. Ayes - Hellier, Bermel, Lee, Volk, Wolter

a. Check Register Summary

b. Minutes of the 10/20/2025 City Council Meeting

c. Resolution Approving Feasibility Report and Calling a Public Hearing for the 2026 Miscellaneous Improvements Project

d. Resolution Approving Municipal State-Aid Street System Revisions

- e. **Approve Audit Services for Fiscal Years 2025-2027**
- f. **Encroachment Agreement with SBF Commercial Holdings for Private Improvements in Public Easements**
- g. **Accepting Donation to the Fire Department from the McCoy Family**
- h. **Proposal from WSB for Lake Marion Greenway Trail Legislative-Citizen Commission on Minnesota Resources (LCCMR) Grant Administration Services**
- i. **Call Public Hearing to Reassess Canceled Special Assessments for Removal of a Hazardous Building**
- j. **Release of Development Contract for Muller Family Theatre Second Addition**
- k. **2026 LELS Lieutenants Labor Agreement**
- l. **2025-2026 City of Lakeville Hunting Map**
- m. **Amended and Restated Joint Powers Agreement with ISD #194**
- n. **Conditional Use Permit for a Car Wash**
- o. **Resolution of Support for Draft 2026-2030 Dakota County Capital Improvement Program**
- p. **Professional Services Contract for Central Maintenance Facility Masterplan**
- q. **Conditional Use Permit for 18275 Ixonia Avenue**

7. Action Items

a. Public Hearing - Imposing a Service Charge for Special Service District No.1 for Taxes Payable 2026

Finance Director Julie Stahl reported that Special Service District No. 1 was established by Ordinance 631 in 1998 and is governed by Minnesota Statutes §428A. The Special Service District Advisory Board has requested that City Council consider the 2026 special service charge and approve the district budget for July 1, 2026- June 30, 2027.

The service charge is allocated to downtown properties based on net tax capacity. The Advisory Board recommended that the service charge payable in 2026 remain at zero; therefore, the minimum charge of \$100 is not applicable for 2026, although the maximum charge remains \$6,000 per property.

State law requires a public hearing each year, with notice mailed to all affected business organizations. Following the public hearing and adoption of the resolution, the certified charges will be submitted to Dakota County for collection with taxes payable in 2026.

Mayor Hellier opened the public hearing at 6:19 p.m.

There were no comments from the public.

Motion was made by Volk, seconded by Lee, to close the public hearing at 6:20 p.m. Voice vote was taken on the motion. Ayes - Hellier, Bermel, Lee, Volk, Wolter

Motion was made by Bermel, seconded by Wolter, to approve the Resolution Imposing a Service Charge for Special Service District No.1 for Taxables Payable 2026. Roll call was taken on the motion. Ayes - Hellier, Bermel, Lee, Volk, Wolter

8. Unfinished Business

None

9. New Business

None

10. Announcements

a. Next City Council Meeting November 17, 2025

b. Next Work Session November 24, 2025

11. Adjourn

Motion was made by Wolter, seconded by Volk, to adjourn at 6:25 p.m.

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Voice vote was taken on the motion. Ayes - Hellier, Bermel, Lee, Volk, Wolter

Respectfully Submitted,

Ann Orlofsky, City Clerk

Luke M. Heller, Mayor