

City of Tea  
Regular Meeting  
October 1, 2018

A regular meeting of the Tea City Council was held at Tea City Hall on October 1, 2018 at 7:00 p.m.

Mayor John Lawler called the meeting to order at 7:00 p.m., with the following members present: Chuck Ortmeier, Sidney Munson, Jim Erck, Casey Voelker, Joe Weis, and Todd Boots. Also present: City Administrator Dan Zulkosky and Park & Recreation Director Travis Harford.

**AGENDA. MOTION 18-214. MOTION** by Weis, seconded by Ortmeier to approve the October 1, 2018 agenda. All members voted AYE.

**PUBLIC COMMENTS.** Mike and Terri Malsom were present to question the process of approval and annexation for new developments. Malsoms' concern was all of the work that was being done would be for nothing if the process was not approved. The council informed the Malsom's of the process of approval a new development goes through and assured them the work being done was for an approved development.

**MINUTES. MOTION 18-215. MOTION** by Weis, seconded by Boots to approve the September 17, 2018 minutes. All members voted AYE.

**WARRANTS. MOTION 18-216. MOTION** by Weis, seconded by Erck to approve the warrants as presented. All members voted AYE. Warrants will be listed at the end of the minutes.

**ANNEXATION.** Kevin received a petition from John Schwartzle to annex 4.97 acres on North Main Avenue. The property will be zoned R2 – Multi Family Residential. **RESOLUTION 18-10-40. MOTION 18-217. MOTION** by Weis, seconded by Ortmeier to approve the following resolution. All members voted AYE. WHEREAS there has been a petition received seeking to include certain real property within the corporate boundaries of the City of Tea; and WEREAS, the petition has been signed by not less than three-fourths of the registered voters and by the owners of not less than three-fourths of the value of the territory sought to be annexed to the City of Tea; and WHEREAS, said petition complies with all requirements of SDCL 9-4-1; NOW THEREFORE, BE IT RESOLVED BY THE CITY OF TEA, SOUTH DAKOTA that the following described properties be and the same hereby are included within the corporate limits of the City of Tea, and the boundary of the City is hereby extended to include such territory as allowed by SDCL 9-4-1: **Lots 2-8, Block 7 Howling Ridge Addition.** Dated this 1<sup>st</sup> day of October 2018.

John M. Lawler, Mayor

ATTEST: Dawn R. Murphy, Finance Officer

**DEVELOPER'S AGREEMENT.** Kevin received the signed developer's agreement from C-Lemme Companies for Bakker Landing. Kevin and the Planning & Zoning Board recommended approval. **MOTION 18-218. MOTION** by Weis, seconded by Ortmeier to approve the Bakker Landing Developer's Agreement. All members voted AYE.

**WHEEL CITY SITE PLAN.** A site plan was received by the board for an automobile retail/service center with district offices. The Planning & Zoning Board questioned the amount of detention in the plan. A new drainage plan had been received and was currently under review by HDR. **MOTION 18-219. MOTION** by Ortmeier, seconded by Boots to approve the site plan for Wheel City to construct an automobile retail/service center with district offices on Lot 1, Bakker Landing Addition contingent on HDR's approval of a resubmitted drainage plan. All members voted AYE.

**WHEEL CITY FOUNDATION PERMIT.** Kevin recommended approval of Foundation Permit #18-156 for a 16,500 sq. ft. building in the Bakker Landing Addition. **MOTION 18-220. MOTION** by Voelker, seconded by Weis to approve the foundation permit for construction of a 16,500 sq. ft. building on Lot 1, Block 1, Bakker Landing Addition. All members voted AYE.

**A & T RENTALS DEVELOPMENT ENGINEERING PLAN & SITE PLAN.** Kevin recommended approval of an engineering plan and site plan for a 16,000 sq. ft. office/shop building in the A&T Rentals Subdivision. The

plans would have to be approved by Lincoln County. **MOTION 18-221. MOTION** by Weis, seconded by Ortmeier to recommend approval of the engineering and site plans of an office/shop building in the A & T Rentals Subdivision to Lincoln County. All members voted AYE.

**REVISED PLAT.** The council had reviewed and approved the plat for Badure's Addition at the September 4<sup>th</sup> meeting. A revised plat was received by the board that included a mutual access easement was added at the current driveway location to the Artisan Addition. **MOTION 18-222. MOTION** by Boots, seconded by Ortmeier to approve the Badure's Addition Revised Plat of Lot 3. All members voted AYE.

**ADJOURN. MOTION 18-223. MOTION** by Weis, seconded by Boots to adjourn at 7:45 p.m. All members voted AYE.

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John M. Lawler, Mayor

ATTEST:

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Dawn R. Murphy, Finance Officer

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**CITY OF TEA  
 WARRANTS PAID OCTOBER 1, 2018**

**LEGISLATIVE 4111**

Independent Publishing	Publishing	208.83
Zulkosky, Dan	Meeting	23.13

**FINANCE 4142**

AFLAC	Insurance	356.46
Advanced Systems	Toner	347.47
Innovative Office Solutions	Supplies	101.76
KCL Group Benefits	Insurance	343.06
Ramkota	Room for meeting	72.00
Wellmark	Insurance	5,536.48

**ENGINEERING 4196**

HDR Engineering	August services	18,296.76
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**LIBRARY 4550**

Barnes & Nobel	Books	175.32
Independent Publishing	Subscription	28.17

**PLANNING & ZONING/ECONOMIC DEVELOPMENT 4650**

Independent Publishing	Publishing	154.87
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**GOVERNMENT BUILDINGS 4192**

Olson, Joann	Cleaning City Hall 9/10 & 9/17	150.00
RBS Sanitation Inc.	10/1-12/31 Services	586.04
Service First Fire Sprinkler LLC	Annual sprinkler inspection	314.18
Sorlien Electric, Inc.	Replace lights in community building	5,346.95
J & R Mechanical	Replace fire dept. A/C	4,336.74
U.S. Postal Service	Box rental	92.00
U Drive	Texting	50.04
Xcel Energy	City Hall, 600 E. 1st St.	1,157.13
Xcel Energy	200 W. Maple	128.09
Xcel Energy	Maint. Bldg	201.74

**PUBLIC SAFETY 4210**

Cenex Credit Card	Gasoline	19.56
Auto Dynamics	Tires	764.41
Frantzen Reporting	Transcription fees	92.00
Green Eggs & Ram	Backup services	15.39
Ralphs Repair	Oil change & brakes	202.00
RBS Sanitation	10/1-12/31 Services	195.83
Sioux Falls Area Human Society	August services	119.79
Tvedt, Brian	Chair parts	19.95
USPS	Box rental	42.00
Vantek	Antenna & mic	112.90
Xcel Energy	Service	305.82

Xcel Energy	Siren	20.66
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**HIGHWAY/STREET 4312**

Avera Occupational Medicine	Drug test	63.25
Cenex Credit Card	Gasoline	25.42
Eastern Farmers Elevator	Fuel	758.30
Independent Publishing	Notice to bidders	43.00

**PARKS/RECREATION 4501**

ABI Attachments	Ball field rake	269.87
Lacey Rentals, Inc.	Toilets	505.00
Independent Publishing	Ad	17.00
Xcel Energy	Ball fields	1,148.58

**WATER 601**

Innovative Office Solutions	Supplies	101.76
Cenex Credit Card	Gasoline	25.42
Advanced Systems	Toner	347.47
SD One Call	1/2 locates	133.28
US Bank	SRF DW #1	38,593.10
Xcel Energy	Rural Water	18.03
Xcel Energy	Brian St. Tower	49.59
Xcel Energy	2nd St. Tower	12.46

**SEWER**

Advanced Systems	Toner	347.49
Innovative Office Solutions	Supplies	101.77
Cenex Credit Card	Gasoline	25.43
Hawkins	Lagoon chemicals	4,401.61
HDR Engineering	93rd St. Sewer	6,956.08
SD One Call	1/2 locates	133.28
US Bank	SRF CW #6	13,420.14
US Bank	SRF CW #7	14,084.64
Xcel Energy	Lagoon blowers	2,317.81
Xcel Energy	5th St. Lift Station	105.01
Xcel Energy	S. lift station	604.89

**SPECIAL PARK FUND 201**

Flowers by Bob	Funeral flowers	79.88
Hauff Mid-America Sports	Soccer shirts	2,165.90
Octane Inc.	Flag football hats	2,821.50
Octane Inc.	Volleyball shirts	735.41
Headrick, Joey	Flag football ref	100.00
DeJean, Hudson	Flag football ref	100.00
Slykhuis, Maddox	Flag football ref	100.00
Mulder, Conner	Flag football ref	100.00
Elkins, Luke	Flag football ref	100.00
Slykhuis, Carter	Field Manager	150.00
The Tessman Co.	Chalk	

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Xcel Energy	Services	927.06
<b>217ST ST. PROJECT 514</b>		
HDR Engineering	August construction admin	59,328.00
Lipetzky's Irrigation	Repair sprinkler 1500 N. Carla	401.06
		191,636.02

September Payroll

DEPARTMENT	GROSS PAY	SS/MED	RETIRMENT	TOTAL
Legislative 4111				-
Executive 4121				-
4122 Administrator	6,669.24	468.48	400.16	7,537.88
Finance 4142	5,200.00	397.80	312.00	5,909.80
Public Safety 4210	28,379.08	2,074.17	2,270.32	32,723.57
Highway/Streets 4311	5,373.93	404.13	322.43	6,100.49
Recreation 4501	1,583.13	115.83	94.99	1,793.95
Planning & Zoning 4650	4,756.96	359.09	285.42	5,401.47
Water Distribution 4334	5,373.93	404.13	322.43	6,100.49
Water Clerk 4335	791.56	57.91	47.50	896.97
Sewer Administration 4321	5,375.52	404.31	322.54	6,102.37
Sewer Sanitary Clerk 4322	791.56	57.93	47.49	896.98
<b>TOTAL SEPTEMBER PAYROLL</b>	<b>64,294.91</b>	<b>4,743.78</b>	<b>4,025.12</b>	<b>73,463.97</b>

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