

City of Tea  
Regular Meeting  
October 7, 2019

A regular meeting of the Tea City Council was held at Tea City Hall on October 7, 2019 at 7:00 pm.

Mayor John Lawler called the meeting to order with the following members present: Sidney Munson, Jim Erck, Chuck Ortmeier, Joe Weis, Casey Voelker and Todd Boots. Also present: Finance Officer Dawn Murphy, Planning & Zoning Administrator Kevin Nissen and City Administrator Dan Zulkosky.

**PUBLIC COMMENTS.** There were no public comments.

**AGENDA. MOTION 19-181. MOTION** by Ortmeier, seconded by Weis to approve the October 7, 2019 agenda. All members voted AYE.

**MINUTES. MOTION 19-182. MOTION** by Weis, seconded by Ortmeier to approve the September 16, 2019 minutes. All members voted AYE.

**WARRANTS. MOTION 19-183. MOTION** by Munson, seconded by Erck to approve the September warrants as presented. All members voted AYE. Warrants will be listed at the end of the minutes.

**SITE PLAN.** Kevin presented and recommended approval of a site plan for a 6,000 sq. ft. retail building in the Bakker Landing Addition. **MOTION 19-184. MOTION** by Boots, seconded by Voelker to approve the site plan for Hegg Construction to construct a 6,000 sq. ft. retail building at 2215 Bakker Landing and Industrial Street All members voted AYE.

**REVISED PRELIMINARY PLAN.** Kevin presented and recommended approval of a revised preliminary plan for the Gateway Addition. The revision removed a portion of Remington Avenue and looped the road over to Heritage Parkway. The lot layout was redesigned to meet the access requirements and will allow parking on one side of the street. The proposed zoning does show multi-family residential along Nine Mile Creek. The developer is requiring onsite detention on each lot. **MOTION 19-185. MOTION** by Boots, seconded by Weis to approve the revised Gateway Addition Preliminary Plan for Arlyn Olsen. All members voted AYE.

**7:15 PUBLIC HEARING.** Mayor Lawler opened the public hearing for Ma's and Pa's Preliminary Development Plan. This three-lot development plan involves extending Maple Street west to the edge of the development. The drainage plan would limit water going east to Elsie. The plans incorporated a temporary 20' asphalt road to 468<sup>th</sup> Street as secondary access. There were no comments for or against the project. **MOTION 19-186. MOTION** by Boots, seconded by Weis to approve Ma's and Pa's Preliminary Development Plan for Herman Otten. All members voted AYE.

**PLAT.** Kevin presented and recommended approval of a plat in Pinnacle Estates Addition. **MOTION 19-187 RESOLUTION 19-10-26. MOTION** by Boots, seconded by Voelker to approve the following resolution. All members voted AYE. **BE IT RESOLVED** by the City Council of the City of Tea, South Dakota, that the plat known and described as Lots 3-10, Block 5, Pinnacle Estates Addition, lying within jurisdictional limits of the City of Tea, South Dakota, is hereby approved and the City Finance Officer of the City of Tea, South Dakota is hereby directed to endorse on such plat a copy of this resolution and certify the same thereon. Dated this October 7, 2019.

John M. Lawler, Mayor

ATTEST: Dawn R. Murphy, Finance Officer

**93<sup>RD</sup> STREET SANITARY SEWER EXTENSION FINAL PAY APPLICATION. MOTION 19-188. MOTION** by Erck, seconded by Ortmeier to approve Pay Application #8 to Metro Construction in the amount of \$17,712 for the 93<sup>rd</sup> Street Sanitary Sewer Extension Project. All members voted AYE.

**S. MAIN AVE. & 7<sup>TH</sup> STREET PAY APPLICATION. MOTION 19-189. MOTION** by Weis, seconded by Ortmeier to approve Pay Application #3 to Soukup Construction in the amount of \$\$180,128 for the South Main Street & 7<sup>th</sup> Street Road Construction Project. All members voted AYE.

**AERATION FACILITY BASIN PAY APPLICATION. MOTION 19-190. MOTION** by Voelker, seconded by Erck to approve Pay Application #2 to AB Contracting in the amount of \$224,100 for the Aeration Facility Basin B Improvements Project. All members voted AYE.

**271<sup>ST</sup> STREET FINAL PAY APPLICATION/CHANGE ORDER. MOTION 19-191. MOTION** by Weis, seconded by Erck to approve Pay Application/Change Order #4 to Metro Construction in the amount of \$17,182 for the boulder retaining wall, landscaping, and erosion control/seeding for the 271<sup>st</sup> Street Improvement Project. All members voted AYE.

**2<sup>ND</sup> READING OF ORDINANCE 270. MOTION 19-192.** The Council held the 2<sup>nd</sup> Reading of Ordinance 270. **MOTION 19-192. MOTION** by Munson, seconded by Ortmeier to approve and adopt Ordinance 270, An Ordinance of the City of Tea, SD Rezoning Lots 1-9, Block 8, and Lots 1-7, Block 6, Heritage Addition from R2 – Residential to R1 – Residential and Amending the Official Zoning Map of the City of Tea. All members voted AYE. Motion carried. The ordinance will be published separately.

**2<sup>ND</sup> READING OF ORDINANCE 269. 2020 APPROPRIATIONS. MOTION 19-193. MOTION** by Weis, seconded by Ortmeier to approve and adopt Ordinance 269, 2020 Appropriations Ordinance. All members voted AYE. The ordinance will be published separately.

**LAND PURCHASE.** The City has an opportunity to purchase the land located at 705 & 520 Figzel Ct. This land could potentially be used for the site of a new Police Station. **MOTION 19-194. MOTION** by Voelker, seconded by Boots to authorize the Mayor to sign the Real Property Purchase Agreement between the City of Tea and Unzelman Development Corporation for the purchase of Lots 3 and 4, Block 2, Zelmer 2<sup>nd</sup> Addition to the City of Tea, Lincoln County South Dakota, for a purchase price of \$253,155.00 All members voted AYE.

**MOTION 19-196. MOTION** by Weis, seconded by Munson to adjourn at 7:59 pm. All members voted AYE.

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John M. Lawler, Mayor

ATTEST:

\_\_\_\_\_  
Dawn R. Murphy, Finance Officer

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**CITY OF TEA  
 WARRANTS PAID OCTOBER 7, 2019**

	<b>LEGISLATIVE 4111</b>	
Independent Publishing	Publishing	255.52
	<b>FINANCE 4142</b>	
Century Business Products	Copy lease/maintenance	58.68
Innovative Office Solutions	Supplies	141.85
Marco	1/3 Copy lease/maint agreement	119.74
	<b>ENGINEERING 4196</b>	
HDR Engineering	General	2,753.70
HDR Engineering	P & Z	3,210.75
HDR Engineering	Drainage	2,050.00
HDR Engineering	Streets	510.00
HDR Engineering	Inspect sidewalk at 1st & James	240.00
HDR Engineering	TAP shared use path	240.00
HDR Engineering	S. Main Ave. construction admin	13,034.07
HDR Engineering	468th Ave. Improvements	8,103.23
HDR Engineering	Land development	1,970.75
HDR Engineering	GIS	405.00
HDR Engineering	Gateway Blvd Phase 2	38,221.54
	<b>PLANNING &amp; ZONING/ECONOMIC DEVELOPMENT 4650</b>	
Independent Publishing	Publishing	310.25
Lincoln County Register of Deeds	Copies	2.00
Odland, Tim	Inspections	1,725.00
Robertson, Steve	Inspections	1,950.00
	<b>GOVERNMENT BUILDINGS 4192</b>	
Ace Hardware	Supplies	298.78
Mid American Energy	Maint bldg.	8.00
Mid American Energy	City Hall	104.87
Mid American Energy	Community Hall-200 W. Maple	13.41
Olson, Joann	Cleaning City Hall 9/3 & 9/16	150.00
Xcel Energy	City Hall, 600 E. 1st St.	1,059.60
Xcel Energy	200 W. Maple	98.46
Xcel Energy	Maint. Bldg	159.58
	<b>PUBLIC SAFETY 4210</b>	
Ace Hardware	Supplies	89.54
Anderson, Darla	Cleaning	50.00
Auto Dynamics	Oil change	73.49
Get N Go	Gasoline	1,185.13
Green Eggs & Ram	Backup services	15.39
MES Companies	Install equipment	2,952.83
Mid American Energy	Service	12.69
Sioux Falls Area Human Society	August services	91.96
USPS	Box rental	46.00

Xcel Energy	Service	11.36
Xcel Energy	Siren	21.27

**HIGHWAY/STREET 4312**

American Engineering Testing	S. Main Ave. Project	181.00
Campbell's Supply	Supplies	353.27
Casey's General Store	Gasoline	99.31
EnviroMaster Inc.	Towels	71.45
Mac's	Tools	240.10
Myrl & Roys	Asphalt	326.30
Ralph's Repair	Toolcat tires	317.00
Southeastern Electric	Locates	82.50

**PARKS/RECREATION 4501**

Bierschbach	S. park shelter	226.55
Diamond Vogel	Paint	182.95
Fastenal	Torx bits	10.17
Menards	Concrete forms	57.10
Sioux Falls Electric	Tennis court lights	367.35
Wilson Trailers	Refund park rental	100.00
Xcel Energy	Ball fields	1,650.09

**WATER 601**

Casey's General Store	Gasoline	99.31
Century Business Products	Copy lease/maintenance	58.66
Core & Main	Misc supplies & parts	279.94
HDR Engineering	Meter building	2,893.35
Innovative Office Solutions	Supplies	141.85
Lewis & Clark Rural Water	10,485,567 Sep. usage	19,833.64
Marco	1/3 Copy lease/maint agreement	119.74
US Bank	SRF DW #1	38,593.10
Xcel Energy	Rural Water	17.32
Xcel Energy	Brian St. Tower	54.36
Xcel Energy	2nd St. Tower	17.44

**SEWER**

Casey's General Store	Gasoline	99.31
Century Business Products	Copy maintenance agreement	58.66
HDR Engineering	93rd St. Sewer	4,183.25
HDR Engineering	Aeration Facility	3,985.00
HDR Engineering	Regionalization	2,207.50
Innovative Office Solutions	Supplies	141.85
Marco	1/3 Copy lease/maint agreement	119.74
Metering & Tech Solutions	Meters	3,079.64
US Bank	SRF CW #6	13,420.14
US Bank	SRF CW #7	14,084.64
Xcel Energy	Lagoon blowers	2,172.21
Xcel Energy	5th St. Lift Station	103.23
Xcel Energy	S. lift station	527.37

**SPECIAL PARK FUND 201**

Ace Hardware	Supplies	308.19
DeYoung, Keegan	Flag football ref	120.00
Elkins, Luke	Flag football ref	200.00
Headrick, Brian	Field Manager	300.00
Lake, Austin	Flag football ref	200.00
Octane Inc.	Flag football hats	2,541.96
Octane Inc.	Volleyball shirts	735.41
Parmlee, PJ	Flag football ref	100.00
Schnider, Griffen	Flag football ref	60.00
Slykhuis, Maddox	Flag football ref	100.00
The Tessman Co.	Chalk	22.47
Thompson, Blake	Flag football ref	160.00
Tuerk, Carter	Flag football ref	120.00
<b>3RD PENNEY 211</b>		
Mid American Energy	Services	16.44
USA Garage Floor	Bath house floor	5,889.81
Xcel Energy	Services	763.12
Don or Sue Ann Badure	Overpayment on assessment	1,244.06
<b>2ND PENNY SALES TAX</b>		
Meierhenry Sargent	Bond counsel	5,485.00

210,667.31

September Payroll

DEPARTMENT	GROSS PAY	SS/MED	RETIRMENT	TOTAL
City Administrator 4122	6,807.56	520.76	408.46	7,736.78
Finance 4142	6,471.12	495.04	388.26	7,354.42
Public Safety 4210	32,957.07	2,397.50	2,542.32	37,896.89
Highway/Streets 4311	8,528.47	644.11	400.84	9,573.42
Recreation 4501	1,660.75	120.84	99.65	1,881.24
Planning & Zoning 4650	6,270.29	474.86	376.22	7,121.37
Water Distribution 4334	5,240.47	392.57	314.44	5,947.48
Water Clerk 4335	830.38	60.42	49.83	940.63
Sewer Administration 4321	5,242.09	392.79	314.50	5,949.38
Sewer Sanitary Clerk 4322	830.37	60.40	49.81	940.58
<b>TOTAL SEPTEMBER PAYROLL</b>	<b>74,838.57</b>	<b>5,559.29</b>	<b>4,535.87</b>	<b>85,342.19</b>

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