

City of Tea
Regular Meeting
July 15, 2024

The regular meeting of the Tea City Council was held at Tea City Hall on July 15, 2024 at 6:00 pm.

Mayor Casey Voelker called the meeting to order at 6:00 pm with the following members present: Aaron Otten, Terry Woessner, Lynn DeYoung, Joe Weis and Ruby Zuraff. Also present: P & Z Administrator Kevin Nissen, Ben Scholtz, HDR Engineering, Finance Officer Dawn Murphy and City Administrator Justin Weiland. Absent: Councilmember Erck

AGENDA. MOTION 24-109. MOTION by Weis, seconded by Otten to approve the July 15, 2024 Agenda. All members voted AYE.

CONSENT AGENDA. MOTION 24-110. MOTION by Woessner, seconded by DeYoung to approve the following consent agenda items:

- 1) June 17, July 1 & July 8, 2024 Minutes
- 2) July 15 Claims (claims will be listed at the end of the minutes)
- 3) Plat – Lot 19, Block 5, Serenity Park Addition
- 4) Ideal Wedding 2 Building Plans, 2110 Venture St., Bakker Landing Add.
- 5) Maker's Market Building Plans, 102 Venture Place, Bakker Landing Add.

All members voted AYE.

PUBLIC COMMENTS. There were no public comments.

BRYAN BOYS COMMUNI-TEA 5K RUN/WALK. Beau Bryan was present to ask approval to hold another 5K Run/Walk on September 28. There are no changes from the previous year. It was the consensus of the Council to allow the 5K run/walk and going forward this can be an administrative approval and does not need to come before the council.

LINCOLN COUNTY EMERGENCY MANAGER Harold Timmerman gave his yearly update to the Council.

SPECIAL EVENT ALCOHOL SALES PERMIT. MOTION 24-111. MOTION by DeYoung, seconded by Zuraff to approve the special event temporary liquor licenses for Sky Lounge, Eastside of Main Ave. from 200 S. Main Ave., North approximately 200 feet; and Titans Tavers, Westside of Main Ave. from 215 S. Main (parking lot entrance) North approximately 300 feet, August 24, 2024.

ORDINANCE 317. The Council held the second reading of Ordinance 317. **MOTION 24-112. MOTON** by DeYoung, seconded by Weis to approve Ordinance 317, An Ordinance of the City of Tea, SD Rezoning Tracts 1-3, Harvard Industrial Park Addition, Legally Described as the North 889 Feet of the NE ¼, except the West 370.42 Feet of the East 2132.80 Feet of the North 823.17 Feet, Section 36-100-51, in the City of Tea, From AG – Agriculture to L1 – Light Industrial District and Amending the Official Zoning Map of the City of Tea. All members voted AYE.

ORDINANCE 318. The Council held the second reading of Ordinance 318. **MOTION 24-113. MOTION** by Weis, seconded by Zuraff to approve Ordinance 318. An Ordinance of the City of Tea, SD, Rezoning Phase 2, GC Estates Addition, Legally Known as Lots 1-8, Block 1, Lots 3-5, 18-21 & 6-10, Lots 6A, 7A 8A, Block 4 and Dedicated Right-of-Way, GC Estates Addition in the City of Tea from AG – Agriculture to R2 – Residential District and Amending the Official Map of the City of Tea. All members voted AYE.

ANNEXATION. A petition has been received from Smit Family Farms LLC, to annex their property. **MOTION 24-114. MOTION** by Weis, seconded by Otten approve the Developer Agreement between the City of Tea and Smit Family Farms LLC and the following Annexation Resolution 24-07-08. 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 WHEREAS, 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 the property is contiguous to the City of Tea on its east boundary and WHEREAS, said petition complies with all requirements of SDCL 9-4-1; NOW THEREFORE, BE IT RESOVED 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. **Lot 1B, Tempo Addition, N½, SW ¼, 24-100-51, Lincoln County.** Dated this 15th day of July, 2024.

Casey Voelker, Mayor

ATTEST: Dawn R. Murphy, Finance Officer

BUILDING PLANS. Kevin presented the building plans for Creston Strip Mall 2 in Bakker Landing. **MOTION 24-115. MOTION** by Otten, seconded by Woessner to approve the 9,000 sq. ft strip mall for Cresten Capital, Lot 11, Block 2, Bakker Landing Addition. All members voted AYE.

ZONING ORDINANCE. Kevin received a proposal from Confluence to review the final draft of the Tea Zoning Ordinance. **MOTION 24-116. MOTION** by DeYoung, second by Zuraff to approve Confluence to review the Tea Zoning Ordinance Updates in an amount not to exceed \$15,000. All members voted AYE.

MASTER TRANSPORTATION PLAN UPDATE. There will be an open house at City Hall, July 24, 2024, 4:00-6:00 pm to review the Master Transportation Plan.

ORDINANCE 319. The council held the first reading of Ordinance 319. An Ordinance of the City of Tea, SD Amending the Municipal Ordinances of the City of Tea, by Amending Chapter 1, Adding Section 1.03, Establishing a Schedule for Introduction and Adoption of the Annual Municipal Budget Ordinance of the City of Tea, South Dakota. The second reading will be held at the August 5, 2024 meeting.

EMPLOYEE HANDBOOK. MOTION 24-117. MOTION by Zuraff, seconded by Weis to amend the Employee Personnel Handbook, retroactive to June 1, 2024, to allow for part-time seasonal employees to be paid overtime for over 40 hours worked per week and to change the standard work period policy for the Police Department, for the purpose of calculating overtime from 86 to 84 hours in a two week period. This amendment is contingent upon a formal amendment being approved. All members voted AYE.

MOTION 24-118. MOTION by Weis, seconded by Otten to adjourn at 8:14 pm. All members voted AYE.

Casey Voelker, Mayor

ATTEST:

Dawn R. Murphy Finance Officer

Published once at the approximate cost of

**CITY OF TEA
WARRANTS PAID JULY 15, 2024**

Vendor	Description	Amount
Auto Dynamics	Replace brakes	1,280.04
Babb, Nate	Baseball umpire	150.00
Boom, Logan	Baseball umpire	30.00
Brech, Addison	Summer Rec hours	213.75
Breuer, Abby	Softball umpire	250.00
Cambier, Brayden	Baseball umpire	230.00
CDW Government	PD car equipment	2,681.78
Chesterman	Pool concessions	501.81
City of Sioux Falls	May sewer pumping 13,932,408 gallons	84,034.19
Clark, Riley	Summer Rec hours	510.00
Confluence	Comp plan	4,602.05
Continental Research Corp	Supplies	373.43
Dakota Supply Group	Repair lift 3	1,491.67
Decker, Daphne	Softball umpire	230.00
Decker, Meredith	Softball umpire	150.00
Direct Technologies	Flash drive	59.79
DTS	Barricades	444.00
Dust Tex	Rug service	159.40
Erck, Emerson	Softball umpire	260.00
Erdman, Ashley	Softball umpire	350.00
Fareway	Supplies	850.21
First Dakota Title	85th St. ROW	21,532.00
Frodent, Emily	Softball umpire	50.00
Ganschow, Sydney	Softball umpire	200.00
Ganschow, Sydney	Summer Rec hours	165.00
Grant, Mara	Summer Rec hours	363.75
Hander Inc	Boiler maintenance	1,461.88
Hawkins	Pool chemicals & pump parts	1,282.62
Hicks, Hanna	Summer Rec hours	791.25
Hydraulic World	Hydraulic hoses	68.54
Hyronimum, Claire	Summer Rec hours	588.75
J & R Mechanical	Check A/C	175.00
Jack's Uniforms	Badges	382.89
Jacobson, Jack	Baseball umpire	300.00
Jensen, Cameron	Baseball umpire	170.00
Jutting, Makena	Summer Rec hours	397.50
Kaiser, Malachi	Baseball umpire	30.00
Kamps, Addison	Summer Rec hours	517.50
Kirschenman, Erin	Summer Rec hours	1,080.00

Knettel, Ethan	Summer Rec hours	303.75
Krohmer Plumbing	Community Hall plumping repairs	405.12
Lacey Rentals	Toilets	135.00
Lennox Independent Publishing	Publishing	1,407.03
Lewis & Clark	18,363,038 June usage	34,544.22
Ljunggren, Troy	Baseball umpire	270.00
Metering Technologies	Meters	8,603.24
Mid American Energy	Services	1,381.09
MRG Hauff	T-ball shirts	4,110.90
Muth Electric	Ped buttons	1,903.21
Olson, Joann	Cleaning	150.00
Opland, Ava	Softball umpire	250.00
Platinum Towing	Tow Explorer	159.30
Portner, Dawson	Baseball umpire	210.00
Portner, Jeff	Baseball umpire	70.00
Quigley, Brekkyn	PD cleaning	75.00
Rand, Hadley	Baseball umpire	330.00
Sehr, Morgan	Softball umpire	200.00
Sioux Empire Humane Society	April/May/June services	938.90
Sioux Falls Ford	Repair 2021	1,069.64
South Dakota One Call	Locates	211.68
Southeastern Electric	Locates	97.50
Southeastern Electric	Services	4,382.97
Stahnke, Gavin	Baseball umpire	30.00
Toshiba	Copy lease	349.98
Townsquare Media	Teapot Day advertising	3,570.00
Turek, Lillian	Softball umpire	310.00
Udrive	Texting	144.24
Wagener, Matt	Summer Rec hours	255.00
White, Taylor	Reimburse for K9 supplies	95.12
Workplace IT	Computer services	3,000.85
Xcel Energy	Services	5,804.38

203,176.92