

City of Tea  
Regular Meeting  
May 20, 2024

The regular meeting of the Tea City Council was held at Tea City Hall on May 20, 2024 at 6:00 pm.

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

**AGENDA. MOTION 24-74. MOTION** by Weis, seconded by Zuraff to approve the May 20, 2024 Agenda. All members voted AYE.

**CONSENT AGENDA. MOTION 24-75. MOTION** by Erck, seconded by DeYoung to approve the following consent agenda items:

- 1) May 20, 2024 Claims (claims will be listed at the end of the minutes)
- 2) 55+ Community Center Building Permit Serenity Park Addition
- 3) Phase 2, R & R Site & Building Plans – 2005 Industrial St.
- 4) Ideal Wedding Warehouse Site and Building Plans – 2100 Venture St.
- 5) Geotek 85<sup>th</sup> St. Improvement Project Materials Testing Services Contract
- 6) Plats
  - a) Lots 6A & 8A, Block 1, Bakker Landing 1<sup>st</sup> Addition, City of Tea
  - b) Lots 8-22 Block 9, Nine Mile Lake Addition

All members voted AYE.

**CUP PUBLIC HEARING.** Mayor Voelker opened the public hearing for a proposed twin home at 110/112 E. Antioch St. The lot is currently zoned R-1, Single Family Residential. **MOTION 24-76. MOTION** by Weis, seconded by Erck to approve the Twin Home Conditional Use Permit #24-04 for Richard & Carolyn Odens to construct a twin home at 110/112 E. Antioch St. Lot 5, Block 6 Heritage Addition. All members voted AYE.

**PUBLIC HEARING.** Mayor Voelker opened the public hearing for an application to transfer the alcohol beverage licenses from Rivals LLC to JTRE LLC d/b/a Rivals. There were no comments for or against the transfer. **MOTION 24-77. MOTION** by Otten, seconded by Woessner to transfer the Retail (on-off sale) Malt Beverage & SD Farm Wine License from Rivals LLC d/b/a Rivals 1A & 1B to JTRE LLC d/b/a Rivals 1A & 1B, 1500 N. Main Ave, Suites 1A & 1B, Carl Soukups Addition, limited to suites labeled 1A & 1B. All members voted AYE.

**PUBLIC HEARING.** Mayor Voelker opened the public hearing for the first reading of Ordinance 316, An Ordinance of the City of Tea, SD Rezoning Phase 1, Tea Commerce Addition, Legally Known as Tracts 1 & 2, Tea Commerce Addition, City of Tea from AG-Agriculture (Rural Service District) to GB – General Business Commercial District, and Amending the Official Zoning Map of the City of Tea. There were no comments. The second reading will be at the June 3, 2024 meeting.

**CUP PUBLIC HEARING.** Mayor Volker opened the public hearing for a Group Daycare Conditional Use Permit at 845 Jesse Ct. There were no comments from the public. **MOTION 24-78. MOTION** by DeYoung, seconded by Erck to approve the Group Daycare Conditional Use permit for Emily Stoddard, 845 E. Jesse Ct, Lot 3A, Block 8, Zelmer 1st Addition. All members voted AYE.

**TITAN TAVERN** would like to have an outdoor concert on Friday night of Teapot Days, June 14. **MOTION 24-79. MOTION** by Otten, seconded by Woessner to approve the outdoor concert at Titan Tavern, 215 S. Main Ave, June 14 from 8:00 pm – Midnight. All members voted AYE.

**85<sup>TH</sup> ST. SEMI-URBAN IMPROVEMENT PROJECT BID.** On May 16, 2024 the following bids were opened for the 85<sup>th</sup> St. Improvement Project:

BIDDER	BID AMOUNT
Runge Enterprises Inc.	\$ 5,764,528.44
D & G Concrete Construction	\$ 6,188,087.16
Soukup Construction	\$ 6,299,299.00
Timmons Construction	\$6,333,027.06
Black-Top Paving	\$ 6,378,937.74



**MOTION 24-83. MOTION** by Erck, seconded by Weis to adjourn at 7:13 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 MAY 20, 2024**

Vendor	Description	Amount
4imprint	Baseball caps	1,129.13
A & B Business	Copy lease	95.84
Ace Hardware	Supplies	1,391.88
Alstiel, Savanna	Water refund	24.46
Atlantis Global LLC	Paper	204.10
Badger Meter	LTE service	1,263.99
Benco	Sprayer	442.35
Bender Sewer & Drain, LLC	Lift station cleaning	1,031.50
Bluepeak	Phone Service	1,086.71
Casey's	Fuel	1,036.84
CHS Eastern Farmers Elevator	Fuel	515.96
City of Tea	Water	657.25
Community Pass	Pool software annual membership	8,000.00
Confluence	TAP Phase 4	4,196.60
Crosby, Brian	Uniform reimbursement	53.08
Cummins Sales & Service	Service generator	457.76
Dakota Floor Restoration	Clean community building carpet	454.01
Dakota Freeze Dried Kitchen	Vendor refund	50.00
Dust-Tex	Rug service	94.40
Enviormaster	City Hall towels	86.00
Fareway	Supplies	176.78
Ferguson	Flags	45.56
Get N Go	Fuel	2,244.13
Hawkins	Lagoon chemicals	889.13
Innovative Office	Supplies	210.68
KCL Group Benefits	Insurance	527.37
Lacey's	Park restrooms	440.00
Lennox Independent	Publishing	774.21
Margeta, Jennifer	Water refund	39.46
Meierhenry Sargent	Services	8,266.08
Metering Technology	End points	2,567.62
Mid American Energy	Services	767.71
Midwest Alarm	Alarm monitoring	80.12
MRG Hauff	Baseball shirts & caps	1,775.00
Murphy, Dawn	Mileage to Pierre	312.22
Nutri Ject Systems Inc.	Lagoon testing	6,691.00
Odland, Tim	Inspections	6,435.00
Ollerich, Julie & Mike	Water refund	20.21
O'Reilly	Batteries,, filters	419.35

Reindl, Kristina	Water refund	3.62
Roto Rooter	Community building sewer cleaning	375.00
Roto Rooter	Lift station cleaning	550.00
Schramm, Seth	Water refund	20.21
Sionics Weapon	Equipment	1,323.70
Sioux Empire Automotive Service	Repair	419.35
Sioux Falls Area Humane Society	April Services	144.78
Southeastern Electric	Services	5,695.04
Sunset Law Enforcement	Ammunition	134.00
The Tessman Company	Baseball chalk/pond dye	223.80
Toshiba Financial Services	Copier lease	209.99
Uline	P & R storage cabinet	633.82
Vantek	Speaker mic	210.00
Workplace IT	May services	3,007.85
Xcel Energy	Services	3,620.58

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