

City of Tea
Regular Meeting
March 2, 2026

The regular meeting of the Tea City Council was held at Tea City Hall on March 2, 2026 at 6:00 pm.

Mayor Casey Voelker called the meeting to order at 6:00 pm with the following members present: Terry Woessner, James Erck, Josh Chapman, Aaron Otten, Ruby Zuraff and Lynn DeYoung. Also present: City Administrator Justin Weiland, Community Development Director Albert Schmit and Finance Officer Dawn Murphy.

AGENDA. MOTION 26-26. MOTION by Otten, seconded by Chapman to approve the March 2, 2026 Agenda. All members voted AYE.

CONSENT AGENDA. MOTION 26-27. MOTION by Woessner, seconded by Erck to approve the following consent agenda items:

- 1) February 17, 2026 Minutes
- 2) March 2, 2026 Claims (claims will be listed at the end of the minutes)
- 3) Approval of Professional Services Agreement Between the City of Tea, South Dakota and SAFEbuilt LLC. (agreement can be found on the City's website and is on file at City Hall.
- 4) Approval of Disabled Veteran Property Tax Abatement pursuant to SDCL 10-4-40

PUBLIC COMMENT. There were no public comments.

ORDINANCE 335. The Council held the second reading of Ordinance 335. An Ordinance Amending Chapters 3, 4, 5, 6, 12 and 19 of the Zoning Regulations of the City of Tea, Lincoln County South Dakota. The full ordinance and explanation of changes can be found on the City's website and is on file at City Hall. **MOTION 26-28. MOTION** by Otten, seconded by Zuraff to approve and adopt Ordinance 335. An Ordinance Amending Chapters 3, 4, 5, 6, 12 and 19 of the Zoning Regulations of the City of Tea, Lincoln County South Dakota. All members voted AYE. A Notice of Adoption will be published separately.

ORDINANCE 331. The Council held the second reading of Ordinance 331, An Ordinance Adopting the Subdivision Regulations for the City of Tea, South Dakota. The full ordinance and explanation of changes can be found on the City's website and is on file at City Hall. **MOTION 26-29. MOTION** by Erck seconded by Chapman to approve and adopt Ordinance 331, An Ordinance Adopting the Subdivision Regulations for the City of Tea, South Dakota. All members voted AYE. A Notice of Adoption will be published separately.

COMPREHENSIVE PLAN AMENDMENT. The Council reviewed the future park comprehensive plan map amendment. The Council would like to see additional green space in the area around 85th Street. **MOTION 26-30. RESOLUTION 26-03-04.** MOTION by DeYoung, seconded by Chapman to approve the following resolution with the recommended updates. All members voted AYE. **RESOLUTION 26-03-04.** A Resolution Adopting Figure 6.3 Future Park Considerations of the Tea 2050 Comprehensive Plan. WHEREAS, there has been updates to the subdivision ordinance of the City of Tea which includes an update to how open space dedication payment in lieu are calculated with a multiplier that utilized Figure 6.3 of the comprehensive plan to determine the amount; and WHEREAS the City staff, Park Board, Planning Commission, and City Council have all reviewed this updated map prior to adoption; NOW THEREFORE BE IT RESOLVED that figure 6.3 Future Park Consideration is hereby updated within the Tea 2050 Comprehensive Plan to reflect the map changes approved March 2, 2026. Adopted this 2nd day of March 2026.

Casey Voelker, Mayor

ATTEST: Dawn R. Murphy, Finance Officer

ORDINANCE 336. The Council held the first reading of Ordinance 336. Recodification of the City of Tea Municipal Code of Ordinances. **MOTION 26-31. MOTION** by Woessner, seconded by Zuraff to set the second reading of Ordinance 336 for March 16th, 2026. All members voted AYE.

CASH AND CONTINGENCY TRANSFERS. MOTION 26-32. MOTION by Otten, seconded by Erck to approve the following end of year 2025 cash and contingency transfers:

- \$29,000 Loan from General Fund 101 to TIF #3 Fund 224
- \$108,000 from General Fund 101 to St. Maintenance Fund 221
- \$31,000 from General Fund 101 to HWY 111 Special Assessment Fund 308

- \$285,363.70 from Gateway Blvd Capital Project Fund to General Fun 101
- \$804,847.49 from Hagedorn Infrastructure Capital Project Fund 518 to 2nd Penny Sales Tax Fund 212 to
- \$21,000 from Contingency Account 4115 to Transfers Out Account 5110

All members voted AYE.

EMS LENNOX AMBULANCE DISTRICT. There was an extensive discussion on a proposal received from the City of Lennox Ambulance Department and the future of EMS for the City of Tea. No decision was made.

BURNING ORDINANCE. Schmidt asked for guidance on how to enforce burning complaints and amending the burning ordinance. Schmidt will come up with a policy.

ZONING ORDINANCE ENFORCEMENT. Schmidt asked for guidance on enforcing the new zoning ordinance when a property has a change in use. Schmidt will come up with a policy.

MOTION 26-33. MOTION by Chapman, seconded by Woessner to adjourn at 8:13 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 MARCH 2, 2026**

Vendor	Description	Amount
A & B Business Solutions	Toner	672.13
Action Electric	Various light repairs	11,547.63
Auto Dynamics	Oil changes, brakes, tires	1,502.74
Bluepeak	Phones	40.34
Bluepeak	Phones	944.58
Caseys	Fuel	505.20
Christensen, Jennifer	Jan-Feb Cleaning	400.00
Dust-Tex	Rug service	49.48
FedEx	Shipping	35.33
Get N Go	Fuel	988.18
KCL Group Benefits	Insurance	725.78
Lewis & Clark Regional Water	11,961,258 Jan Usage	31,599.49
Midco	Lift station phone	42.55
Motorola	Camera system	4,960.00
MRG Hauff	Softball supplies	1,179.40
Murphy, Dawn	Mileage	337.85
Napa	Parts	179.75
Northern Safety Technology	Portable printer	543.31
Odland, Tim	February inspections	2,340.00
O'Reilly Auto Parts	Supplies	407.63
Overhead Door	Repair Police Dept door	433.67
Runnings	Boots	778.95
Sioux Sales Company	Ties & Vest	686.99
Thomas, Andy	Clothing allowance	125.00
Toshiba	Copier lease	342.30
Tri-State Garage Door	Repair maintenance bldg door	2,662.35
Weiland, Justin	Mileage	419.50
Wellmark	Insurance	24,632.31
Xcel Energy	Services	6,094.38
		95,176.82

FEBRUARY PAYROLL

DEPARTMENT	GROSS PAY	SS/MED	RETIRMENT	TOTAL
Administrator 4122	13,212.80	1,010.78	792.76	15,016.34
Finance 4142	8,660.48	654.88	519.63	9,834.99
Public Safety 4210	76,053.75	5,509.40	5,982.35	87,545.50
Highway/Streets 4311	15,987.13	1,176.39	959.24	18,122.76
Recreation 201-4501	5,262.40	402.56	315.74	5,980.70
Planning & Zoning 4650	13,693.38	989.83	821.61	15,504.82
Water Distribution 4334	16,137.13	1,187.37	968.24	18,292.74
Water Administration 4335	2,528.38	193.42	151.70	2,873.50
Sewer Administration 4321	16,141.94	1,187.70	968.49	18,298.13
Sanitary Clerk	2,528.36	193.42	151.70	2,873.48
TOTAL FEBRUARY PAYROLL	170,205.75	12,505.75	11,631.46	194,342.96