



City Council Regular Meeting Agenda

May 18, 2026 at 6:30 PM

Pipestone City Hall- 119 2nd Ave SW #9, Pipestone, MN 56164

1. **Call to Order and Roll Call**
2. **Pledge of Allegiance**
3. **Approve Agenda – Additions, Changes, Or Deletions**
4. **Consent Agenda**

All items listed with asterisks () are considered routine and non-controversial by the Council and will be approved by one motion. There will be no separate discussion of these items unless a Council member, City staff or citizen so requests in which case, the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

5. ****Approval of Minutes**

[A.](#) May 4 2026 Regular Meeting Minutes

6. **Community Concerns (Maximum 3 Minutes Per Person)**

7. **Bid Opening**

[A.](#) Lead Service Line Replacement Project

8. **Legal**

[A.](#) Consideration of Ordinance 173, Fourth Series: An Ordinance of the City of Pipestone Vacating Platted Alleys in the Original Plat of Pipestone Lying in Block 7 Between Lots One through Twelve of the Plat

9. **Engineering**

10. ****Financial**

A. Payment of Claims-Listing of Bills

B. April Financial Report

11. **Old Business**

12. **New Business**

A. Request for Council Action - Pipestone Chamber of Commerce

[B.](#) Request for Council Action - Pipestone Performing Arts Center

C. Resolution 2026-26: A Resolution Accepting Donations

D. Resolution 2026-27: A Resolution Regarding and Application for Authorization for Exemption from Lawful Gambling License

E. Authorize Bank Signatories

13. Closing Comments

14. Executive/Closed Session

15. Adjournment

Pipestone, Minnesota
May 4, 2026

Pursuant to due call and notice thereof, a regular meeting of the Pipestone City Council was duly held in-person and via Zoom in the Municipal Building at 6:30 p.m. on the 4th day of May 2026. Mayor Dan Delaney called the meeting to order. Roll call was taken, and a quorum was declared. Members present: Dan Delaney, Rodger Smidt, Scott Swanson, Verdeen Colbeck, and Danielle Thompson, Absent: none. Others present: Community Development Director Justin Schroyer, Dave Andres, Darrin DeKam, Dustin VanEssen, Andy Kooiker, Kyle Kuphal, City Attorney Jason Hill via Zoom, City Engineer Travis Winter via Zoom, Cable Access Coordinator Steve Moffitt, City Administrator Stephanie LaBrune, and City Clerk Megan DeWitte.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

APPROVE AGENDA - ADDITIONS, CHANGE OR DELETIONS

Motion made by Thompson, seconded by Colbeck, and unanimously carried to approve the agenda as presented.

CONSENT AGENDA

Mayor Delaney stated the Consent Agenda contains the April 20, 2026 Regular Meeting Minutes, April 27, 2026 Special Meeting Minutes, and the Payment of Claims-Listing of Bills. He then asked if there was any discussion needed regarding these items. No discussion was held.

Motion was made by Colbeck, seconded by Swanson, and unanimously carried to approve the Consent Agenda items which consisted of the April 20, 2026 Regular Meeting Minutes, April 27, 2026 Special Meeting Minutes, and the Payment of Claims-Listing of Bills in the amount of \$463,944.01 for warrants #77351 to #77447 to be issued in payment thereof.

COMMUNITY CONCERNS

Administrator LaBrune stated that no one was signed in and no other concerns had been received.

PUBLIC HEARING

Mayor Delaney stated, the purpose of this public hearing is to consider the proposed vacation of all that part of the East/West alley located in Block Seven, Original Plat to the City of Pipestone and all that part of the North/South alley located in Block Seven, Original Plat to the City of Pipestone, Pipestone County, Minnesota. He explained this vacation is being requested by all adjacent property owners.

Motion was made by Colbeck, seconded by Thompson, and unanimously carried to open the public hearing at 6:35p.m.

LaBrune provided a brief explanation of why the request came forth to the city to vacate the alleyways. No other comments were heard from the public.

Motion was made by Swanson, seconded by Smidt, and unanimously carried to close the public hearing at 6:40p.m.

LEGAL

Introduction of Ordinance No. 173, Fourth Series

Delaney stated this is an Ordinance of the City of Pipestone Vacating Platted Alleys in the Original Plat of Pipestone Lying in Block 7 Between Lots One through Twelve of the Plat. He said, this ordinance is being introduced and its adoption will be considered at the next city council meeting.

OLD BUSINESS

Request for Council Action: Human Rights Commission

Delaney explained, at the last city council meeting, a request from the Human Rights Commission came before the council requesting \$250 in funding so the commission could host a booth at the Courthouse lawn during the city Water Tower Festival. This item was tabled to gather more information. Dave Andres, the chairperson of the commission came forth and stated that the total request is for the amount of \$247.59 to cover the cost of a \$20 entry fee, seven Pinatas at a cost of \$168, and eight bags of candy costing \$59.59. Discussion was held. Delaney explained that city commissions do not have a budget and he has learned that there are other Human Rights Commissions in the state that do. Thompson stated that she did not want to set a precedence for all of the city commissions.

Motion made by Thompson and seconded by Delaney, to approve the request to provide the Human Rights Commission with \$247.59 to cover the expenses as presented. Upon a vote of the council, the motion failed 3-2 with Thompson and Delaney voting in favor of the motion and Colbeck, Smidt, and Swanson voting against the motion.

NEW BUSINESS

DVKH Properties LLC Incentive Request

Delaney invited Darrin DeKam with DVKH Properties LLC. to present his request. DeKam stated that he and his partners are proposing to bring a \$1,500,000 investment to Pipestone and is making a special request seeking an incentive of a 7-year city tax abatement and a 7-year adjustment of a 40% reduction in the water and sewer rates relating to the proposed investment. The council asked additional questions on the proposal and LaBrune stated that the city currently does not have a commercial tax abatement program in place and stated that staff could look into it. Following discussion, Mayor Delaney informed the group that they could continue to work with LaBrune and Schroyer to further discuss the proposal and thanked them for considering investing in Pipestone.

Consider Appointment of Planning Commission Member

Delaney stated that Carla Heyl has applied and he is recommended her to be appointed to the City Planning Commission.

Motion made by Smidt, seconded by Swanson, and unanimously carried to appoint Carla Heyl to the city Planning Commission.

Approve Fire Department Officers and New Fire Prevention Officer Position

Delaney said, Fire Chief Michael Bloemendaal is recommending the appointment of the following officers to serve on the Pipestone Fire Department. He shared, included in the list of officers is a newly created position, the Fire Prevention officer. This position will be responsible for the public education and promoting Fire Prevention week which is a large task. The request included setting a salary of \$300 per year for the Fire Prevention Officer.

| | | | |
|-----------------------------|-----------------|--------------|----------|
| 1 st Asst. Chief | Billy Quist | | |
| 2 nd Asst. Chief | Cody Hedibrink | | |
| Secretary | Rick Whipple | | |
| Treasure | Tylan VanderWal | | |
| Training officer | Chris Hoss | | |
| Hose captain | Rick Whipple | | |
| Engine Captain | Jeff Arendt | | |
| Hook and Ladder | Terry Smith | | |
| Custodian | Don Ehlers | | |
| Fire Prevention officer | Jeff Arendt | New position | \$300.00 |

Motion made by Swanson, seconded by Smidt, and unanimously carried to approve the list of Fire Department Officers for 2026 as presented.

Resolution 2026-24: A Resolution Approving Plans and Specifications and Ordering Advertisement Bids

Delaney shared this is a Resolution confirming the acceptance of the bid from Duininck, Inc, of Prinsburg, Minnesota for the 2nd Ave SW Street Improvement Project which was accepted by the city council at the last council meeting. The total amount of the low bid is \$1,992,927.05. Winter explained that the bid had been accepted at the last council meeting and due to the city bonding for the project a resolution was needed as a formality.

Motion was made by Thompson, seconded by Swanson, and unanimously carried to approve Resolution 2026-24: A Resolution Approving Plans and Specifications and Ordering Advertisement Bids.

Resolution 2026-25: A Resolution Accepting Donations

Delaney stated, this Resolution accepts the following donations:

- Wilson Manufacturing Co. \$639.71 Ewert Rec Center- Twins Trip
- Southwest Initiative Foundation \$1700.00 Ewert Rec Center- Aquatic Center Passes and Swimming Lessons Fees

Motion was made by Colbeck, seconded by Thompson, and unanimously carried to approve Resolution 2026-25: A Resolution Accepting Donations.

REPORTS

LaBrune – Report provided on current and upcoming city projects and programs.

Delaney – Report provided on commission meetings attended.

Smidt – Report provided on commission meetings attended.

Swanson – Report provided on commission meetings attended.

Colbeck – Reported on the upcoming Veteran’s Memorial Flag Day Fundraiser Event at Moore Park.

Thompson – Nothing to report.

CLOSING COMMENTS

Mayor Delaney provided an update pertaining to the City Sign Ordinance and Election Campaign Signs. The entire council also reminded everyone of City Cleanup week.

ADJOURNMENT

Motion made by Smidt, seconded by Colbeck, and unanimously carried to adjourn the meeting at 7:16 pm.

Dan Delaney
Mayor

ATTEST:

Stephanie LaBrune
City Administrator



Real People. Real Solutions.

1501 S Section 7, Item A.
 Suite 100
 Fairmont, MN 56031
 Phone: (507) 238-4738
 Bolton-Menk.com

SUMMARY OF BIDS

**2026 Lead Service Line Replacement
 Pipestone, Minnesota**

BMI Project No.: 25X140622 QuestCDN Project No.: 10171292
 Bids Received: May 18, 2026 Addendum(s): #1-5/12/2026
 Time: 6:30 p.m. Engineer's Estimate: \$694,570.00

| BIDDERS | TOTAL AMOUNT BID |
|--|------------------|
| 1 Double D Gravel Pipestone, MN | |
| 2 Duininck, Inc. Prinsburg, MN | |
| 3 Hulstein Excavating Sioux Falls, SD | |
| 4 NPL Construction Co. Lakeville, MN | |
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CITY OF PIPESTONE

ORDINANCE NO. 173, FOURTH SERIES

AN ORDINANCE OF THE CITY OF PIPESTONE VACATING PLATTED ALLEYS IN THE ORIGINAL PLAT OF THE CITY OF PIPESTONE LYING IN BLOCK 7 BETWEEN LOTS ONE THROUGH TWELVE OF THE PLAT

The City Council of the City of Pipestone ordains:

Article I. Legislative Findings. The City of Pipestone (“City”) makes the following legislative findings:

- (A) In accordance with Section 12.05 of the Charter of the City of Pipestone (“Charter”), the City received a petition to vacate certain alleys dedicated to the public in the Original Plat of the City of Pipestone;
- (B) The alleys proposed to be vacated are depicted in Exhibit A (“Alleys”), which is attached hereto and incorporated herein by reference;
- (C) The petition submitted to the City meets all requirements of the Charter;
- (D) The City published notice of a public hearing on the petition on April 9, 2026 and April 16, 2026, with the last publication occurring at least 10 days prior to the hearing;
- (E) Proper notice was provided to property owners abutting the Alleys to be vacated and to City residents in accordance with the Charter;
- (F) The City Council held the public hearing on May 4, 2026; and
- (G) The Alleys proposed to be vacated has not been used by the traveling public, and the Alleys are not anticipated to be necessary for public use in the future.

Article II. Vacation Order. The City Council of the City of Pipestone hereby grants the petition for vacation and orders the vacation of the Alleys in the Original Plat of the City of Pipestone lying in Block 7 between Lots 1 through 12, as depicted in Exhibit A attached hereto and as legally described in Exhibit B. Additionally:

- (A) The City shall retain all underground and overhead utility easement rights in the Alleys; and
- (B) A copy of this Ordinance shall be filed with the Pipestone County Auditor and recorded in the office of the Pipestone County Recorder.

Article III. Effective Date. This Ordinance shall become effective the day after its legal publication.

Adopted this 18th day of May, 2026.

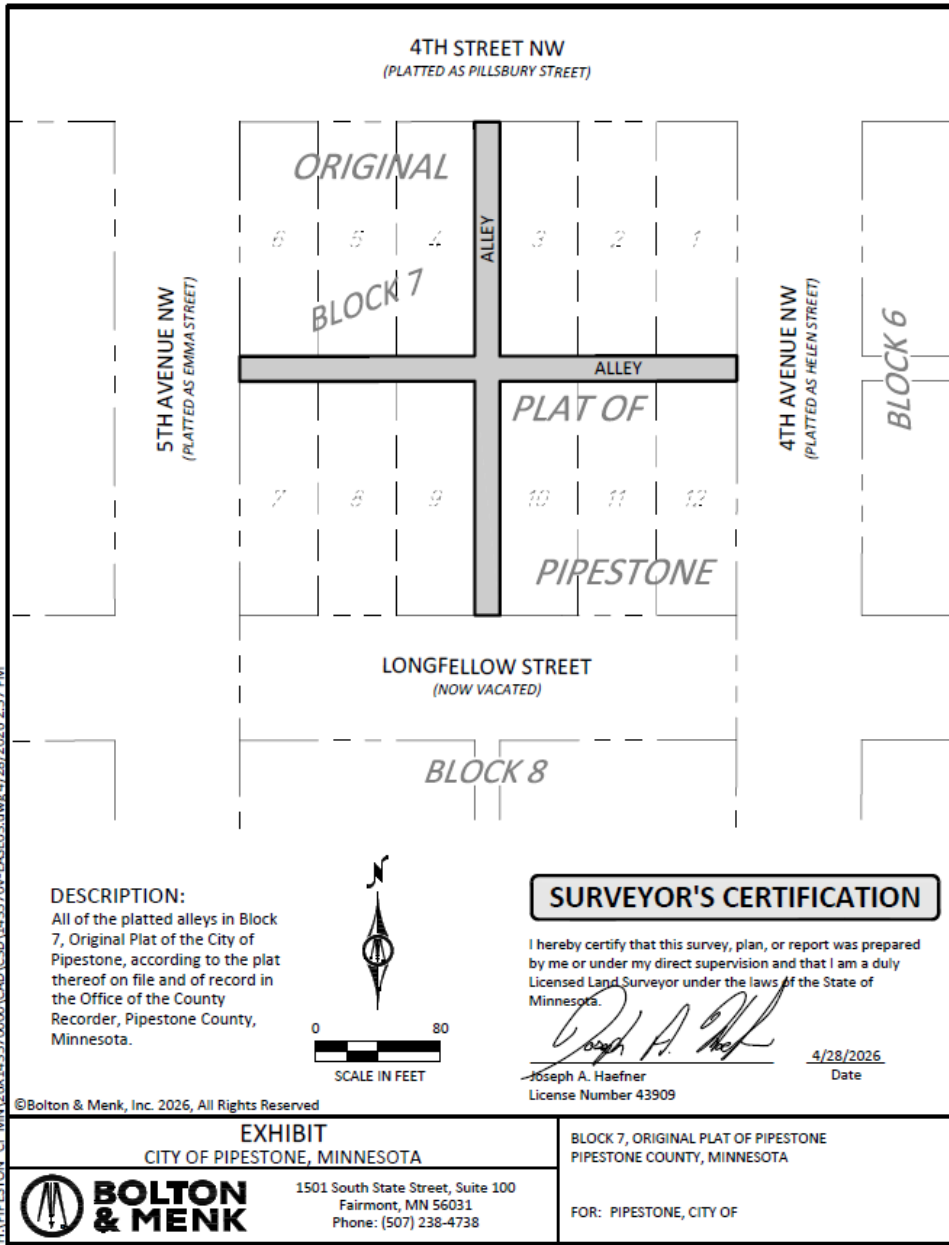
Dan Delaney, Mayor

ATTEST: _____
Megan DeWitte, City Clerk

Date of Publication 5/21/2026

Effective Date 5/22/2026

EXHIBIT A Depiction of Vacated Alleys



DESCRIPTION:
 All of the platted alleys in Block 7, Original Plat of the City of Pipestone, according to the plat thereof on file and of record in the Office of the County Recorder, Pipestone County, Minnesota.

SURVEYOR'S CERTIFICATION

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Joseph A. Haefner
 Joseph A. Haefner
 License Number 43909
 4/28/2026
 Date

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EXHIBIT
 CITY OF PIPESTONE, MINNESOTA

BLOCK 7, ORIGINAL PLAT OF PIPESTONE
 PIPESTONE COUNTY, MINNESOTA



1501 South State Street, Suite 100
 Fairmont, MN 56031
 Phone: (507) 238-4738

FOR: PIPESTONE, CITY OF

JOB NUMBER: 26X143570000 FIELD BOOK: DRAWN BY: JTR

HA\PIPESTON_CI_MN\26X143570000\CAD\CSD\143570V-EASED3.dwg, 4/28/2026 2:57 PM

EXHIBIT B
Legal Description of Vacated Alleys

All of the platted alleys in Block 7, Original Plat of the City of Pipestone, according to the plat thereof on file and of record in the Office of the County Recorder, Pipestone County, Minnesota.

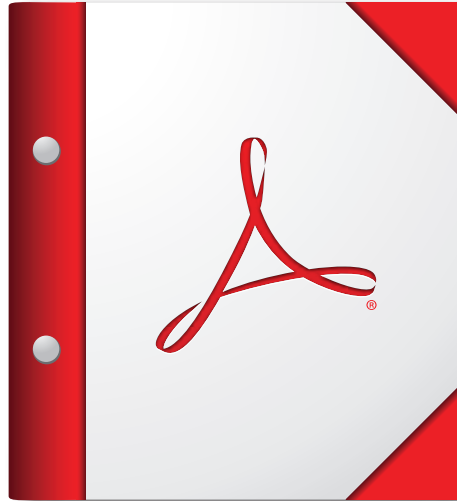


THE WIZARD OF OZ



**June 18-21 &
June 25-28**





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CITY OF PIPESTONE
PIPESTONE COUNTY, MINNESOTA

RESOLUTION 2026-26

A RESOLUTION ACCEPTING DONATIONS

WHEREAS, the City of Pipestone is generally authorized to accept donations of real and personal property pursuant to Minnesota Statutes Section 465.03 for the benefit of its citizens; and

WHEREAS, the following entities and/or individuals have offered to contribute the cash amounts and tangible items as set below to the City of Pipestone:

| <u>Name of Donor(s)</u> | <u>Amount</u> |
|-------------------------|--|
| Pipestone Jaycees | \$1,000 – To support the Summer Daycare Day at the Pipestone Family Aquatic Center |

WHEREAS, such donations have been contributed to assist the City Departments with current updates, expenditures, and youth programs.

WHEREAS, the City Council finds that it is appropriate to accept the donations offered.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF PIPESTONE, MINNESOTA, AS FOLLOWS:

1. The donations described above are accepted.
2. The City Clerk is hereby directed to issue a receipt to the donors acknowledging the City’s receipt of the donors’ donations.

Passed and adopted by the City Council of the City of Pipestone this 18th day of May, 2026.

Dan Delaney
Mayor

ATTEST:

Megan DeWitte, City Clerk

CITY OF PIPESTONE
PIPESTONE COUNTY, MINNESOTA

RESOLUTION 2026-27

A RESOLUTION REGARDING AN APPLICATION FOR AUTHORIZATION FOR EXEMPTION FROM LAWFUL GAMBLING LICENSE

WHEREAS, Pipestone Country Club, Pipestone, Minnesota, a non-profit organization, has requested a Lawful Gambling Exemption by written application dated May 4, 2026; and

WHEREAS, said organization intends to sponsor gambling activity at the Pipestone Country Club, 1003 8th Ave SE, Pipestone, Minnesota.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PIPESTONE, MINNESOTA, THAT:

1. The City of Pipestone does approve the Application for Exemption for special event of August 22, 2026, filed with the City and/or the Minnesota Charitable Gambling Board.
2. The City Clerk is directed to sign the City Approval for the Lawful Gambling Exemption application dated May 4, 2026, and to forward same, together with a copy of this resolution to the applicant who will then forward the information onto the Minnesota Charitable Gambling Control Board.

Adopted by the City Council of the City of Pipestone this 18th day of May 2026.

Dan Delaney
Mayor

ATTEST:

Megan DeWitte
City Clerk