

**WORTHINGTON CITY COUNCIL REGULAR MEETING
OCTOBER 12, 2026**

The meeting was called to order at 5:30 p.m., in City Hall Council Chambers by Mayor Rick Von Holdt with the following Council Members present: Amy Woitalewicz, Chris Kielblock, Mike Kuhle, Amy Ernst. Dennis Weber (excused).

Staff present: Hyunmyeong Goo, City Engineer; Todd Wietzema, Public Works Director; Cristina Adame, Community Relations and Communications; Mindy Eggers, City Clerk.

Others Present: Ryan McGaughey, Radio Works; Tanner Rogers, Housing & Redevelopment Authority; Ellen Hoefker, Barb Denno, Brent Droll, Wayne Verdorn.

The Pledge of Allegiance was recited.

AGENDA APPROVED WITH ADDITIONS/CHANGES

A motion was made by Council Member Kielblock, seconded by Council Member Kuhle and unanimously carried to approve the agenda as presented.

PUBLIC HEARING AND RESOLUTION NO. 2026-10-70 ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 125 – EAST NINTH AVENUE FROM TENTH STREET TO ELEVENTH STREET

Pursuant to published notice, this was the time and date set for a public hearing on proposed assessments for the East Ninth Avenue from Tenth Street to Eleventh Street Paving Improvement.

The motion was made by Council Member Kielblock, seconded by Council Member Ernst and unanimously carried to open the hearing.

Hyunmyeong Goo, City Engineer, presented the proposed assessment roll for the East Ninthe Avenue from Tenth Street to Eleventh Street Paving Improvement.

The recommended terms for the proposed assessments are listed below.

PAVING IMPROVEMENT NO. 125

> EAST NINTH AVENUE FROM TENTH STREET TO ELEVENTH STREET PAVING IMPROVEMENT

4.00%²; 15 years

² Based on interest rate on PIR bonds.

Mayor Von Holdt asked if there was any testimony. None was received.

The motion was made by Council Member Ernst, seconded by Council Member Weber and unanimously carried to close the hearing.

The motion was made by Council Member Kuhle, seconded by Council Member Kielblock and unanimously carried to adopt the following resolution:

RESOLUTION NO. 2026-10-70

A RESOLUTION ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 125 – NINTH AVENUE EAST FROM TENTH STREET TO ELEVENTH STREET

(Refer to Resolution File for complete copy of Resolution)

PUBLIC HEARING AND RESOLUTION NO. 2026-10-71 ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 128 – MURRAY AVENUE FROM NOBLES STREET TO EAST DEAD END

Pursuant to published notice, this was the time and date set for a public hearing on proposed assessments for Murray Avenue from Nobles Street to East Dead End.

The motion was made by Council Member Kielblock, seconded by Council Member Ernst and unanimously carried to open the hearing.

Hyunmyeong Goo, City Engineer, presented the proposed assessment roll for Murray Avenue from Noble Street to East Dead End.

The recommended terms for the proposed assessments are listed below.

PAVING IMPROVEMENT NO. 128

> MURRAY AVENUE FROM NOBLES STREET TO EAST DEAD END

4.00%²; 15 years

² Based on interest rate on PIR bonds.

Mayor Von Holdt asked if there was any testimony. None was received.

The motion was made by Council Member Ernst, seconded by Council Member Woitalewicz and unanimously carried to close the hearing.

The motion was made by Council Member Kielblock, seconded by Council Member Ernst and unanimously carried to adopt the following resolution:

RESOLUTION NO. 2026-10-71

A RESOLUTION ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 128 – MURRAY AVENUE FROM NOBLES STREET TO EAST DEAD END

(Refer to Resolution File for complete copy of Resolution)

PUBLIC HEARING AND RESOLUTION NO. 2026-10-72 ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 126 – THIRD AVENUE AND FOURTH AVENUE FROM NINTH STREET TO ELEVENTH STREET

Pursuant to published notice, this was the time and date set for a public hearing on the Third Avenue and Fourth Avenue from Ninth to Eleventh Street.

The motion was made by Council Member Kielblock, seconded by Council Member Woitalewicz and unanimously carried to open the hearing.

Hyunmyeong Goo, City Engineer, presented the proposed assessment roll for Third Avenue and Fourth Avenue from Ninth Street to Eleventh Street.

The recommended terms for the proposed assessments are listed below.

PAVING IMPROVEMENT NO. 126

> THIRD AVENUE AND FOURTH AVENUE FROM NINTH STREET TO ELEVENTH STREET

4.00%²; 15 years

² Based on interest rate on PIR bonds.

Mayor Von Holdt asked if there was any testimony.

Brent Droll, Droll Properties LLC, owner of 900 Third Ave (Parcel No. 31-0079-000), addressed Council and submitted a written objection to the proposed special assessment of \$60,955.70, including an \$18,762.00 extra-services charge. The owner cited lack of timely mailed notice, a \$19,895.11 discrepancy between the itemized charges and stated total, and requested a detailed breakdown and justification of the charges. The owner also raised concerns regarding project delays, business impacts, loss of four parking spaces, increased snow-removal costs, and whether the assessment reflects the special benefit to the property. Droll Properties LLC requested that adoption of the assessment be postponed pending corrected documentation, an explanation of the assessment process, and an opportunity to review and respond, with a reduction as warranted.

Ellen Hoefker, Drealan Kvilhaug Hoefker, located at 909 Fourth Avenue, addressed the Council regarding the assessments for her building and the process used to calculate them, particularly in relation to the property's corner location. She noted that the business had lost eight parking stalls and asked whether property owners are responsible for snow removal on the bump-outs.

Mr. Goo explained how the assessments are calculated, noting that the bump-outs are excluded from the assessable costs; however, property owners are responsible for snow removal in these areas. He further explained that any liquidated damages are deducted from the total assessable amount.

Regarding the additional services at 900 Third Avenue, Mr. Goo stated that the repairs had been negotiated between the property owner and the contractor. He also clarified that the appeals process would begin only after the resolution is adopted.

The motion was made by Council Member Kielblock, seconded by Council Member Ernst and unanimously carried to close the hearing.

The motion was made by Council Member Woitalewicz, seconded by Council Member Ernst and unanimously carried to adopt the following resolution:

RESOLUTION NO. 2026-10-72

A RESOLUTION ADOPTING THE SPECIAL ASSESSMENT FOR PAVING IMPROVEMENT NO. 126 – THIRD AVENUE AND FOURTH AVENUE FROM NINTH STREET TO ELEVENTH STREET

(Refer to Resolution File for complete copy of Resolution)

CONSENT AGENDA

A motion was made by Council Member Kielblock, seconded by Council Member Ernst and unanimously carried to approve the consent agenda as presented.

- Regular City Council Meeting Minutes of September 28, 2026
- Special City Council Meeting Minutes of September 23, 2026
- Water & Light Commission Meeting Minutes of September 21, 2026
- Bills Payable Totaling \$939,044.97

HOUSING AND REDEVELOPMENT AUTHORITY UPDATE

Tanner Rogers of the Housing and Redevelopment Authority (HRA) provided Council with an update on current Authority activities, highlighting the home renovation project at 1203 Apel Avenue. Mr. Rogers reviewed the project from the initial acquisition through the renovation process and preparation for sale. The total investment in the project was \$282,900, and the property is currently listed for sale at \$299,000.

Council thanked Mr. Rogers for the update.

RESOLUTION NO. 2026-10-73 ADOPTED REGARDING OFF-SITE GAMBLING – CURRIE TOWN & COUNTRY BOOSTERS, INC.

Steve Robinson, City Administrator, said an application has been received by the Currie Town & Country Boosters, Inc. to Conduct Off-Site Gambling, the information is as follows:

Organization: Currie Town & Country Boosters, Inc.
CEO: Ed Sweetman
Type of Event: Bingo & Tip Board
Date: October 19, 2026
Worthington Event Center
1447 Prairie Drive

A resolution and application must be approved by the local governing body prior to being sent to the State for approval.

The motion was made by Council Member Woitalewicz, seconded by Council Member Kuhle and unanimously carried to approve the application and adopt the following resolution:

RESOLUTION NO. 2026-10-73

A Resolution Regarding Off-Site Gambling – Currie Town & Country Boosters, Inc.

(Refer to Resolution File for complete copy of Resolution)

**RESOLUTION NO. 2026-10-74 ADOPTED REGARDING OFF-SITE GAMBLING –
CURRIE TOWN & COUNTRY BOOSTERS, INC.**

Steve Robinson, City Administrator, said an application has been received by the Currie Town & Country Boosters, Inc. to Conduct Off-Site Gambling, the information is as follows:

Organization: Currie Town & Country Boosters, Inc.
CEO: Ed Sweetman
Type of Event: Bingo & Tip Board
Date: October 26, 2026
Worthington Event Center
1447 Prairie Drive

A resolution and application must be approved by the local governing body prior to being sent to the State for approval.

The motion was made by Council Member Ernst, seconded by Council Member Kielblock and unanimously carried to approve the application and adopt the following resolution:

RESOLUTION NO. 2026-10-74

A Resolution Regarding Off-Site Gambling – Currie Town & Country Boosters, Inc.

(Refer to Resolution File for complete copy of Resolution)

**RESOLUTION NO. 2026-10-75 ADOPTED REGARDING MNDOT HIGHWAY 59
RECONSTRUCTION AGREEMENT WITH THE STATE OF MINNESOTA**

The Council considered a cooperative agreement resolution between the City of Worthington and the Minnesota Department of Transportation (MnDOT) for payment of the City's share of the costs associated with water main and sanitary sewer construction along and adjacent to Trunk Highway 59, from Trunk Highway 60 to 27th Street North, within the city limits, under State Project No. 5304-41.

The motion was made by Council Member Kuhle, seconded by Council Member Woitalewicz and unanimously carried to adopt the following resolution:

RESOLUTION NO. 2026-10-75

A RESOLUTION REGARDING MNDOT HIGHWAY 59 RECONSTRUCTION AGREEMENT
WITH THE STATE OF MINNESOTA

(Refer to Resolution File for complete copy of Resolution)

**APPROVED 2026 BOX HANGAR LEASE RATES – WORTHINGTON MUNICIPAL
AIRPORT**

Todd Wietzema, Public Works Director, said a bid from Everstrong Construction was approved at the February 5th, 2025, Council meeting. The approved bid was to build a new 3 bay box hangar at the Worthington Municipal Airport.

Federal and State grants were awarded and now construction on this new hangar is almost complete, noting after the grants the City's share of the \$1.2 million dollar project was slightly over \$51,000.

At the September 30th, 2026, Airport Advisory Board meeting, discussion was held on setting the lease rate for the new box hangar. The Advisory Board recommended the rate of \$300.00 per/month with the annual lease starting January 1st every year.

The motion was made by Council Member Kuhle, seconded by Council Member Kielblock and unanimously carried to approve the 2026 box hangar lease rate of \$300.00 per year.

APPROVED AND ADOPTED THE BY-LAWS FOR VETERAN'S MEMORIAL ADVISORY BOARD

Mr. Wietzema said a few years ago, Freedom Veterans Memorial, Inc. approached the City of Worthington regarding the potential transfer of management responsibilities for the Veterans Memorial located in Freedom Shore Park. Since that time, staff has worked with the nonprofit corporation to facilitate the transfer of funds and begin the process of dissolving the organization.

Staff is now prepared to establish a formal City of Worthington Veterans Memorial Advisory Board and adopt the proposed bylaws. The bylaws outline the board's composition, meeting procedures, election of officers, and powers and duties.

The Advisory Board will provide guidance and recommendations to City staff on matters related to the Veterans Memorial. The board will also assist in promoting public awareness and community engagement in support of the Memorial's mission to honor military veterans from the area.

The motion was made by Council Member Kuhle, seconded by Council Member Kielblock and unanimously carried to approve the board as a City of Worthington advisory board and adopt the proposed bylaws for the Veterans Memorial Advisory Board.

RESOLUTION NO. 2026-10-76 ADOPTED ORDERING PREPARATION OF A FEASIBILITY REPORT ON PROPOSED IMPROVEMENT - EAST FLOWER LANE EXTENSION PHASE 2

Mr. Goo presented a resolution ordering the preparation of a report on the proposed construction of East Flower Lane, from the existing East Flower Lane constructed in 2026 to First Avenue Southwest. The proposed improvements include water main, sanitary sewer main, and stormwater main extensions, base construction, permanent surfacing, curb and gutter, and driveways. The project costs are proposed to be assessed to abutting property owners. Following completion of the report, Council will be asked to schedule a public hearing on the proposed improvements.

The motion was made by Council Member Woitalewicz, seconded Council Member Ernst and unanimously carried to adopt the following resolution:

RESOLUTION NO. 2026-10-76

A RESOLUTION ORDERING PREPARATION OF A FEASIBILITY REPORT ON PROPOSED IMPROVEMENT - EAST FLOWER LANE EXTENSION PHASE 2

(Refer to Resolution File for complete copy of Resolution)

**AMENDMENT TO JOINT RESOLUTION ADOPTED FOR ORDERLY ANNEXATION
BETWEEN THE TOWNSHIP OF WORTHINGTON AND THE CITY OF
WORTHINGTON, MINNESOTA PURSUANT TO MINN.STAT. §414.0325, SUBD. 1
ADOPTED**

Mr. Robinson stated that the City recently acquired parcel 20-0175-000, located at 26460 Flower Lane (the “Koepsell property”), for a planned roadway extension. Annexation is necessary to proceed with the proposed improvements. The proposed annexation also includes the portion of parcel 20-0170-000 located north of Highway 59/60, as well as a portion of the Highway 59/60 right-of-way. The annexation would help establish more consistent City boundaries and ensure that all land in the area north of the highway is incorporated into the City.

The city has an active orderly annexation agreement with Worthington Township. To proceed with the proposed annexation, the agreement must first be amended to include the subject properties, followed by approval of the immediate annexation. Worthington Township is scheduled to consider the resolution on October 13.

The motion was made by Council Member Kuhle, seconded by Council Member Woitalewicz and unanimously carried to adopt the following resolution:

JOINT RESOLUTION FOR ORDERLY ANNEXATION BETWEEN THE TOWNSHIP OF WORTHINGTON AND THE CITY OF WORTHINGTON, MINNESOTA PURSUANT TO MINN.STAT. §414.0325, SUBD. 1

(Refer to Resolution File for complete copy of Resolution)

COUNCIL COMMITTEE REPORTS

Mayor Rick Von Holdt – Attended a MN Mayor’s Association meeting, one of the discussion items was how Mayor’s can lead on social media. Is the new Co-Chair of a CGMC Committee along with the Little Falls, MN Mayor that will assist in crafting 2027 legislative language.

Council Member Ernst – Attended Cuero Turkeyfest, Paycheck won the second leg of the Great Gobbler Gallop.

Council Member Weber - No report.

Council Member Woitalewicz – No report.

Council Member Kuhle – No report.

Council Member Kielblock – No report.

CITY ADMINISTRATOR REPORT

Police Chief interviews will be held later this week. Next week a Long-Term Financial Plan meeting will be held.

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ADJOURNMENT

The motion was made by Council Member Woitalewicz, seconded by Council Member Kielblock and unanimously carried to adjourn the meeting at 6:43 p.m.

Mindy Eggers, MCMC
City Clerk