

MINUTES  
TONKA BAY CITY COUNCIL  
REGULAR MEETING  
SEPTEMBER 23, 2025

1. CALL TO ORDER

The regular semi-monthly meeting of the Tonka Bay City Council was called to order at 7:01 p.m.

2. OATH OF OFFICE

To fill the vacancy created by Kelly Wischmeier's departure, the City Council appointed Kevin Broas to the Council. City Administrator Holl administered the Oath of Office. Council Member Broas was sworn into office and will serve the remainder of the term ending December 31, 2026. Council welcomed him to the dais and expressed appreciation for his willingness to serve the community. Following the oath, Broas assumed his official duties as a member of the Council.

3. ROLL CALL

Members present: Mayor Jennings, Council Members Anderson, Broas, Eckland, and Ottum.

Staff present: City Administrator Holl and City Attorney Nason.

Others present: Jennifer Labadie, Tina Broas, Kate Van Horne

4. APPROVAL OF AGENDA

Council Member Anderson made a motion to approve the agenda with the removal of 8. Public Hearing - 335 Lakeview Avenue. Council Member Eckland seconded the motion. Ayes: Anderson, Broas, Eckland, Ottum, and Jennings. The motion carried.

5. CONSENT AGENDA

- A. Minutes from September 9, 2025 City Council Meeting
- B. Minutes from September 9, 2025 City Council Work Session Meeting
- C. Minutes from September 15, 2025 Special Work Session Meeting
- D. August 2025 Claims
- E. Demo Escrow Refund for 10 Woodlawn Avenue
- F. Demo Escrow Refund for 265 Lakeview Avenue
- G. Escrow Refund for 120 Lakeview Avenue
- H. September 2025 Expenditure Guideline
- I. Minutes from July 28, 2025 Parks & Docks Commission Meeting

Council Member Anderson made a motion to approve the consent agenda with corrections to 5. A, and 5. B. Council Member Eckland seconded the motion. Ayes: Anderson, Broas, Eckland, Ottum, and Jennings. The motion carried.

6. SPECIAL BUSINESS

Council Member Committee Assignments - City Administrator Holl provided Council with the current list of member assignments. With the appointment of Council Member Broas, Council reviewed the assignment list, noting that former member Wischmeier's assignments were left open for consideration. Council agreed that the most efficient approach would be to reassign the assignments to Council Member Broas. Holl will prepare a resolution reflecting this action for approval at the next Council Meeting.

7. MATTERS FROM THE FLOOR

None

8. PUBLIC HEARINGS

None

9. OLD BUSINESS

None

10. NEW BUSINESS

A. Approve Preliminary General Fund Budget & Levy for 2026: City Administrator Holl provided an overview of the preliminary budget, noting that the City's portion represents only 19% of a typical property tax bill, with the majority coming from schools and Hennepin County. Tonka Bay continues to maintain one of the lowest tax rates in the county, ranking third behind Greenwood and Woodland. With the proposed 15.65% tax levy increase, the impact on residents would be approximately \$25 per month for a median-valued home (\$1.1 million) and about \$10 per month for a \$500,000 home, reflecting roughly a 3% change to the total tax bill. The budget includes \$158,000 in reduced expenses and \$273,000 in added expenses, largely due to increased bonding costs for street projects.

Additional expenses included auditing services, insurance, legal, police, fire, code enforcement, COLA and market adjustments for staff, and the increased LMCD rate, as well as capital items. Expense reductions included employee insurance costs, office supplies, IT services, and street expenses. Capital expenses include a skid loader replacement, shop air compressor, new lawn mower, skid steer broom bristles, and City Hall roof cleaning/sealing. Street expenses include funds for Tonka Bay Road, striping and crack sealing, patching, and annual seal coating, with plans for additional parking lot and paving projects depending on bond funds.

Holl concluded his report by stating that the preliminary budget reflects

\$332,000 in added expenses, including bonding, offset by \$158,000 in reductions, resulting in a net increase of \$174,000 and setting the preliminary tax levy at 15.65%.

1. Resolution 2025-22 Adopting Preliminary 2026 Tax Levy – A motion to approve Resolution 2025-22 Adopting Preliminary Tax Levy of \$2,136,927 for Taxes Payable in 2026 was made by Council Member Anderson. Council Member Eckland seconded the motion.

Roll call: Anderson Aye  
Broas Aye  
Eckland Aye  
Ottum Aye  
Jennings Aye

The motion carried.

- B. Approve Pay Request #13 for the 2024 SUIP for \$176,195.60 – A motion to approve pay request #13 from WSB payable to Geislinger & Sons for the 2024 SUIP in the amount of \$176,195.60 was made by Council Member Anderson. Council Member Broas seconded the motion. Ayes: Anderson, Broas, Eckland, Ottum, and Jennings. The motion carried.

11. MATTERS FROM THE FLOOR

None

12. REPORTS

A. City Administrator Holl highlighted recent Parks & Docks Commission discussions, including a beautification project for the north Tonka Bay sign, planning for a shed project at Manitou Park to support both baseball and softball programs and potentially Public Works. Holl noted the tennis and pickleball court project at Wekota Park is moving along with pavement installation to happen soon. A ribbon cutting for the courts is tentatively planned. Holl informed Council he will be on vacation from October 2 - 9. Representatives from Abdo will be onsite to work on the audit from October 13 - 16, with staff currently preparing the necessary background work papers. Lastly, the Fulton Gran Fondo Bike Ride event will take place this Saturday, September 27, 2025 and will travel through Tonka Bay.

B. Mayor Jennings took a moment to share a lighthearted note; our City Administrator, CJ Holl, celebrated a birthday last Friday! The Council joined in recognizing the and we wish him a very happy year ahead.

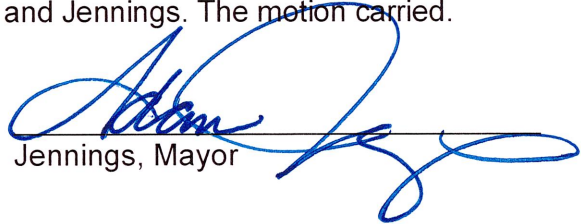
13. CLOSED SESSION

Labor Negotiation: Mayor Jennings moved to close the City Council Meeting and enter Closed Session at 7:38 p.m. pursuant to Minnesota Statutes Section 13D.03, subdivision 1(b) to consider strategy for labor negotiations, including negotiation strategies or developments or discussion and review of labor negotiation proposals, conducted pursuant to Minnesota Statutes Section 179A.01 to 179A.25, with Teamsters Local 320. The Closed Session will commence immediately. Once Closed Session is completed, the City Council will reconvene the open meeting portion of tonight's City Council Meeting. Council Member Eckland seconded the motion. Ayes: Anderson, Broas, Eckland, Ottum, and Jennings. The motion carried.

Mayor Jennings reconvened the City Council Meeting at 8:20 p.m.

14. ADJOURNMENT

There being no further business, Council Member Anderson made a motion to adjourn the meeting at 8:21 p.m. Council Member Ottum seconded the motion. Ayes: Anderson, Broas, Eckland, Ottum, and Jennings. The motion carried.

  
Jennings, Mayor

Attest:

  
Gildemeister, City Clerk