

**AGENDA**  
**COLD SPRING CITY COUNCIL**  
**November 26, 2025 at 5:00 P.M. – Council Chambers**

1. Call to Order & Pledge of Allegiance
2. Open Public Forum (Those interested in addressing Council who did not previously request to be on the agenda may address Council for up to 3 minutes. If action is requested, it will be considered at a later Council Meeting.)
3. Approval of the Agenda

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4. **Consent Agenda**

A. Minutes – November 12, 2025 Regular Meeting

**Recommendation:** TO APPROVE THE CONSENT AGENDA AS PRESENTED.

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5. Replacement of Bleachers at Baseball Park – Drew VanLoy

**Recommendation:** TO APPROVE THE CONSTRUCTION OF NEW RIGHT FIELD BLEACHERS AT THE BASEBALL PARK FROM LUMBER ONE COLD SPRING AT A COST OF \$72,887.00, TO BE PAID HALF OUT OF THE GAMBLING FUND, AND THE OTHER HALF BY COLD SPRING AREA BASEBALL INC.

6. Resolution No. 2025-18, A Resolution Approving River Links 7 Preliminary and Final Plat

**Recommendation:** TO APPROVE RESOLUTION NO. 2025-18, A RESOLUTION APPROVING A PRELIMINARY AND FINAL PLAT OF RIVER LINKS SEVENTH ADDITION.

7. Public Hearing for City Hall/Police Department Remodel Project

A. Mayor Opens Public Hearing. Time Opened: \_\_\_\_\_.

B. Background of Project – HMA Architects & Donlar Construction

C. Mayor Calls for Those Wishing to Speak

D. Mayor Closes the Public Hearing. Time Closed: \_\_\_\_\_.

8. Approve Design Development for City Hall/Police Department Building

**Recommendation:** TO ACCEPT SCHEMATIC DESIGN OF THE CITY HALL/POLICE DEPARTMENT REMODEL PROJECT WITH AN ESTIMATED CONSTRUCTION COST OF \$4,273,817.00 AND TO APPROVE PROCEEDING WITH DESIGN DEVELOPMENT OF THE BUILDING, NOT INCLUDING AN ALTERNATE BID FOR AN ATTACHED GARAGE.

9. Approve Design Development for an Attached Police Garage

**Recommendation:** TO ACCEPT SCHEMATIC DESIGN OF THE ATTACHED \_\_\_\_\_ (2-STALL/6-STALL) GARAGE \_\_\_\_\_ (WITH/WITHOUT) THE CONSTRUCTION OF ADDITIONAL PARKING STALLS IN THE BACK, WITH AN ESTIMATED CONSTRUCTION COST OF \$ \_\_\_\_\_, AND TO APPROVE PROCEEDING WITH DESIGN DEVELOPMENT.

10. Public Hearing on Delinquent Accounts and Nuisance Abatements
  - A. Mayor Opens the Hearing at \_\_\_\_\_ p.m.
  - B. Public Comments
  - C. Mayor Calls for Those Wishing to Speak (Call three times)
  - D. Mayor Closes the Hearing at \_\_\_\_\_ p.m.
  - E. Discussion Among City Council
  - F. Action by City Council

**Recommendation:** TO APPROVE RESOLUTION NO. 2025-20, A RESOLUTION CERTIFYING UNPAID CHARGES.
11. Appointment to Park Board  
**Recommendation:** TO APPROVE THE APPOINTMENT OF CHIP JORDAN TO THE PARK BOARD FOR A FOUR-YEAR TERM, EFFECTIVE JANUARY 1, 2026 AND EXPIRING ON DECEMBER 31, 2029.
12. Appointment to Planning Commission  
**Recommendation:** TO APPROVE THE APPOINTMENT OF DEREK HOIUM TO THE PLANNING COMMISSION FOR A FOUR-YEAR TERM, EFFECTIVE JANUARY 1, 2026 AND EXPIRING DECEMBER 31, 2029.
13. Approval of LELS Union Contract  
**Recommendation:** TO APPROVE THE LABOR AGREEMENT BETWEEN THE CITY OF COLD SPRING AND LAW ENFORCEMENT LABOR SERVICES, INC. (LOCAL #264) FOR THE PERIOD OF JANUARY 1, 2026 THROUGH DECEMBER 31, 2028.
14. Public Works Director Report, Jon Stueve
  - A. Updates
15. City Engineer Report, Sam Butler
  - A. Proposal for Civil Engineering Design Services – City Hall and Police Building Remodel  
**Recommendation:** TO APPROVE THE PROPOSAL FROM STANTEC FOR CIVIL ENGINEERING DESIGN SCOPE AND FEE FOR THE CITY HALL AND POLICE BUILDING REMODEL PROJECT AS OUTLINED IN THE PROPOSAL DATED OCTOBER 17, 2025 IN THE ESTIMATED AMOUNT OF \$10,150 FOR THE BASE BID, AND AN ADDITIONAL \$14,500 FOR ALTERNATE #1, IF IT IS APPROVED.
  - B. Project Updates
16. Police Department Report, Chief Jason Blum
  - A. Updates
17. City Administrator Report, Kris Dockendorf
  - A. Discuss Changes to Fee Schedule
  - B. Discuss Changes to Water & Sewer Rates
  - C. Other
18. Commission Updates
  - A. Planning Commission
  - B. EDA
  - C. Park Board
  - D. Rocori Trail

19. List of Bills and Additions

**Recommendation:** TO REVIEW AND ACCEPT PAYMENT OF THE ACCOUNTS PAYABLE ACCORDING TO THE LIST AND SUPPLEMENTAL LIST PRESENTED BY CITY STAFF.

20. General Questions and Comments from City Council

21. Closed Session pursuant to Minn. Stat. Sec. 13D.05, Subd. 3(b) Due to Threatened Litigation.

22. Adjourn – Next Regular City Council Meeting December 10, 2025

\* **NOTE: Items listed in the Consent Agenda are acted upon without discussion, and all are approved with a single motion. When the Mayor calls for a motion on the Consent Agenda anyone present may ask to have an item removed from this list for discussion later in the agenda.**