



**Meeting of the City Council
Held at the Elk River City Hall
Tuesday, January 20, 2026**

Members Present: Mayor John Dietz, Councilmember Cory Grupa, Councilmember J. Brian Calva, Councilmember Mike Beyer, Councilmember Jennifer Wagner

Members Absent: None

Staff Present: City Administrator Cal Portner, Business Services Director/Assistant City Administrator Joe Stremcha, Community Development Director Zack Carlton, Police Chief David Kuhnly, Engineering Project Manager Ryan Sandhoefner, Liquor Operations Manager Joe Audette, Northbound Liquor Store Manager Megan Knopik, Westbound Liquor Store Manager Brenda Gustafson, Economic Development Director Brent O'Neil and Deputy Clerk Jolene Richter

Others Present: Elk River Municipal Utilities Sara Youngs

1. CALL MEETING TO ORDER

Pursuant to due call and notice thereof, the meeting was called to order at 6:53 p.m.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

3. CONSIDER AGENDA

Mayor Dietz added Item 8.1 Appointment to the Housing and Redevelopment Authority.

Moved by Councilmember Wagner and seconded by Councilmember Beyer to approve the agenda as amended. Motion carried 5-0.

4. CONSENT AGENDA

Moved by Councilmember Grupa and seconded by Councilmember Calva to approve the following consent items as outlined in their respective staff reports. Motion carried 5-0.

4.1 December 15, 2025, Meeting Minutes

4.2 January 05, 2026, Meeting Minutes

4.3 Check Register

4.4 Resolution 26-04: Finding of Fact Approving the Poythress Variance

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- 4.5 Resolution 26-05: Finding of Fact Denying a Variance Application for 17379 Twin Lakes Rd NW
 - 4.6 Liquor Division Administrative Assistant Position Description
 - 4.7 2026 Ford F-150 Wastewater
 - 4.8 2026 Mack Plow Truck Replacement
 - 4.9 Cellebrite Agreement 26-02
 - 4.10 Agreement with Cornerstone Auto and the Elk River Fire Department
 - 4.11 Crafc0 Pavement Router
 - 4.12 Hire Senior Activity Center Assistant
 - 4.13 Agreements 26-03 and 26-04: 165th Ave Utility Easements
 - 4.14 Ralphie's Access Easement Agreement 26-05
5. OPEN FORUM
- Jessica Woodcock, 18588 Naples St NW**, asked the Council what they were going to do if ICE came to town. She would like to keep ICE out of Elk River.
- Regan Lasse, 11847 196th Ave**, would like the Council to take a stand against Sherburne County's 287G Agreement with ICE, which allows the county officers to act as immigration agents, and she urged local law enforcement to stop cooperating with ICE. She would also like Sherburne County to stop holding immigrants in the county jail.
- Nick Rogers, 11469 190th Ln NW**, asked the Council to urge Sherburne County to put an end to the 287G agreement with ICE.
6. PRESENTATIONS, AWARDS, AND RECOGNITION
- 6.1 Civilian Award: Taylor Quinn
- Chief Kuhnly presented the staff report and presented Mr. Quinn with the Civilian Award.

The Council expressed its gratitude for Mr. Quinn's selfless actions to return a large sum of money to its owner that he had found.

7. PUBLIC HEARINGS

7.1 Ordinance 26-02: Reasonable Accommodation Ordinance

The staff report was presented.

Mayor Dietz opened the public hearing. There being no one to speak to this matter, Mayor Dietz closed the public hearing.

Moved by Councilmember Calva and seconded by Councilmember Grupa to adopt Ordinance 26-02 creating Chapter 2, Article 1, §2-2, Reasonable Accommodations. Motion carried 5-0.

7.2 Ordinance 26-03 and Resolution 26-06: PUD Amendment, Plat of Elk Ridge Center Seventh Addition, and CUP to Allow Construction of a Discount Tire Store, PID 75-00899-0010

The staff report was presented.

Mayor Dietz opened the public hearing.

Todd Mosher with R.A. Smith, Senior Developer representative for Discount Tire, thanked everybody for their consideration and is available for questions.

Mayor Dietz closed the public hearing.

Mayor Dietz asked how many more commercial lots could be built. Mr. Carlton stated that only one very small lot remains.

Moved by Councilmember Wagner and seconded by Councilmember Beyer to adopt Ordinance 26-03 codifying the PUD standards for Elk Ridge Center and modifying the standards to allow Motor Vehicle Specialty Service Stations as a conditional use within the district. Motion carried 5-0.

Moved by Councilmember Grupa and seconded by Councilmember Calva to adopt Resolution 26-06 approving the plat of Elk Ridge Center Seventh Addition, subject to the condition that park dedication shall be paid at 8% of the county-assessed value of the property being platted. Motion carried 5-0.

Moved by Councilmember Beyer and seconded by Councilmember Grupa to approve the Conditional Use Permit (CUP) approving the Discount Tire operation in the Elk Ridge Center PUD, subject to the following conditions:

- 1. City Council approval of the associated ordinance amendment (OA 25-10) and plat (P 25-26).**
- 2. Staff approval of all site, engineering, landscaping, and utility plans.**
- 3. The use of hazardous materials such as lubricants, oils, chemicals, and solvents must be handled in accordance with state standards.**

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- 4. The outdoor storage of tires, new or used, is prohibited. All tires must be stored within the building and not be visible from the exterior.**
 - 5. All four sides of the building must meet the PUD design standards.**
 - 6. The shared parking with the property to the south must be maintained, and access between lots shall not be impeded.**
 - 7. The applicant must provide evidence of easements that provide access between the lot and a public street.**
- Motion carried 5-0.**

8. GENERAL BUSINESS

8.1 Appointment to the Housing and Redevelopment Authority

With the retirement of Denny Chuba from the HRA, Mayor Dietz suggested the appointment of Dave Klutch to the HRA to fulfill the rest of the term ending 12/31/2027.

Moved by Councilmember Wagner and seconded by Councilmember Grupa to appoint David Klutch to the Housing and Redevelopment Authority. Motion carried 5-0.

9. MOTION TO ADJOURN REGULAR MEETING

Moved by Councilmember Beyer and seconded by Councilmember Calva to adjourn the regular meeting. Motion carried 5-0.

The regular meeting adjourned at 7:20 p.m. Mayor Dietz called the work session to order at 7:23 p.m.

10. WORK SESSION

10.1 Northbound Liquor Store Design Update

The staff report was presented.

Staff is recommending Option A.

The Council discussed the options, the orientation of the building, and the parking availability.

Councilmember Wagner would suggest continuing with the design as is, and added that, from her marketing experience, she doesn't think the orientation in Option A would detract from the business.

Councilmember Beyer also would like to stay with the original plan as well.

The Council directed staff to move forward with Option A of the presented plans.

10.2 Review Racin' Repair CUP

The staff report was presented.

Jason Ryan and Bill Hannay were present.

Mayor Dietz asked how long of an extension is requested. Mr. Ryan stated most likely until fall.

Councilmember Wagner asked Mr. Ryan to provide a date suggestion. Mr. Ryan replied October 1.

Mayor Dietz stated that he would be willing to do the extension, but that this would be the last one, since it has gone on for a long time.

The Council agreed to extend the CUP until October 1, 2026.

10.3 Streetlight and Signal Light Utility

The staff report was presented.

Sara Youngs from Elk River Municipal Utilities was present.

Mayor Dietz asked if they indicated how much they would charge. Mr. Portner explained that, not yet, they wanted to see what the Council wanted to do first. Mayor Dietz asked staff to calculate the numbers and bring them back to the Council.

Ms. Youngs stated that if you wanted to implement this, it would take about 4–5 months to get it in place. She suggested that if the direction is to implement a franchise fee for streetlights, follow the current franchise fee logic: residential, on demand, and demand.

The Council directed staff to do more research and bring it back to the Council.

10.4 Yale Street Sanitary Sewer Backup Update

The staff report was presented.

The Council discussed and agreed to compensate the residents for their depreciated asset value following the insurance payment.

10.5 Discuss Downtown Reconstruction Project - Parking Lots

The staff report was presented.

Councilmember Wagner asked what the time frame would be from start to finish. Mr. Sandhoefner thinks it could be quick. Mr. Sandhoefner asked the Council if they want to put a timeline on it, saying that we want it to be done by June 11, and if so, that can be added to the bid.

The Council discussed possibilities and agreed that getting it done sooner would be better.

Mr. Sandhoefner asked about the decorative concrete. The Council suggested not do the stamped concrete along Highway 10, due to wear from the salt and not a lot of foot traffic in that area.

10.6 Discuss BUILD Grant Opportunity - Main Street Grade Separation with TH10 and BNSF Railroad

The staff report was presented.

The Council discussed and liked the renderings of the proposal and decided to get ready for the grant.

11. MOTION TO ADJOURN

Moved by Councilmember Calva and seconded by Councilmember Grupa to adjourn the meeting of City Council. Motion carried 5-0.

The meeting adjourned at 8:48 p.m.

Minutes prepared by Jolene Richter.

12. INFORMATION



John J. Dietz, Mayor



Jolene Richter, Deputy City Clerk