



CITY OF FREEPORT

125 Main Street E – PO Box 301 – Freeport, MN 56331 – 320-836-2112
For TTY/TDD Users 1-800-627-3529 or 711 Minnesota Relay Service www.freeportmn.org

July 25, 2025 - Regular Meeting Agenda
Freeport City Hall - 7:00 pm

Call to Order

I. Approve Agenda

II. Public Forum

III. Consent Agenda

- a. June 24, 2025 Council Meeting Minutes (1-3)
- b. Claims Report (4-5)
- c. Sheriff's Report (6)

IV. Reports

- a. Clerk-Treasurer Report (7)
- b. Fire Department Report (N/A)
- c. Public Works Report (8)
- d. Engineer Report (9)
- e. Attorney Report (N/A)

V. New Business

- a. CEDA Presentation (10)
- b. Lawn Tractor Repair or Replacement (11)
- c. Parking Lot Striping (12)

VI. Adjourn

Next Regular Meeting: August 26, 2025



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cityfrpt@albanytel.com

June 24, 2025 – Council Meeting Minutes

A regular meeting of the Freeport City Council was convened at 7:00 pm by Mayor Mike Eveslage, and council members Nick Arnzen, Sarah Blake & Jake Renneker. Councilor Tim Hennen was absent

Staff in attendance: City Clerk-Treasurer Jon Nelson & City Attorney Scott Dymoke

Others in attendance: Carol Moorman – Star Post, Tom Middendorf – EDA President, Leah & Raymond Ley, & Brooke Rademacher.

Approval of Agenda

- Nelson removed claim #6424 for Teal's and added claim #6427 for Abdo. Also added Attorney RFP Review to New Business, item c. Renneker motioned to approve the agenda with these additions, seconded by Blake. Motion carried 4-0.

Public Forum

- Raymond & Leah Ley expressed their concerns about speeding in the Welle Development. Mayor Eveslage mentioned that the topic would be covered in new business and closed the public forum.

Consent Agenda

- Arnzen motioned to approve the consent agenda, seconded by Renneker. Motion carried 5-0.

Reports

a. Clerk-Treasurer Report – Jon Nelson

- EDA agreed to split the cost of the Welle lots billboard.
- Closed on two more Welle lots. Have a couple more lots scheduled to close on before the end of summer and also have one more lot we are close to signing an agreement for.
- Nelson will look into options for virtual meeting equipment in the small conference room.
- Waiting on more quotes for the water fountain replacement in Lions Park
- Nelson and Mayor Eveslage will be attending the annual LMC Conference in Duluth.

b. Fire Department Report – Chief Andy Grieve

- Chief Grieve was absent and had nothing to report.

c. Public Works Report – Public Works Director Loren Goebel

- Goebel was absent from the meeting. Nelson mentioned that Goebel was working on a collapsed drain pipe that has been fixed a couple weeks back but had nothing else significant to report.

d. Engineer Report – City Engineer Dave Blommel

- Blommel was absent from the meeting but submitted a report that Council reviewed.
- Arnzen motioned to approve requested pay application No. 5 to Kuechle Underground for the Welle IV project in the amount of \$55,742.27, seconded by Blake. Motion carried.
- Blommel also provided repair estimates for the heaved culvert on Industrial Drive. Arnzen motioned to approve the more extensive repair option 2, seconded by Blake. Motion carried 4-0.
- Still waiting to hear on which funding source the state will be using for our CSAH 11 sidewalk project.

e. Attorney Report – Attorney Scott Dymoke

- It is Dymoke's final meeting with the City before he retires. Dymoke had nothing significant to report other than working with Nelson for a purchase agreement in the Industrial Park.

New Business

a. Welle Street Signs & Traffic Control

- Council made the decision to install four additional stop signs in the Welle Addition so that all avenues have to stop where they intersect a street, with the exception of 2nd Ave SE and 11th St SE where the roads curve together. Also approved installing a temporary speed bump on 9th St SE & 10th St SE.
- Renneker motioned to approve purchasing 4 stop signs, seconded by Blake. Motion carried. 4-0.

b. Engineering Firm Discussion

- Council discussed SEH & ISG engineering firms. Blake, Renneker, & Arnzen stated that they would like to continue working with SEH. Mayor Eveslage expressed that he enjoys working with Dave and SEH, but that he was hoping to see if a change of engineering companies would be beneficial for the City.
- The City will continue to use SEH for engineering services moving forward.

c. Attorney RFP Reviews

- When Attorney Dymoke announced he would be retiring at the end of June, Council motioned to send RFPs out to prospective law firms for services.
- Nelson reached out to numerous law firms and received returned RFPs from the Kennedy & Graven, Town Law Center, & Quinlivan & Hughes offices.
- Arnzen motioned to appoint Joe Krueger from Quinlivan & Hughes for city attorney services, seconded by Renneker. Motion carried 4-0.

Adjourn

Arnzen motioned to adjourn, seconded by Blake. Motion carried 4-0.

_____	Attest: _____
Mayor Mike Eveslage	Clerk-Treasurer Jon Nelson

07/24/25
08:35:31

CITY OF FREEPORT
Claim Details
For the Accounting Period: 7/25

Page: 1 of 2
Report ID: AP100

For doc #s from 6440 to 6460
* ... Over spent expenditure

Claim Line #	Check Invoice #/Inv	Vendor #/Name/ Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
6440	829	ABDO	8,928.75					
1	509037	06/30/25 Payroll Prep - May 2025	828.75			101 41000	300	10100
2	509054	07/01/25 Monthly Fee - July 2025	8,100.00			101 41000	300	10100
6441	581	ALEX AIR APPARATUS, INC	867.23					
1	9737	06/17/25 Annl Compressor Air Qtly	867.23			225 42200	210	10100
6443	777	ANDY GRIEVE	20.00					
1	07/08/25	Chief Meeting Meals	20.00			225 42200	335	10100
6444	647	BADGER METER INC	26.91					
1	80200650	06/28/25 Beacon MBL Hosting Unit	13.45			601 43225	433	10100
2	80200650	06/28/25 Beacon MBL Hosting Unit	13.46			602 43250	433	10100
6445	641	FREEPORT ELECTRIC, INC	766.62					
1	6678	07/07/25 Srv Call/Reset Lift Station	80.00			602 43250	311	10100
2	6663	06/23/25 Labor/Material-Wire Shop Door	686.62			101 43100	220	10100
6446	174	GOPHER STATE ONE CALL, INC	13.50					
1	5060408	06/30/25 Email Tickets - June 2025	13.50			601 43225	300	10100
6447	187	HAWKINS, INC	30.00					
1	7131595	07/15/25 Chlorine Cylinders	30.00			601 43225	440	10100
6448	194	HENNEN LUMBER CO, INC	149.80					
1	INV1004750	06/20/25 Tap	4.94*			101 43100	210	10100
2	INV1003208	06/10/25 Concrete Mix	37.80*			101 43100	210	10100
3	INV1003104	06/10/25 White Caulking	9.54*			101 41000	366	10100
4	INV173094	05/01/25 Supplies	97.52			225 42200	210	10100
6449	219	JOANN TIMP	250.00					
1	07/24/25	June/July Cleaning	250.00			101 41000	300	10100
6450	910	JORDAN SCHMIESING CONSTRUCTION	435.21					
1	200	06/25/25 Replace Gable Steel	435.21			225 42200	210	10100
6451	889	LAMAR COMPANIES	515.00					
1	117244424	07/07/25 Bulletins	515.00*			101 41000	340	10100

07/24/25
08:35:31

CITY OF FREEPORT
Claim Details
For the Accounting Period: 7/25

Page: 2 of 2
Report ID: AP100

For doc #s from 6440 to 6460
* ... Over spent expenditure

Claim Line #	Check Invoice #/Inv	Vendor #/Name/ Date/Description	Document \$/ Line \$	Disc \$	PO #	Fund Org Acct	Object Proj	Cash Account
6452	269 MARCO		155.86					
1	39659371	07/11/25 Copier Agreement	155.86			101 41000	410	10100
6453	666 MIKE EVESLAGE		245.00					
1	07/15/25	Mileage - LMC Conference	245.00			101 41000	335	10100
6454	615 MAOSC		459.50					
1	07/24/25	2025-2026 Membership Dues	459.50			101 41000	433	10100
6455	309 MINNESOTA LIFE INSURANCE CO		3.20					
1	07/24/25	Goebel-Life Ins-Jul/Aug 2025	3.20			101 43000	131	10100
6456	389 RAMLER TRUCK & TRAILER REPAIR,		208.38					
1	CI043123	06/26/25 AD-9 Air Dryer	208.38			225 42200	210	10100
6457	896 REVERMANN LAW, P.A.		391.00					
1	8976	07/14/25 June General Matters	391.00			101 41000	302	10100
6458	782 RMB ENVIRONMENTAL LABORATORIES		711.94					
1	D075358	06/24/25 Quarterly Influent	182.88			602 43250	460	10100
2	D075769	06/26/25 PredischARGE	140.03			602 43250	460	10100
3	D076464	07/09/25 Discharge	209.00			602 43250	460	10100
4	D076272	07/09/25 Discharge	140.03			602 43250	460	10100
5	D077012c	07/09/25 Courier Charge	20.00			602 43250	460	10100
6	D077343c	07/15/25 Courier Charge	20.00			602 43250	460	10100
6459	418 SEH, INC		7,352.40					
1	491577	07/15/25 2020 Freeport Facility	7,352.40*			420 41000	300	10100
6460	809 VALLI INFORMATION SYSTEMS, INC		75.00					
1	101180	06/30/25 Online Monthly Maintenance	75.00			101 41000	300	10100
# of Claims 20			Total: 21,605.30					



Freeport Monthly Report

Results



Agency: SCSO
Agency #: MN0730000

Print Date/Time: 07/25/2025 09:53
Total Records : 18

Agency	Location City	Call Date/Time
SCSO	FREEPORT	06/03/2025 18:20
MRPD	FREEPORT	06/03/2025 18:20
SCSO	FREEPORT	06/03/2025 21:07
SCSO	FREEPORT	06/04/2025 02:44
SCSO	FREEPORT	06/05/2025 10:43
SCSO	FREEPORT	06/10/2025 15:39
MRPD	FREEPORT	06/11/2025 11:07
SCSO	FREEPORT	06/11/2025 13:13
SCSO		06/12/2025 01:47
SCSO	FREEPORT	06/12/2025 14:13
MRPD	FREEPORT	06/14/2025 21:45
SCSO	FREEPORT	06/17/2025 09:32
SCSO	FREEPORT	06/18/2025 09:15
SCSO	FREEPORT	06/18/2025 16:42
ALPD		06/20/2025 06:17
SCSO		06/20/2025 20:37
SCSO	FREEPORT	06/25/2025 05:57
SCSO	FREEPORT	06/25/2025 08:13

Incident Number	Incident Type
2025-25012352	Driving Complaint
2025-25001423	Agency Assist
2025-25012374	Alarm
2025-25012389	Lift Assist
2025-25012502	Traffic Stop
2025-25013027	Civil Matter
2025-25001496	Field Contact
2025-25013114	Dispute
2025-25013197	Agency Assist
2025-25013255	Patrol
2025-25001525	Alarm
2025-25013654	Warrant
2025-25013734	Assault
2025-25013807	Medical Emergency
2025-25000776	Suspicious Incident
2025-25014035	Traffic Stop
2025-25014437	Alarm
2025-25014442	Abandoned Vehicle

Memo

From: Jon Nelson - Clerk-Treasurer

To: Freeport City Council

Date: 07/25/25

Re: Clerk-Treasurer Report

1. Scheduled to close on another lot in Welle Addition on July 30.
2. Last month we touched on new accessibility requirements needed for websites. Government websites must comply with the new ADA accessibility requirements by April 26, 2027.

Job Duty	Date	Initial
Well, tower, pond checks, located water line on 2nd street & 4th Ave, mowed. -	TUE 6/17/25	RL
Well, tower, pond checks - observed the 19th Holiday -	Wed 6/18/25	RL
Well, tower, lift station, pond checks, water samples, mowed -	Thur 6/19/25	RL/NB
Well, tower, pond checks, mowed, garbages, paperwork, went over checks w/	FRI 6/20/25	RL/NB
Neal, got measurements w/ Dave Ba on 2nd st 4th Ave water main. -	"	RL/NB
Well, tower, pond checks	SAT 6/21/25	NB
Well, tower, pond checks	SUN 6/22/25	NB
Well, tower, pond, lift station checks, water samples, garbages	MON 6/23/25	NB
Well, tower, pond checks, Discharge samples, mowed	TUE 6/24/25	NB
Well, tower, pond checks	Wed 6/25/25	NB
Well, tower, lift station, pond checks, water samples, discharge sample, bathrooms leak.	Thur 6/26/25	NB
Well, tower, pond checks, garbages, ball park bathrooms, reserve for sat	FRI 6/27/25	NB
Well, tower, pond checks, reserve ball park for Sun clean bathrooms	SAT 6/28/25	NB
Well, tower, pond checks. -	SUN 6/29/25	NB/LC
Well, tower, lift station, pond checks, water samples, ball park bathrooms, garbages	MON 6/30/25	RL
Cleaner Well x cell power outage, Foreport Electric lift station Well 4 power outage	"	RL
Well, tower, pond checks, pump in flow out, mowed, put tractor/pump back to	TUE 7/1/25	RL/NB
shop, Hoses away, meter readings -	"	RL
Well, tower, pond checks, mowed, sprayed weeds, Flags up -	Wed 7/2/25	RL/NB
Well, tower, lift station, pond checks, water samples -, water reports MDH. garbages	Thur 7/3/25	RL
Well, tower, pond checks, Holiday	FRI 7/4/25	RL
Well, tower, pond checks - High level alarm (well lift)	SAT 7/5/25	RL
Well, tower, pond checks. -	SUN 7/6/25	RL
Well, tower, lift station, pond checks, water samples, Flags down, Flushed hydrants, garbages	MON 7/7/25	RL/NB
Well, tower, pond checks, swept, meeting, quotes on crack seal, reports	TUE 7/8/25	RL
Well, tower, pond checks, water sampling MDH, DHIA, Flowide, bacteria, mowed	Wed 7/9/25	RL
Well, tower, lift station, pond checks, water samples, got mulch to let, parts	Thur 7/10/25	RL/NB
put mulch down, mowed -	"	RL/NB
Well, tower, pond checks, garbages, Flushed and maintain south of I-94 hydrants	FRI 7/11/25	RL/NB
Well, tower, pond checks	SAT 7/12/25	RL
Well, tower, pond checks	SUN 7/13/25	RL
Well, tower, lift station, pond checks, water samples, lead-copper bottles started distribute	MON 7/14/25	RL/NB
mow lawn, garbages	"	RL/NA
Well, tower, pond checks, pick up lead-copper samples / DHIA, mowed lawn	TUE 7/15/25	RL/NB
Well, tower, pond checks, swept streets, Fence check that was built outside	Wed 7/16/25	RL
Elmer property pin lines.	"	RL
Well, tower, lift station, pond checks, swept streets, Flush storm drains, meeting w/ crack	Thur 7/17/25	RL/NB
Sealin company.	"	RL/NB
Well, tower, pond checks, swept streets, garbages, ball park, Flags up, replace	FRI 7/18/25	RL



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MEMORANDUM

TO: Freeport City Council

FROM: Dave Blommel, PE (Lic. MN)

DATE: July 24, 2025

RE: Council Update
SEH No. FREEP GEN 14.00

Welle Country Acres Plat 4

The final wear course pavement has been placed on the project and the cracked curb replaced. We have begun final paperwork and are looking to close out the project in August. We will have a final compensating change order and the final payment for your review and approval at that time. Final payment will start a 1 year warranty period on the work. The inlet protection on the catch basins has now also been removed and should help the storm system function as planned.

CSAH 11 Sidewalk

I was notified of funding approval for the sidewalk project on July 22nd. The formal funding letter arrived from Central Office the following day. I would like to discuss the completion dates with the council at your meeting. There is likely an advantage to giving the contractor options of fall construction or spring construction. With all the rain this summer the contractors in general are behind on work and may result in higher bid prices if we don't offer flexibility. Concrete contractors seem to have been the most impacted, and our sidewalk is concrete.

The funding package does require payment of prevailing wages on the project and those will be included in the bid package. Many of the contractors in the area already pay prevailing wages as a standard, so the only increase in cost is due to the reporting requirements, not the actual wages themselves. I anticipate it will only result in perhaps a 1% higher project cost.

Once the project is bid, we will submit the project to state aid for a final grant agreement. This agreement requires a resolution from the council that we can't pass until the final bid prices are known. We should be able to have that in time for the August meeting.

Future Street and Utility Projects

We should start planning for a future street project to determine its funding source, schedule, and project limits. The capital improvement plan put together by Abdo is a great starting point. I would like to start this discussion at the meeting or at least give staff direction to start the planning.

dwb

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Engineers | Architects | Planners | Scientists

Short Elliott Hendrickson Inc., 2351 Connecticut Avenue, Suite 300, Sartell, MN 56377-2485

320.229.4300 | 800.572.0617 | 888.908.8166 fax

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Memo

From: Jon Nelson, Clerk-Treasurer

To: Freeport City Council

Date: 07/25/25

Re: Community and Economic Development Associates (CEDA) Presentation

We will be welcoming Jordan Grossman from CEDA as she shares results of an analysis CEDA performed on the City of Freeport.

Memo

From: Jon Nelson, Clerk-Treasurer

To: Freeport City Council

Date: 07/25/25

Re: Lawn Tractor Repair or Replacement

Our lawn tractor was brought into the shop earlier this week and I just received a quote today for repair in the amount of \$7,300. Quoted trade-in value as-is for \$2,500, or repaired for \$10-11,000. I do not have the cost of a new tractor at the moment but hoping to have something by the meeting.

Memo

From: Jon Nelson, Clerk-Treasurer

To: Freeport City Council

Date: 07/25/25

Re: Parking Lot Striping

Prepare to discuss restriping the Main Street parking areas. I think fresh set of lines could energize the feel of downtown. I will bring quotes from three companies for us to consider at the meeting.