



1. Call to Order

Mayor Ingalls called the meeting to order at 6:30 p.m.

Present: Mayor Jeff Ingalls

Councilmembers:

Lynnette Nash
Lyle Hoaglund
Kim Boyum
Jim Potter

Others Present: City Clerk-Treasurer Gretchen Lohrbach
Public Works Lead Joe Adams
Public Works Wade Schroeder
City Engineer Scott Huneke - WHKS

2. Pledge of Allegiance

Everyone stood and recited the Pledge of Allegiance.

3. Changes to the Agenda

No changes

4. Consent Agenda

- A. Accounts Payable (Warrant List) for 11.10.25
- B. County Commissioners Meeting Minutes 9.23.25
- C. County Commissioners Meeting Minutes 10.14.25
- D. Fire Department Meeting Minutes November 2025
- E. Council Special Meeting Minutes 9.22.25
- F. Council Minutes 10.13.25

- G. Resolution 2025-37 Authorization to Release Funds, to add the SEMMCHRA Comptroller to the Funds Reimbursement Agreement for the Small Cities Development Agreement with the City of Mantorville
- H. Approval of Rental Application for 1007 Blanch Court

Councilmember Hoaglund moved and Councilmember Potter seconded to approve the consent agenda as presented:

Motion carried: 5 ayes / 0 nays

5. Proclamations, Presentations and Recognitions

- A. Mayor Ingalls recognized three Fire department Retirees: Roger Nolte – 45 years, Curt Kramer – 20 years, Jeff Schmidt – 25 years for their years of commitment and serving our community.
- B. Mayor Ingalls recognized the Komets Football Team for earning a spot in the State Semi-Finals Game and showing determination, dedication, perseverance, and passion for their sport and in representing their community.

6. Public Concerns

- A. Matt Wohlenhaus presented a plan for purchasing boards for the hockey rink to be constructed over the basketball court in Riverside Park for use during the winter season.

The boards would have free shipping and a 15% municipality discount. Currently, there is a pre-Black Friday sale of 20% off. He would like to act on this and purchase now. The Park Board has been saving money for this and Joint Ventures is willing to contribute towards it. For Option 3, 50 x 100 inch rink with 32 inch sidewalls and bumpers, the cost would be tax exempt and the 20% off makes it a total of \$14,208. The liner will cost roughly \$528 to \$1,193 and would be replaced approximately every 2 years. Nets would likely need to be replaced every year at a cost of \$459.99 each. City Clerk Lohrbach will ask CEDA to look into grants for this. The billing could possibly be pushed off into next year's budget, if not, cash could be found to be paid back to the general fund next year.

Councilmember Potter moved and Councilmember Boyum seconded to allow Wohlenhaus to go ahead with purchasing Option 3.

Motion carried: 5 ayes / 0 nays

- B. Richard Balcome asked about building an Accessory Dwelling Unit on his property. The City Ordinances do not currently allow this. The State allows them, but leaves it

up to the Municipalities to allow them or not. City Clerk Lohrbach will check if it is Variance or Conditional Use Permit eligible. She will let him know what she finds. A lot split would most likely work on his property. Council is willing to work with him on a solution.

- C. Jarrod Kappers would like stop signs added to the intersection at 8th Street East and Blanch Street, The North and South side of the road. Councilmember Nash said he could check with the Sheriff's Department to see what they say about it and City Clerk Lohrbach could send out notices to nearby residents. Mayor Ingalls said to add it to the agendas so that we have 3 meetings before Council would make a decision. 1st meeting for discussion would be December 8th.
- D. Melissa Almer gave updates on her home's Porch that is in disrepair. She is also working on getting rid of noxious weeds. She will update City Clerk Lohrbach on progress and have a solution for the Council meeting on December 8th.

7. Public Safety Update

- A. Fire Chief Annabelle Hardwick will give City Clerk Lohrbach an updated budget tomorrow. Also, City Clerk Lohrbach will get information on the new officers to present to Council at the next regular council meeting.

8. Public Hearings

No items.

9. New Business

- A. Councilmember Nash moved and Councilmember Hoaglund seconded to award the bid to Winona Mechanical, Inc. at a sum of \$864,535.00 per being the lowest bid.

Motion Carried: 5 ayes / 0 nays

- B. Councilmember Potter motioned and Councilmember Hoaglund seconded to approve Resolution 2025-33 Accepting Bids and Awarding Contract for Mantorville CSAH Lift Station Project at Eagle Meadows.

- C. Councilmember Hoaglund moved and Councilmember Potter seconded to approve Resolution 2025-34 Establishing Procedures Relating to Compliance with Reimbursement Bond Regulations Under the Internal Revenue Code.

Motion Carried: 5 ayes / 0 nays

- D. The 2026 Preliminary Budget was briefly discussed and will be looked at more in depth at the November 24th special budget meeting.

10. Old Business

- A. There was an update from Tod Fyten regarding the property at 101 5th Street East. He has named the it the “Brewery Creek” project and is speaking to senators about it. Council would like action and City Clerk Lohrbach will arrange a conference call with the Mayor and City Attorney about moving things along. City engineer Scott Huneke – WHKS reiterated again for council that the stream next to his building was not damaged in the flood in the pictures from 2019 and 2020. The repairs made were downstream.

11. Tabled Items

- A. Streetlight on HWY 57 across from Casey’s was not pulled from the table.

12. Reports

A. Public Works Report

- 1) There is a tee to be removed at the corner of Clay and 3rd Streets. It is \$3,000 to remove it and grind the stump. There are 3 Ash trees on Goat Island leaning into the good trees and must be taken down. It will be \$600. Public Works Lead Adams said there is money in the budget for this.

Councilmember Potter moved and Councilmember Hoaglund seconded to approve the tree removals.

Motion Carried: 5 ayes / 0 nays

- 2) The lining of the damaged sewer area will not work tomorrow. Will try to repair it on Thursday.

B. City Clerk Report

- 1) Would like to know if Council would like to stay at one meeting per month. Will decide at end of year meeting.
- 2) Last planter has been purchased and will have a resolution for the benches and planters at the next meeting.

C. Consultant Report

No Items.

D. Committee Reports

- 1) Chamber
 - The Trolley will have three stops this year for the Christmas celebrations in Mantorville.
- 2) Economic Development Authority
- 3) Finance/Budget
- 4) Fire Department
 - Councilmember Hoaglund said Don and Annika Hofstad have resigned from the Fire Department.
- 5) Infrastructure
- 6) Kasson Mantorville Joint Powers
 - Meets January 29th 2026
- 7) Mantorville Restoration Association
 - Meets tonight. Councilmember Nash said there are discussions about the MRA continuing to advise the city.
- 8) Park Board
 - Discussed tree removal.
- 9) Fire Relief
- 10) Personnel
- 11) Relief
- 12) Township
 - Is concerned about a possible golf course annexation into the city. The city attorney and city engineer are discussing this.
- 13) Decorations
 - There is some money left for Christmas pots.
 - A gentleman would like to take down the cornstalks and use them with his stock. Council said this is okay.

E. Councilmember Reports

- Councilmember Potter was told by a resident that the RV next to the Church on Walnut Street is again occupied. A member of the church was in attendance and said it is not being used.
- Councilmember Boyum said the MRA's Merry Hour is on the 20th of November.
- Councilmember Nash said there is a turkey bingo at the Mantorville Saloon on November 15th to benefit the Blaine Halvorson Memorial.

- The recent controlled burn by the fire department was very successful, Riverland College was in attendance as was other departments. The new property owner paid to have the home taken down and this was a valuable experience for all involved.

F. Mayor's Report

No Items.

13. Executive session

No Items.

14. Adjourn

Motion was made by Councilmember Potter and seconded by Councilmember Nash to adjourn the meeting at 8:54pm.

Motion carried: 5 ayes / 0 nays. Meeting adjourned.

Gretchen Lohrbach
City Clerk-Treasurer