



City of Northfield

City Hall
801 Washington Street
Northfield, MN 55057
northfieldmn.gov

Meeting Agenda

City Council

Monday, August 3, 2026

6:00 PM

Council Chambers

6:00 PM - CITY COUNCIL MEETING AGENDA

CALL TO ORDER

Mayor: Zweifel

Councilmembers: Beumer, Dahlen, Holmes, Ness, Peterson White, Sokup

OPEN PUBLIC COMMENT

Open Public Comment is intended to receive public comment on matters of City business and/or topics under the jurisdiction of the City Council. Individuals who would like to have a question addressed may write their question on the back of the comment card and an appropriate person will follow up with them at another time. If the topic relates to an item later in the agenda individuals may speak at this time if that is their preference. However, they will be unable to comment again later on the same agenda item.

Individuals who pre-registered may take one opportunity to address the Council for up to two (2) minutes. After all individuals on the sign-up list have spoken, other individuals may speak if time permits. Open Public Comment will conclude by 6:20 p.m.

APPROVAL OF AGENDA

PRESENTATIONS

1. [26-407](#) Quarterly Police Report, Quarter 2, 2026

Attachments: [1 - 2026 - Q2 Stats Power Point](#)

CONSENT AGENDA

The proposed consent agenda is included on the agenda and shown on the screens in the Council Chambers. The purpose of a consent agenda is to allow for routine motions, resolutions, ordinances, and items previously discussed with consensus made, to be passed with one motion. These items are still important and necessary considerations and full background memo and materials have been prepared and are publicly available on the website and in the Council Chambers. City Council Members have had the opportunity to ask questions for clarification of consent agenda items in advance of the meeting and have had the opportunity to request an item be moved to the regular agenda for further discussion.

2. [26-408](#) Consider Approval of July 21, 2026 City Council Meeting Minutes.

Attachments: [1 - 07-21-26 City Council Meeting Minutes](#)

3. [26-409](#) Consider Approving Disbursements totaling \$3,682,964.71
- Attachments:** [1 - Disbursements](#)
 [2 - Disbursements](#)
4. [Res. 2026-078](#) Consider Resolution Amending Adopted Schedule for City Council Meetings.
- Attachments:** [1 - Resolution Amending Council Dates](#)
 [2 - 2026 Council Meeting Schedule](#)
5. [26-410](#) Consider a motion approving the lower-potency hemp edible retailer application for Holiday Stationstores LLC, dba Circle K #2746060, 100 Water Street South.
- Attachments:** [1 - City Code Chapter 30, Article III., Division 3 - Lower Potency Hemp Retailer Regis](#)
6. [Res. 2026-079](#) Consider Resolution Accepting Public Improvements and Approving Final Payment for the 2024 College Street and Water Street Areas Reconstruction Project (STRT2024-A77).
- Attachments:** [1 - Resolution - Accept Improvements and Approve Final Payment](#)
 [2 - Final Pay Request](#)
 [3 - Certificate of Final Acceptance](#)
7. [Res. 2026-080](#) Consider Resolution Approving MnDOT Railroad Crossing Signal Agreement for the Railroad Crossing Gate Improvements at Second Street, Third Street and St. Olaf Avenue.
- Attachments:** [1 - Resolution MnDOT Crossing Agreement](#)
 [2 - 1049303 AGR CITY OF NORTHFIELD](#)
 [3 - Quiet Zone Background Information](#)
8. [Ord. 1094](#) Consider Second Reading of Ordinance 1094 Vacating a Drainage and Utility Easement within 2420 Bridgewater Ln.
- Attachments:** [1 - Ordinance 1094](#)
9. [26-411](#) Consideration of Summary Publication of Ordinance 1094 Related to the Vacation of the Drainage & Utility Easement within 2420 Bridgewater Ln.
- Attachments:** [1 - Summary Publication Notice](#)
10. [Res. 2026-081](#) Consider Joint Resolution Requesting Concurrent Detachment from the City of Northfield and Annexation to the City of Dundas of Certain Land Pursuant to Minnesota Statutes Section 414.061.
- Attachments:** [1 - Resolution](#)

11. [26-412](#) Consider approval of Storm Water Maintenance Agreement with the City of Dundas related to Dundas Commons Development.

Attachments: [1 - 20260728_103912](#)

12. [Ord. 1096](#) Consider Second Reading of Ordinance 1096 Vacating Drainage and Utility Easements within 504 & 508 Ivanhoe Ave.

Attachments: [1 - Ord. No. 1096](#)
 [2 - Exhibit B Survey Depiction](#)

13. [26-413](#) Consideration of Summary Publication of Ordinance 1096 Related to the Vacation of the Utility Easements within 504 and 508 Ivanhoe Avenue.

Attachments: [1 - Summary Publication Notice](#)

REPORTS FROM THE MAYOR AND COUNCILMEMBERS

14. [26-414](#) Reports From the Mayor and Council Members.

REGULAR AGENDA

The public will have an opportunity to address the City Council on the following regular agenda items. Individuals who pre-registered may take one opportunity to address the Council for up to two (2) minutes. After all individuals on the sign-up list have spoken, other individuals may speak. Persons must give their name and address and if representing a business must give the name of the business or corporation. If an attorney or consultant is representing a client, the client must be identified for the record.

The intent of the public comment is to receive information from the public. Individuals who would like to have a question addressed may write their question on the back of the comment card and an appropriate person will follow up with them at another time.

15. [26-415](#) Consider a motion of support for staff to amend the 2024 Archer Redevelopment TIF agreement to reflect the proposed and revised 2026 redevelopment project by Manawa, LLC.

Attachments: [1 - Archer TIF Plan 2024](#)
 [2 - Archer TIF Agreement 2024](#)
 [3 - Archer 2026 Renderings](#)
 [4 - Archer 2026 30% drawings](#)
 [5 - Presentation](#)
 [6 - POST MTG - Archer City Council August 2026 Developer Presentation](#)

16. [26-416](#) Consider Approval of Residential Curbside Compost/Organic Recycling Program Direction.

Attachments: [1 - Composting Presentation](#)

17. [Res. 2026-082](#) Consideration of Resolution Ordering Preparation of Feasibility Report for the 2027 Reclamation Project.

Attachments: [1 - Res Order Feasibility Report](#)
 [2 - Project Process](#)
 [3 - 2027 Reclamation Location Map](#)
 [4 - 2027 Reclamation Presentation](#)

ADMINISTRATORS UPDATE

18. [26-417](#) City Administrator's Update.

Attachments: [1 - Upcoming Council Agenda Items \(07-29-26\)](#)

ADJOURN

Note: The City Council may take a five minute break during the meeting. All regular City Council meetings end at 9:00 pm unless a simple (4/7) majority of the City Council vote to extend the time.

SPECIAL NEEDS: If you require special services to attend or participate in a public meeting, please call the City's Administration Office at (507) 645-3001 or e-mail Lynette Peterson, City Clerk, at lynette.peterson@northfieldmn.gov. TDD users can call (507) 645-3030. Please call at least 24 hours before the meeting, if possible.