



City of Northfield

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

Meeting Minutes - Draft City Council

Tuesday, March 3, 2026

6:00 PM

Council Chambers

6:00 PM - CITY COUNCIL MEETING AGENDA

CALL TO ORDER

Mayor Zweifel called the meeting to order at 6:00 p.m.

Present: 6 - Council Member Brad Ness, Council Member Kathleen Holmes, Council Member Jessica Peterson White, Council Member Chad Beumer, Council Member Peter Dahlen, and Mayor Erica Zweifel

Absent: 1 - Council Member Davin Sokup

Also present: Facilities Manager Jayson Dwelle, Community Development Director Scott Wopata, Public Works Director/City Engineer David Bennett, Sustainability Coordinator Sara Pabich, Library Director Natalie Draper, City Administrator Ben Martig, City Clerk Lynette Peterson and Police Chief Jeff Schroepfer.

OPEN PUBLIC COMMENT

Donna Jackson, 1300 Parmeadow Drive, addressed the Council regarding flooding issues in their backyard.

APPROVAL OF AGENDA

Mayor Zweifel noted Supplemental Agenda Background Memo No. 1.

A motion was made by Council Member Ness, seconded by Council Member Beumer, to approve the agenda. The motion carried by the following vote:

Yes: 6 - C. Ness, C. Holmes, C. Peterson White, C. Beumer, C. Dahlen, and Mayor Zweifel

PRESENTATIONS

1. [26-105](#) Zander Abbott, President & CEO of Northfield Hospital and Clinics Update on Pending Action Related to the Purchase of 1400 Jefferson Road from Allina Health System.

Zander Abbott, President and CEO of Northfield Hospital and Clinics, updated the Council on the purchase of the Northfield Allina Health Clinic at 1400 Jefferson Road. Abbott answered questions from the Council.

2. [26-106](#) Presentation on Youth First Activities

Meleah Follen, Senior Program Director of Healthy Community Initiative, Emily Culver, Youth Engagement Coordinator, and Candace Godfrey, Northfield Community College Collaborative (NCCC), presented an update on the Youth First Activities including history and partnerships, Youth Substance Prevention Alliance (YSPA), Northfield Community College Collaborative (NCCC), Opportunity Reboot, Youth on Boards and Youthbank.

Follen answered questions from the Council.

3. [26-107](#) New Ice Arena Construction Progress Update.

Public Works Director/City Engineer David Bennett introduced the item and introduced ice arena project team members Marc Lindvig and Tom Betti from JLG Architects and Tyler Chaika-Gennow and Dan Schultz from RJM Construction. They presented an update on the project showing the site plan, floor plan, construction schedule,. LEED project silver ratings, solar update and an update on the construction budget along with photos of the construction.

Bennett, Martig and the construction team answered questions from the council.

CONSENT AGENDA

A motion was made by Council Member Holmes, seconded by Council Member Ness, to approve the Consent Agenda. The motion carried by the following vote:

Yes: 6 - C. Ness, C. Holmes, C. Peterson White, C. Beumer, C. Dahlen, and Mayor Zweifel

4. [26-108](#) Consider Approval of February 17, 2026 City Council Meeting Minutes.
5. [26-109](#) Consider Approving Disbursements totaling \$2,308,772.07
6. [26-110](#) Approve Vehicle for Hire License Renewals.
7. [26-111](#) Approve Refuse License Renewals.
8. [26-112](#) Consider Approval of Liquor License Renewals.
9. [26-113](#) Consideration of New Liquor License for El Tequila Northfield Inc. DBA El Tequila at 1010 Highway 3 South.
10. [26-114](#) Consider a motion approving the lower-potency hemp edible retailer application for Northfield Inc. dba Downtown Tobacco, 429 S. Division Street.
11. [26-115](#) 2025 Fourth Quarter Investment Update
12. [Res. 2026-026](#) Consider Resolution Accepting Gifts Received by the City of Northfield in 2025.
13. [Res. 2026-027](#) Resolution Proclaiming April 24, 2026 as Arbor Day in Northfield.

15. [26-117](#) Consider Approval of Contract for NW Area Trunk Sanitary Sewer Preliminary Design and Environmental Review.
16. [26-118](#) Consider Approval of Jefferson Parkway Sandstone Street Utility Extension Project Change Order No. 4 - Cold Patching Winter 2025.

REPORTS FROM THE MAYOR AND COUNCILMEMBERS

17. [26-119](#) Reports From the Mayor and Council Members.

Council Member Ness - County Transportation Committee Meeting; Age-Friendly Meeting; Chamber Business After Hours.

Council Member Peterson White - Strategic Plan Retreat with EDA; Hospital Board Meeting.

Council Member Beumer - Strategic Plan Retreat with EDA.

Council Member Dahlen - No report.

Council Member Holmes - Planning Commission Meeting; County Transportation Committee Meeting; Carleton College Community Open House for Conditional Use Permit.

Mayor Zweifel - Mayor's Youth Council All Boards Meeting.

REGULAR AGENDA

18. [Res. 2026-028](#) Consider Amendments to 8.06 Sustainable Building Policy.

Sustainability Coordinator Sara Pabich presented an update on the Sustainability Building Policy. Pabich presented a short-term language amendment to the policy that will provide administrative flexibility in the short term while maintaining the policy's intent and enabling projects to move forward. A long-term full review and update of the policy will continue and policy changes will come back to the Council after review is completed.

A motion was made by Council Member Holmes, seconded by Council Member Beumer, to approve Resolution No. 2026-028 Approving Amendments to 8.06 Sustainable Building Policy. The motion carried by the following vote:

Yes: 6 - C. Ness, C. Holmes, C. Peterson White, C. Beumer, C. Dahlen, and Mayor Zweifel

19. [Res. 2026-029](#) Consider Resolution Supporting County-Wide Trail Plan for Rice County.

Public Works Director/City Engineer David Bennett introduced the item and introduced Dennis Luebbe, Rice County Highway Engineer. Luebbe presented on the County-Wide Trail Plan for Rice County.

Luebbe answered questions from the Council.

Galen Malecha, Rice County Commissioner, addressed the Council regarding the Rice County Comp Plan and carrying it forward in conjunction with the County-Wide Trail Plan.

A motion was made by Council Member Peterson White, seconded by Council Member Ness, to approve Resolution No. 2026-029 Requesting Supporting the Development of County-Wide Trail Plan for Rice County. The motion carried by the following vote:

Yes: 6 - C. Ness, C. Holmes, C. Peterson White, C. Beumer, C. Dahlen, and Mayor Zweifel

RECESS

Council recessed at 7:33 p.m. Council meeting resumed at 7:42 p.m.

20. [26-120](#)

Review and Discuss Local Option Sales Tax - Riverfront Park Projects Scoping and Related Topics.

City Administrator Ben Martig introduced the item giving background on the Riverfront Park Projects scoping and related topics for the local sales tax. Staff will continue to refine project costs and bring back to the Council for final review. The Council offered feedback regarding projects and messaging regarding the local sales tax.

Martig answered questions from the Council.

ADMINISTRATORS UPDATE

21. [26-121](#)

City Administrator's Update.

City Administrator Ben Martig updated the Council on City items and legislative updates.

ADJOURN

A motion was made by Council Member Ness, seconded by Council Member Beumer, to adjourn the meeting at 8:29 p.m. The motion carried by the following vote:

Yes: 6 - C. Ness, C. Holmes, C. Peterson White, C. Beumer, C. Dahlen, and Mayor Zweifel