



**CITY OF ST. AUGUSTA
COUNCIL WORK SESSION MEETING
June 16, 2026
7:00 pm**

AGENDA

- 1. Call Meeting to Order – Mayor Schmitz**
- 2. Pledge of Allegiance**
- 3. Consent Agenda**

Items on the consent agenda are generally procedural, non-controversial and/or have been previously discussed by the City Council. These items do not require further discussion at the meeting and are passed by one motion of the Council. Additional information is included for items within the agenda packet, and Council Members may move items to the regular agenda for further discussion as needed.

 - a. Approval of Agenda**
 - b. Minutes of the June 2, 2026 Council Meeting (3)**
 - c. Bills Payable, Receipts and Treasurer’s Report. Echecks 25622-25627, checks 29049-29075 (6)**
 - d. Resolution 2026-06 – Appointing Election Judges for Primary and General (17)**
 - e. Resolution 2026-07 – Accepting Donation for Fire Equipment (18)**
 - f. Motion to Approve Culvert Patch on 230th (19)**
- 4. Ordinance 2026-06 – Rezoning Property on 43rd/County 141 to Rural Residential (25)**
- 5. Council Member Comments/Purview**
- 6. Administrator’s Report**
- 7. Adjourn**

- REMINDERS:**
- Regular Planning Commission Meeting, Monday, June 29, 2026
 - Regular City Council Meeting, Tuesday, July 7, 2026
 - City Council Work Session Meeting, Tuesday, July 21, 2026
 - Regular Planning Commission Meeting, Monday, July 27, 2026
 - Regular City Council Meeting, Tuesday, August 4, 2026
 - Primary Election Day – Tuesday, August 11, 2026
 - City Council Work Session Meeting, Tuesday, August 18, 2026



To: Mayor Jeff Schmitz and Members of the St. Augusta City Council
From: Jennifer Nash, City Administrator
Date: June 11, 2026
Re: Review of June 16, 2026 Agenda (Administrative Summary)

1. Call Work Session Meeting to Order – Mayor Schmitz

2. Pledge of Allegiance

3. Consent Agenda

Items on the consent agenda are generally procedural, non-controversial and/or have been previously discussed by the City Council. These items do not require further discussion at the meeting and are passed by one motion of the Council. Additional information is included for items within the agenda packet, and Council Members may move items to the regular agenda for further discussion as needed.

a. Approval of Agenda

b. Minutes of the June 2, 2026 Council Meeting (3)

c. Bills Payable, Receipts and Treasurer’s Report. Echecks 25622-25627, checks 29049-29075 (6)

d. Resolution 2026-06 – Appointing Election Judges for Primary and General (17)

e. Resolution 2026-07 – Accepting Donation for Fire Equipment (18)

f. Motion to Approve Culvert Patch on 230th (19)

4. Ordinance 2026-06 – Rezoning Property on 43rd/County 141 to Rural Residential (25)

Staff report from City Planner Robin Cauffman is included in this agenda packet for Council’s review. Planning Commission took public testimony during a hearing at their May 26, 2026 meeting and unanimously recommended approval of the request to rezone property with street frontage on 43rd Ave and Co Rd 141. The attached ordinance would approve the rezoning if Council concurs with the recommendation and votes to adopt.

5. Council Member Comments/Purview

6. Administrator’s Report

7. Adjourn

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**MINUTES OF THE CITY COUNCIL
ST. AUGUSTA, MINNESOTA
TUESDAY, JUNE 2, 2026**

CALL TO ORDER: The meeting was called to order by Mayor Schmitz at 7:05 PM with the Pledge of Allegiance.

PRESENT: Mayor Jeff Schmitz, Council Members Marlin Hommerding and Brent Genereaux; Administrator Jennifer Nash, Fire Chief Joe Kramer and Attorney Mike Couri

OTHERS PRESENT: Bill McCabe of Moore Engineering and Brent Ahmann

CONSENT AGENDA: Administrator Nash noted a report of additional checks to be issued has been provided to Council as well as the monthly building permit, sheriff and fire reports. The following items were approved with the consent agenda:

Approval of Agenda
City Council Minutes of May 5, 2026
Bills Payable, Receipts and Treasurer's Report dated May 5, 2026 for ePayments #25588-25607 and checks #29015-29048.
Renewal of Annual Liquor Licenses
Approval of Stearns County Early Voting Agreement
Building Inspector's Report

A motion was made by Hommerding and seconded by Ahmann to approve the Consent Agenda as presented. All in favor. Motion carried.

Nash noted that the monthly reports provided for building permits, fire calls and sheriff calls run into a timing issue currently with agenda packets for the Council meeting often going out before the end of the month. She inquired if Council would be OK with having the monthly reports lag behind a month so that they could be included in the agenda packet. Members present were agreeable to this, and Fire Chief Kramer noted this would be helpful in giving him time to prepare his report.

FIRE DEPARTMENT REPORT:

Chief Kramer presented the May report which included stats. 13 calls – 9 medical, 3 fires and 1 canceled fire call. Monthly training included a burn trailer exercise and refreshers on Engine 1 and Engine 2.

A motion was made Genereaux and seconded by Hommerding to accept the fire report. All in favor. Motion carried.

Kramer also noted request to promote Jes Naber off probationary status, and acknowledgement of resignation of Caitlin Nelson from the department.

A motion was made by Hommerding and seconded by Genereaux to promote Jes Naber off probation and accept resignation of Caitlin Nelson from the Fire Department. All in favor. Motion carried.

ENGINEER'S REPORT:

Bill McCabe of Moore engineering discussed soil conditions found in the subgrade under 238th and suggested Council could approve an estimate provided to them for work to correct. He provided two estimates from TS Dirtworks, a subcontractor on the project, for additional work to subcut and place fabric in problem areas of the project or a larger 3,536 cubic yard area. Council members questioned whether part of this work may already be included in the project. Attorney Couri suggested the City Engineer should verify what is in the contract and whether there is language that sets the rates for some products listed by cubic yard charges at the lower unit charges included in the original bid awarded to Knife River.

(Council Member Backes joined the meeting at 7:33pm.)

Mayor Schmitz asked if Moore completed soil borings ahead of the project and questioned why those borings would not have discovered the soils issue. McCabe stated he believed borings were done and would look for those. Council members discussed a suggestion by Attorney Couri that Council may be able to delegate interim authority for decision making to a Council member if they choose to negotiate rates and decision on whether to proceed with changes between now and the next Council meeting. This could allow the project to not be held up by meeting schedules if decisions need to be made between meetings.

A motion was made by Genereaux and seconded by Backes to authorize the mayor to negotiate rates, approve changes and utilize authority to act on behalf of the City regarding the road project contract as he deems appropriate with guidance and advice from the city engineer, legal and administration. All in favor. Motion carried.

COUNCIL MEMBER PURVIEW:

Hommerding – noted a request from a member of St. Augusta Sports Association to look at improvements to baseball facilities items at Kiffmeyer Park to including chain link fence repairs behind the backstop and building up material around the pitching mound, and condition of the floor of the shed at Hidden Lake park.

Backes – won't be at the first meeting in July due to work commitment.

CITY ADMINISTRATOR

UPDATE:

Nash noted she is working on review of some fees that are not covering costs of services, and other items that appear to be missing from the fee schedule. She plans to bring some of these to Council for discussion at an upcoming meeting to receive Council's input on whether the City's tax levy should continue to subsidize these services provided to individuals.

ADJOURNMENT:

Council members discussed possibility of cancelling the June 16th work session meeting. Consensus was to cancel the work session meeting unless there were pressing matters requiring a meeting and a quorum of members could make it.

A motion was made by Genereaux and seconded by Backes to adjourn at 8:00 pm. All in favor. Motion carried.

Jeff Schmitz, Mayor

Attest:

Jennifer Nash, City Administrator

CITY OF ST AUGUSTA
***Budget YTD Rev-Exp©**

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Current Period: June 2026

			2026	2026	June	2026	% of
			YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
GENERAL FUND							
	Revenues		\$1,323,500.00	\$199,419.87	\$14,551.46	\$1,124,080.13	15.07%
	Expenditures		\$1,306,706.00	\$612,539.94	\$137,093.80	\$694,166.06	46.88%
	Gain/(Loss)		\$16,794.00	(\$413,120.07)	(\$122,542.34)	\$429,914.07	-2459.93%
Revenue							
Active	R 101-41000-00700	Transfer In	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-00710	Trans Out	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-31000	General Proper	\$1,000,000.00	\$4,273.85	\$0.00	\$995,726.15	0.43%
Active	R 101-41000-31030	Sales Tax	\$400.00	\$598.88	\$15.76	(\$198.88)	149.72%
Active	R 101-41000-31801	PERA Aid	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-31803	State Aid MV -	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-31804	Local Governm	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-31805	State Aid-Fire	\$12,000.00	\$0.00	\$0.00	\$12,000.00	0.00%
Active	R 101-41000-31807	State Fire Train	\$0.00	\$3,950.00	\$0.00	(\$3,950.00)	0.00%
Active	R 101-41000-32100	Business Licen	\$9,000.00	\$9,280.00	\$0.00	(\$280.00)	103.11%
Active	R 101-41000-32120	Dividends	\$1,000.00	\$0.00	\$0.00	\$1,000.00	0.00%
Active	R 101-41000-32180	Mailbox Posts/	\$200.00	\$200.00	\$0.00	\$0.00	100.00%
Active	R 101-41000-32210	Building Permit	\$172,000.00	\$96,505.89	\$7,406.65	\$75,494.11	56.11%
Active	R 101-41000-32250	Park Shelter R	\$10,000.00	\$11,509.72	\$350.00	(\$1,509.72)	115.10%
Active	R 101-41000-32251	Right of Way P	\$2,500.00	\$3,591.00	\$600.00	(\$1,091.00)	143.64%
Active	R 101-41000-33100	Federal Grants	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-33405	Gas Franchise	\$31,000.00	\$14,637.07	\$0.00	\$16,362.93	47.22%
Active	R 101-41000-33406	Electric Franch	\$60,000.00	\$25,865.00	\$5,451.00	\$34,135.00	43.11%
Active	R 101-41000-33407	Electric Permit	\$11,500.00	\$16,037.00	\$343.00	(\$4,537.00)	139.45%
Active	R 101-41000-34101	City Hall Rent	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-34103	Zoning and Su	\$2,000.00	\$1,800.00	\$0.00	\$200.00	90.00%
Active	R 101-41000-34107	Assessment S	\$400.00	\$280.00	\$20.00	\$120.00	70.00%
Active	R 101-41000-35000	Fines and Forf	\$6,000.00	\$1,461.12	\$0.00	\$4,538.88	24.35%
Active	R 101-41000-36200	Miscellaneous	\$500.00	\$8,497.78	\$0.00	(\$7,997.78)	1699.56%
Active	R 101-41000-36210	Interest Earnin	\$0.00	\$341.93	\$0.00	(\$341.93)	0.00%
Active	R 101-41000-39314	Election Assist	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 101-41000-39315	US Bank Rebat	\$2,000.00	\$590.63	\$365.05	\$1,409.37	29.53%
Active	R 101-47000-36210	Interest Earnin	\$3,000.00	\$0.00	\$0.00	\$3,000.00	0.00%
	Total Revenue		\$1,323,500.00	\$199,419.87	\$14,551.46	\$1,124,080.13	15.07%
Expenditure							
Active	E 101-41000-101	Full-Time Employ	\$161,027.00	\$51,418.69	\$7,259.63	\$109,608.31	31.93%
Active	E 101-41000-103	Part-Time Employ	\$33,382.00	\$1,931.87	\$132.04	\$31,450.13	5.79%
Active	E 101-41000-122	FICA	\$12,053.00	\$3,595.34	\$459.62	\$8,457.66	29.83%
Active	E 101-41000-123	Medicare	\$2,819.00	\$774.54	\$107.49	\$2,044.46	27.48%
Active	E 101-41000-126	Employer Paid P	\$14,581.00	\$4,011.19	\$554.38	\$10,569.81	27.51%
Active	E 101-41000-131	Employer Paid H	\$20,631.00	\$7,293.36	\$3,746.72	\$13,337.64	35.35%
Active	E 101-41000-143	MN Paid Leave In	\$1,711.00	\$314.69	\$43.60	\$1,396.31	18.39%
Active	E 101-41000-151	Worker s Comp I	\$758.00	\$577.91	\$577.91	\$180.09	76.24%
Active	E 101-41000-160	Insurance (bldgs/	\$9,530.00	\$9,297.84	\$9,297.84	\$232.16	97.56%
Active	E 101-41000-200	Office Supplies (\$4,000.00	\$1,906.91	\$233.54	\$2,093.09	47.67%
Active	E 101-41000-202	Printing & Binding	\$0.00	\$1,197.63	\$557.99	(\$1,197.63)	0.00%
Active	E 101-41000-203	Legal Notice Publ	\$2,000.00	\$698.04	\$0.00	\$1,301.96	34.90%
Active	E 101-41000-205	Ordinance Public	\$2,000.00	\$537.97	\$220.33	\$1,462.03	26.90%
Active	E 101-41000-206	Association Dues/	\$17,000.00	\$10,216.00	\$0.00	\$6,784.00	60.09%
Active	E 101-41000-207	Auditing Services	\$25,000.00	\$5,010.00	\$0.00	\$19,990.00	20.04%

CITY OF ST AUGUSTA
***Budget YTD Rev-Exp©**

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Current Period: June 2026

			2026	2026	June	2026	% of
			YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
Active	E 101-41000-208	Training, Inst., Tr	\$8,000.00	\$3,087.97	\$348.01	\$4,912.03	38.60%
Active	E 101-41000-211	Petty Cash	\$0.00	\$226.00	\$0.00	(\$226.00)	0.00%
Active	E 101-41000-222	MS4 PERMIT	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-250	COVID	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-251	COVID GRANT	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-300	support services	\$5,500.00	\$2,515.00	\$1,925.00	\$2,985.00	45.73%
Active	E 101-41000-302	Assessor Contrac	\$22,000.00	\$20,023.39	\$19,615.39	\$1,976.61	91.02%
Active	E 101-41000-303	Engineering Fees	\$15,000.00	\$9,151.00	\$0.00	\$5,849.00	61.01%
Active	E 101-41000-304	Legal Fees	\$10,000.00	\$15,747.50	\$1,967.50	(\$5,747.50)	157.48%
Active	E 101-41000-305	Attorney (prosecu	\$17,000.00	\$8,500.00	\$0.00	\$8,500.00	50.00%
Active	E 101-41000-306	Police/Sheriff (co	\$31,200.00	\$15,120.00	\$0.00	\$16,080.00	48.46%
Active	E 101-41000-307	Planning (GENER	\$15,000.00	\$22,774.00	\$3,506.00	(\$7,774.00)	151.83%
Active	E 101-41000-309	Public Safety AE	\$1,800.00	\$1,125.00	\$0.00	\$675.00	62.50%
Active	E 101-41000-321	Telephone	\$2,000.00	\$1,561.68	\$348.04	\$438.32	78.08%
Active	E 101-41000-322	Postage	\$4,100.00	\$2,568.81	\$78.00	\$1,531.19	62.65%
Active	E 101-41000-323	Internet	\$1,400.00	\$834.88	\$191.30	\$565.12	59.63%
Active	E 101-41000-324	Internet mobile	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-332	Clean Up Day	\$4,000.00	\$2,805.64	\$2,805.64	\$1,194.36	70.14%
Active	E 101-41000-381	Electric Utilities	\$6,500.00	\$2,935.04	\$909.13	\$3,564.96	45.15%
Active	E 101-41000-383	Gas Utilities	\$6,500.00	\$4,964.90	\$94.54	\$1,535.10	76.38%
Active	E 101-41000-384	Refuse/Garbage	\$2,400.00	\$1,690.65	\$517.73	\$709.35	70.44%
Active	E 101-41000-413	Office Equipment/	\$0.00	\$770.38	\$254.35	(\$770.38)	0.00%
Active	E 101-41000-430	Miscellaneous	\$2,000.00	\$18,697.94	\$601.35	(\$16,697.94)	934.90%
Active	E 101-41000-500	Capital Outlay (G	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-520	Buildings and Str	\$3,000.00	\$207.75	\$0.00	\$2,792.25	6.93%
Active	E 101-41000-625	Animal Impound	\$750.00	\$925.00	\$0.00	(\$175.00)	123.33%
Active	E 101-41000-650	Fiscal Charges	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41000-736	city halls sewer/w	\$1,100.00	\$481.89	\$80.85	\$618.11	43.81%
Active	E 101-41110-100	Wages and Salari	\$30,026.00	\$7,068.18	\$0.00	\$22,957.82	23.54%
Active	E 101-41110-121	PERA	\$1,502.00	\$0.00	\$0.00	\$1,502.00	0.00%
Active	E 101-41110-122	FICA	\$1,769.00	\$438.21	\$0.00	\$1,330.79	24.77%
Active	E 101-41110-123	Medicare	\$528.00	\$102.50	\$0.00	\$425.50	19.41%
Active	E 101-41110-126	Employer Paid P	\$0.00	\$249.48	\$0.00	(\$249.48)	0.00%
Active	E 101-41110-143	MN Paid Leave In	\$0.00	\$41.71	\$0.00	(\$41.71)	0.00%
Active	E 101-41110-331	Travel Expenses	\$3,000.00	\$0.00	\$0.00	\$3,000.00	0.00%
Active	E 101-41110-433	Dues and Subscri	\$500.00	\$250.00	\$0.00	\$250.00	50.00%
Active	E 101-41110-434	Awards and Inde	\$500.00	\$0.00	\$0.00	\$500.00	0.00%
Active	E 101-41110-490	Donations to Civi	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41120-106	Planning Commis	\$1,500.00	\$540.00	\$0.00	\$960.00	36.00%
Active	E 101-41120-107	Park Board Wage	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41120-108	EDA	\$500.00	\$0.00	\$0.00	\$500.00	0.00%
Active	E 101-41130-101	Full-Time Employ	\$112,927.00	\$52,218.76	\$4,373.36	\$60,708.24	46.24%
Active	E 101-41130-102	Full-Time Employ	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41130-103	Part-Time Employ	\$3,500.00	\$5,790.37	\$1,044.56	(\$2,290.37)	165.44%
Active	E 101-41130-122	FICA	\$7,218.00	\$3,599.39	\$336.90	\$3,618.61	49.87%
Active	E 101-41130-123	Medicare	\$1,687.00	\$841.79	\$78.79	\$845.21	49.90%
Active	E 101-41130-126	Employer Paid P	\$8,732.00	\$4,335.81	\$406.36	\$4,396.19	49.65%
Active	E 101-41130-131	Employer Paid H	\$25,469.00	\$20,287.86	\$6,762.62	\$5,181.14	79.66%
Active	E 101-41130-143	MN Paid Leave In	\$1,025.00	\$342.22	\$31.96	\$682.78	33.39%
Active	E 101-41130-150	Worker s Comp	\$5,667.00	\$4,045.34	\$4,045.34	\$1,621.66	71.38%
Active	E 101-41130-160	Insurance (bldgs/	\$6,521.00	\$5,811.15	\$5,811.15	\$709.85	89.11%
Active	E 101-41130-208	Training, Inst., Tr	\$800.00	\$204.75	\$0.00	\$595.25	25.59%

CITY OF ST AUGUSTA
***Budget YTD Rev-Exp©**

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Current Period: June 2026

			2026	2026	June	2026	% of
			YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
Active	E 101-41130-212	Motor Fuels	\$12,500.00	\$9,271.66	\$1,176.69	\$3,228.34	74.17%
Active	E 101-41130-220	Repair/Maint Sup	\$85,000.00	\$35,542.52	\$18,978.29	\$49,457.48	41.81%
Active	E 101-41130-226	Sign Repair Mater	\$4,000.00	\$1,471.31	\$74.00	\$2,528.69	36.78%
Active	E 101-41130-321	Telephone	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41130-342	Refunds	\$1,500.00	\$0.00	\$0.00	\$1,500.00	0.00%
Active	E 101-41130-430	Miscellaneous	\$1,000.00	\$526.75	\$0.00	\$473.25	52.68%
Active	E 101-41220-300	support services	\$120,000.00	\$64,908.86	\$0.00	\$55,091.14	54.09%
Active	E 101-41220-430	Miscellaneous	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41220-722	Bldg Permit Surc	\$12,000.00	\$0.00	\$0.00	\$12,000.00	0.00%
Active	E 101-41220-742	Electrical Insp	\$10,000.00	\$5,989.65	\$948.30	\$4,010.35	59.90%
Active	E 101-41410-104	Temporary Emplo	\$6,500.00	\$0.00	\$0.00	\$6,500.00	0.00%
Active	E 101-41410-122	FICA	\$383.00	\$0.00	\$0.00	\$383.00	0.00%
Active	E 101-41410-123	Medicare	\$114.00	\$0.00	\$0.00	\$114.00	0.00%
Active	E 101-41410-201	Mileage	\$250.00	\$0.00	\$0.00	\$250.00	0.00%
Active	E 101-41410-202	Printing & Binding	\$250.00	\$0.00	\$0.00	\$250.00	0.00%
Active	E 101-41410-203	Legal Notice Publ	\$250.00	\$0.00	\$0.00	\$250.00	0.00%
Active	E 101-41410-208	Training, Inst., Tr	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-41410-430	Miscellaneous	\$1,000.00	\$0.00	\$0.00	\$1,000.00	0.00%
Active	E 101-41410-534	Equipment	\$2,100.00	\$0.00	\$0.00	\$2,100.00	0.00%
Active	E 101-42270-115	Chief Salary	\$3,000.00	\$3,133.42	\$0.00	(\$133.42)	104.45%
Active	E 101-42270-116	Officers Salary	\$6,300.00	\$0.00	\$0.00	\$6,300.00	0.00%
Active	E 101-42270-117	Call Salary	\$28,000.00	\$0.00	\$0.00	\$28,000.00	0.00%
Active	E 101-42270-118	Training Salary	\$40,000.00	\$0.00	\$0.00	\$40,000.00	0.00%
Active	E 101-42270-119	Officers Pay	\$9,200.00	\$1,081.71	\$0.00	\$8,118.29	11.76%
Active	E 101-42270-122	FICA	\$5,095.00	\$261.34	\$0.00	\$4,833.66	5.13%
Active	E 101-42270-123	Medicare	\$1,522.00	\$61.11	\$0.00	\$1,460.89	4.02%
Active	E 101-42270-125	Other Retirement	\$3,000.00	\$1,000.00	\$0.00	\$2,000.00	33.33%
Active	E 101-42270-143	MN Paid Leave In	\$761.00	\$22.45	\$0.00	\$738.55	2.95%
Active	E 101-42270-150	Worker s Comp	\$6,276.00	\$4,481.72	\$4,481.72	\$1,794.28	71.41%
Active	E 101-42270-160	Insurance (bldgs/	\$9,038.00	\$8,251.83	\$8,251.83	\$786.17	91.30%
Active	E 101-42270-200	Office Supplies (\$1,250.00	\$679.56	\$39.84	\$570.44	54.36%
Active	E 101-42270-206	Association Dues/	\$5,000.00	\$555.00	\$0.00	\$4,445.00	11.10%
Active	E 101-42270-208	Training, Inst., Tr	\$36,000.00	\$10,393.62	\$1,800.00	\$25,606.38	28.87%
Active	E 101-42270-212	Motor Fuels	\$4,500.00	\$851.36	\$839.58	\$3,648.64	18.92%
Active	E 101-42270-220	Repair/Maint Sup	\$30,000.00	\$6,749.47	\$194.57	\$23,250.53	22.50%
Active	E 101-42270-223	Building Repair S	\$8,000.00	\$121.45	\$0.00	\$7,878.55	1.52%
Active	E 101-42270-232	EMS Supplies	\$7,500.00	\$4,070.95	\$706.40	\$3,429.05	54.28%
Active	E 101-42270-240	Small Tools and	\$0.00	\$58,099.32	\$0.00	(\$58,099.32)	0.00%
Active	E 101-42270-260	Medical Exams	\$7,000.00	\$0.00	\$0.00	\$7,000.00	0.00%
Active	E 101-42270-300	support services	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-42270-304	Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-42270-320	Natl Night Out	\$3,000.00	\$0.00	\$0.00	\$3,000.00	0.00%
Active	E 101-42270-321	Telephone	\$1,700.00	\$927.29	\$308.76	\$772.71	54.55%
Active	E 101-42270-323	Internet	\$1,320.00	\$513.38	\$171.30	\$806.62	38.89%
Active	E 101-42270-325	IT Expenses	\$4,500.00	\$1,727.95	\$285.60	\$2,772.05	38.40%
Active	E 101-42270-364	Grant Writing	\$4,000.00	\$0.00	\$0.00	\$4,000.00	0.00%
Active	E 101-42270-384	Refuse/Garbage	\$500.00	\$564.43	\$407.46	(\$64.43)	112.89%
Active	E 101-42270-387	Fire Dept Utilities	\$8,500.00	\$5,374.22	\$979.24	\$3,125.78	63.23%
Active	E 101-42270-389	uniforms	\$5,000.00	\$2,913.91	\$300.76	\$2,086.09	58.28%
Active	E 101-42270-410	Rentals	\$1,000.00	\$0.00	\$0.00	\$1,000.00	0.00%
Active	E 101-42270-430	Miscellaneous	\$2,000.00	\$796.29	\$101.49	\$1,203.71	39.81%
Active	E 101-42270-534	Equipment	\$7,000.00	\$0.00	\$0.00	\$7,000.00	0.00%

CITY OF ST AUGUSTA
***Budget YTD Rev-Exp©**

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Current Period: June 2026

			2026	2026	June	2026	% of
			YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
Active	E 101-45200-101	Full-Time Employ	\$20,879.00	\$9,590.88	\$803.04	\$11,288.12	45.94%
Active	E 101-45200-103	Part-Time Employ	\$45,676.00	\$6,165.65	\$2,421.48	\$39,510.35	13.50%
Active	E 101-45200-113	State Sales Tax	\$900.00	\$780.00	\$0.00	\$120.00	86.67%
Active	E 101-45200-121	PERA	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-45200-122	FICA	\$3,920.00	\$978.45	\$200.50	\$2,941.55	24.96%
Active	E 101-45200-123	Medicare	\$1,171.00	\$228.79	\$46.89	\$942.21	19.54%
Active	E 101-45200-126	Employer Paid P	\$2,553.00	\$719.22	\$60.22	\$1,833.78	28.17%
Active	E 101-45200-130	Employer Paid In	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-45200-143	MN Paid Leave In	\$586.00	\$80.74	\$13.68	\$505.26	13.78%
Active	E 101-45200-150	Worker s Comp	\$958.00	\$684.05	\$684.05	\$273.95	71.40%
Active	E 101-45200-160	Insurance (bldgs/	\$11,291.00	\$9,878.96	\$9,878.96	\$1,412.04	87.49%
Active	E 101-45200-212	Motor Fuels	\$500.00	\$237.46	\$237.46	\$262.54	47.49%
Active	E 101-45200-220	Repair/Maint Sup	\$20,000.00	\$8,164.11	\$1,432.83	\$11,835.89	40.82%
Active	E 101-45200-228	Ballfield Maintena	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-45200-342	Refunds	\$5,000.00	\$982.88	\$825.00	\$4,017.12	19.66%
Active	E 101-45200-381	Electric Utilities	\$1,750.00	\$1,032.63	\$360.77	\$717.37	59.01%
Active	E 101-45200-384	Refuse/Garbage	\$1,600.00	\$517.98	\$481.44	\$1,082.02	32.37%
Active	E 101-45200-410	Rentals	\$2,000.00	\$371.00	\$156.00	\$1,629.00	18.55%
Active	E 101-45200-430	Miscellaneous	\$2,000.00	\$120.69	\$120.69	\$1,879.31	6.03%
Active	E 101-45200-500	Capital Outlay (G	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 101-49400-143	MN Paid Leave In	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
		Total Expenditure	<u>(\$1,306,706.00)</u>	<u>(\$612,539.94)</u>	<u>(\$137,093.80)</u>	<u>(\$694,166.06)</u>	<u>46.88%</u>
		Total GENERAL FUND	<u>\$16,794.00</u>	<u>(\$413,120.07)</u>	<u>(\$122,542.34)</u>	<u>\$429,914.07</u>	<u>-2459.93%</u>
		Report Total	\$16,794.00	(\$413,120.07)	(\$122,542.34)	\$429,914.07	-2459.93%

CITY OF ST AUGUSTA

***Check Summary Register©**

Checks 06/03/26-06/16/26

Name	Check Date	Check Amt	
10100 STATE BANK OF KIMBAL			
23e BLASHACK, CHAD C.	06/05/26	\$1,891.76	
24e CLAUSSEN, KIM M	06/05/26	\$2,415.04	
25e HILL, MARY M	06/05/26	\$972.24	
26e HOLLERMANN, PAUL A.	06/05/26	\$1,525.81	
27e KIFFMEYER, MARK G.	06/05/26	\$1,728.46	
28e O'BRIEN, JENNIFER	06/05/26	\$3,197.72	
29e SCHLUETER, STEVEN F.	06/05/26	\$780.37	
30e VOIGT, MASON M	06/05/26	\$699.11	
31e WAIBEL, THOMAS F.	06/05/26	\$557.93	
32e WOLTERS, KENNETH G	06/05/26	\$726.74	
25594e MIDCO BUSINESS	06/12/26	\$270.67	general - internet service
25622e JOHN HANCOCK	06/04/26	\$150.00	g - mark \$100, Paul \$50
25623e PERA	06/04/26	\$2,675.14	emp pd pera
25624e STATE BANK OF KIMBALL	06/04/26	\$5,462.01	941 taxes
25625e STEARNS ELECTRIC ASSOCIATION	06/09/26	\$1,860.37	fire dept
25626e BLUE CROSS BLUE SHIELD	06/09/26	\$7,408.51	Chad - employer paid insurance
25627e MIDCO BUSINESS	06/09/26	\$508.70	general - internet service
29049 Andres Moreno	06/16/26	\$75.00	parks - refund
29050 Ashley Jennings	06/16/26	\$50.00	parks - refund
29051 BOLTON AND MENK	06/16/26	\$2,746.00	g - zoning
29052 BOUND TREE MEDICAL	06/16/26	\$100.56	fd -
29053 Bridgett Braaten	06/16/26	\$47.64	w - overpayment refund 22871 Topaz St
29054 Celest Stang	06/16/26	\$75.00	parks
29055 Conlon McDaniel	06/16/26	\$19.94	w - overpayment refund 2173 232nd St
29056 Deanna Hemmesch	06/16/26	\$75.00	parks -
29057 GALLS	06/16/26	\$300.76	fd - brass
29058 GOPHER STATE ONE-CALL	06/16/26	\$109.35	water dept - locates
29059 GREAT AMERICA FINANCIAL SERVIC	06/16/26	\$127.67	g - copier/printer lease
29060 Gwen Anderson	06/16/26	\$24.00	w - overpayment refund 24121 CR 75
29061 JASON PETTY	06/16/26	\$50.00	p - park refund
29062 Jen Zurn	06/16/26	\$50.00	parks - refund
29063 Jesse George	06/16/26	\$59.68	w - overpayment refund 2174 232nd St
29064 KATIE NEWMAN	06/16/26	\$50.00	parks - refund
29065 Kim Schwinghammer	06/16/26	\$75.00	parks
29066 Kristin Hiemenz	06/16/26	\$100.28	w - overpayment refund 24364 19th Ave
29067 LAND O AKES OIL & PROPANE	06/16/26	\$839.58	fd - fuel
29068 MARY ROSHA	06/16/26	\$75.00	parks -
29069 NORTH CENTRAL	06/16/26	\$50.00	parks - refund
29070 Paul Fusco	06/16/26	\$50.00	parks - refund
29071 Rose Hoyt	06/16/26	\$50.00	p - park refund
29072 SHARON SCHLICK	06/16/26	\$79.53	parks - reimbursement for flowers/plants
29073 SHERIE JANSEN	06/16/26	\$75.00	parks
29074 WEST CENTRAL SANITATION	06/16/26	\$5,490.19	general - garbage service
29075 XCEL ENERGY	06/16/26	\$94.54	g -
Total Checks		\$43,770.30	

CITY OF ST AUGUSTA

***Check Summary Register©**

Checks 06/03/26-06/16/26

Name	Check Date	Check Amt
<u>10100 STATE BANK OF KIMBAL</u>		
101 GENERAL FUND		\$24,566.62
601 WATER FUND		\$1,690.40
602 SEWER FUND		\$2,086.29
605 LIGHTING UTILITY		\$323.25
607 STORMWATER UTILITY		\$337.89
		<hr/>
		\$29,004.45

Jeffery J Schmitz

FILTER: [Check Date] between #06/03/26# and #06/16/26# and [Check Nbr]>0 and [Cash Act]='10100'

CITY OF ST AUGUSTA

***Check Detail Register©**

Checks 06/03/26-06/16/26

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
10100 STATE BANK OF KIMBAL					
25622 e	06/04/26	JOHN HANCOCK			
G 101-21710		Other Deductions	\$150.00		g - mark \$100, Paul \$50
		Total	\$150.00		
25623 e 06/04/26 PERA					
G 101-21704		PERA	\$369.60		KIFFMEYER, MARK G.
G 607-21704		PERA	\$19.34		KIFFMEYER, MARK G.
G 101-21704		PERA	\$146.24		SCHLUETER, STEVEN F.
G 101-21704		PERA	\$58.02		BLASHACK, CHAD C.
G 601-21704		PERA	\$155.79		BLASHACK, CHAD C.
G 602-21704		PERA	\$155.80		BLASHACK, CHAD C.
G 607-21704		PERA	\$19.34		BLASHACK, CHAD C.
G 101-21704		PERA	\$297.07		HOLLERMANN, PAUL A.
G 601-21704		PERA	\$36.87		HOLLERMANN, PAUL A.
G 602-21704		PERA	\$36.87		HOLLERMANN, PAUL A.
G 101-21704		PERA	\$18.48		HILL, MARY M
G 601-21704		PERA	\$73.94		HILL, MARY M
G 602-21704		PERA	\$73.94		HILL, MARY M
G 607-21704		PERA	\$18.50		HILL, MARY M
G 101-21704		PERA	\$428.40		CLAUSSEN, KIM M
G 601-21704		PERA	\$25.20		CLAUSSEN, KIM M
G 602-21704		PERA	\$25.20		CLAUSSEN, KIM M
G 607-21704		PERA	\$25.20		CLAUSSEN, KIM M
G 101-21704		PERA	\$587.96		O'BRIEN, JENNIFER
G 601-21704		PERA	\$34.46		O'BRIEN, JENNIFER
G 602-21704		PERA	\$34.46		O'BRIEN, JENNIFER
G 607-21704		PERA	\$34.46		O'BRIEN, JENNIFER
		Total	\$2,675.14		
25624 e 06/04/26 STATE BANK OF KIMBALL					
G 101-21701		Federal Withholding	\$1,601.91		941 taxes
G 101-21703		FICA Tax Withholding	\$1,994.04		941 taxes
G 101-21709		Medicare	\$466.34		941 taxes
G 601-21701		Federal Withholding	\$231.72		941 taxes
G 601-21703		FICA Tax Withholding	\$289.84		941 taxes
G 601-21709		Medicare	\$67.78		941 taxes
G 602-21701		Federal Withholding	\$231.71		941 taxes
G 602-21703		FICA Tax Withholding	\$289.84		941 taxes
G 602-21709		Medicare	\$67.78		941 taxes
G 607-21701		Federal Withholding	\$92.97		941 taxes
G 607-21703		FICA Tax Withholding	\$103.82		941 taxes
G 607-21709		Medicare	\$24.26		941 taxes
		Total	\$5,462.01		
25625 e 06/09/26 STEARNS ELECTRIC ASSOCIATION					
E 101-42270-387		Fire Dept Utilities	\$320.78		fire dept
E 101-45200-381		Electric Utilities	\$82.66		parks dept - HLP
E 101-41000-381		Electric Utilities	\$160.63		general - city hall

CITY OF ST AUGUSTA

***Check Detail Register©**

Checks 06/03/26-06/16/26

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
E 101-42270-387		Fire Dept Utilities	\$86.34		fire dept - fire hydrant
E 101-41000-381		Electric Utilities	\$68.00		general - 2 meters
E 602-49450-381		Electric Utilities	\$255.63		sewer dept - lift station 1
E 101-41000-381		Electric Utilities	\$53.66		general - city hall
E 101-41000-381		Electric Utilities	\$9.75		general - street light
E 602-49450-381		Electric Utilities	\$136.40		sewer dept - lift station 2
E 605-43160-380		Utility Services (GENERA	\$90.75		EU - Emerald Ponds
E 101-45200-381		Electric Utilities	\$49.00		parcs dept - KP
E 605-43160-380		Utility Services (GENERA	\$124.50		EU - Blackberry Farms
E 605-43160-380		Utility Services (GENERA	\$108.00		EU - Emerald Ponds
E 101-41000-381		Electric Utilities	\$114.68		general - State Hwy 15 light
E 602-49450-381		Electric Utilities	\$44.67		sewer dept - lift station
E 101-41000-381		Electric Utilities	\$46.25		general - Lion's Sign
E 601-49400-381		Electric Utilities	\$40.82		water dept - flow meter
E 101-45200-381		Electric Utilities	\$67.85		parcs dept - HLP shelter
		Total	\$1,860.37		
25626 e	06/09/26	BLUE CROSS BLUE SHIELD			
E 602-49450-131		Employer Paid Health	\$553.54	26060217650	Chad - employer paid insurance
E 601-49400-131		Employer Paid Health	\$553.54	26060217650	Chad - employer paid insurance
E 101-41130-131		Employer Paid Health	\$2,005.65	26060217650	Mark, Paul - employer paid insurance
G 101-21710		Other Deductions	\$1,375.66	26060217650	Mark/Paul - employee paid family insurance
E 101-41000-131		Employer Paid Health	\$886.66	26060217650	Kim - employer paid insurance
E 101-41130-131		Employer Paid Health	\$1,375.66	26060217650	MARK/PAUL - EMPLOYER PAID FAMILY
E 101-41000-131		Employer Paid Health	\$657.80	26060217650	Jennifer
		Total	\$7,408.51		
25627 e	06/09/26	MIDCO BUSINESS			
E 101-41000-323		Internet	\$95.65	13800020115	general - internet service
E 101-41000-321		Telephone	\$173.02	13800020115	general - phone service
E 101-42270-323		Internet	\$85.65	13800020115	fd - internet
E 101-42270-321		Telephone	\$154.38	13800020115	fd - telephone
		Total	\$508.70		
29049	06/16/26	Andres Moreno			
E 101-45200-342		Refunds	\$75.00		parcs - refund
		Total	\$75.00		
29050	06/16/26	Ashley Jennings			
E 101-45200-342		Refunds	\$50.00		parcs - refund
		Total	\$50.00		
29051	06/16/26	BOLTON AND MENK			
E 101-41000-307		Planning (GENERAL)	\$2,746.00	0396774	g - zoning
		Total	\$2,746.00		
29052	06/16/26	BOUND TREE MEDICAL			
E 101-42270-232		EMS Supplies	\$100.56		fd -
		Total	\$100.56		
29053	06/16/26	Bridgett Braaten			

CITY OF ST AUGUSTA

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***Check Detail Register©**

Checks 06/03/26-06/16/26

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
E 601-49400-430		Miscellaneous	\$23.82		w - overpayment refund 22871 Topaz St
E 602-49450-430		Miscellaneous	\$23.82		
		Total	\$47.64		
29054	06/16/26	Celest Stang			
E 101-45200-342		Refunds	\$75.00		parks
		Total	\$75.00		
29055	06/16/26	Conlon McDaniel			
E 601-49400-430		Miscellaneous	\$9.97		w - overpayment refund 2173 232nd St
E 602-49450-430		Miscellaneous	\$9.97		s -
		Total	\$19.94		
29056	06/16/26	Deanna Hemmesch			
E 101-45200-342		Refunds	\$75.00		parks -
		Total	\$75.00		
29057	06/16/26	GALLS			
E 101-42270-389		uniforms	\$26.90	033540239	fd - new hire
E 101-42270-389		uniforms	\$123.96	034309301	fd - class a
E 101-42270-389		uniforms	\$74.95	035066153	fd -brass & badges
E 101-42270-389		uniforms	\$74.95	035099487	fd - brass
		Total	\$300.76		
29058	06/16/26	GOPHER STATE ONE-CALL			
E 601-49400-314		Gopher State One Calls	\$54.67	6050765	water dept - locates
E 602-49450-314		Gopher State One Calls	\$54.68	6050765	sewer dept - locates
		Total	\$109.35		
29059	06/16/26	GREAT AMERICA FINANCIAL SERVICES			
E 101-41000-413		Office Equipment/Rental	\$127.67	42142107	g - copier/printer lease
		Total	\$127.67		
29060	06/16/26	Gwen Anderson			
E 601-49400-430		Miscellaneous	\$12.00		w - overpayment refund 24121 CR 75
E 602-49450-430		Miscellaneous	\$12.00		
		Total	\$24.00		
29061	06/16/26	JASON PETTY			
E 101-45200-342		Refunds	\$50.00		p - park refund
		Total	\$50.00		
29062	06/16/26	Jen Zurn			
E 101-45200-342		Refunds	\$50.00		parks - refund
		Total	\$50.00		
29063	06/16/26	Jesse George			
E 601-49400-430		Miscellaneous	\$29.84		w - overpayment refund 2174 232nd St
E 602-49450-430		Miscellaneous	\$29.84		s - overpayment
		Total	\$59.68		
29064	06/16/26	KATIE NEWMAN			

CITY OF ST AUGUSTA

***Check Detail Register©**

Checks 06/03/26-06/16/26

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
E 101-45200-342		Refunds		\$50.00	parks - refund
		Total		\$50.00	
29065	06/16/26	Kim Schwinghammer			
E 101-45200-342		Refunds		\$75.00	parks
		Total		\$75.00	
29066	06/16/26	Kristin Hiemenz			
E 601-49400-430		Miscellaneous		\$50.14	w - overpayment refund 24364 19th Ave
E 602-49450-430		Miscellaneous		\$50.14	s - overpayment refund
		Total		\$100.28	
29067	06/16/26	LAND O AKES OIL & PROPANE			
E 101-42270-212		Motor Fuels		\$839.58	fd - fuel
		Total		\$839.58	
29068	06/16/26	MARY ROSHA			
E 101-45200-342		Refunds		\$75.00	parks -
		Total		\$75.00	
29069	06/16/26	NORTH CENTRAL			
E 101-45200-342		Refunds		\$50.00	parks - refund
		Total		\$50.00	
29070	06/16/26	Paul Fusco			
E 101-45200-342		Refunds		\$50.00	parks - refund
		Total		\$50.00	
29071	06/16/26	Rose Hoyt			
E 101-45200-342		Refunds		\$50.00	p - park refund
		Total		\$50.00	
29072	06/16/26	SHARON SCHLICK			
E 101-45200-220		Repair/Maint Supply		\$79.53	parks - reimbursement for flowers/plants
		Total		\$79.53	
29073	06/16/26	SHERIE JANSEN			
E 101-45200-342		Refunds		\$75.00	parks
		Total		\$75.00	
29074	06/16/26	WEST CENTRAL SANITATION			
E 101-41000-384		Refuse/Garbage Disposal	\$260.93	13779836	general - garbage service
E 101-45200-384		Refuse/Garbage Disposal	\$263.54	13779836	parks dept - garbage service
E 101-42270-384		Refuse/Garbage Disposal	\$189.60	13779836	fire dept - garbage service
E 101-41000-332		Clean Up Day	\$4,776.12	13782870	g - Labor \$1900, 7.92 ton \$1221.75, 18 appliances \$270, electronics 24 \$1080, + tax \$304.37
		Total		\$5,490.19	
29075	06/16/26	XCEL ENERGY			
E 101-41000-383		Gas Utilities		\$94.54	g -
		Total		\$94.54	

***Check Detail Register©**

Checks 06/03/26-06/16/26

Check #	Check Date	Vendor Name	Amount	Invoice	Comment
			10100	\$29,004.45	

Fund Summary

10100 STATE BANK OF KIMBAL

101 GENERAL FUND	\$24,566.62
601 WATER FUND	\$1,690.40
602 SEWER FUND	\$2,086.29
605 LIGHTING UTILITY	\$323.25
607 STORMWATER UTILITY	\$337.89
	\$29,004.45

Jeffery J Schmitz

**CITY OF ST. AUGUSTA
COUNTY OF STEARNS**

RESOLUTION 2026-06

**RESOLUTION APPOINTING ELECTION JUDGES
FOR THE 2026 STATE AND FEDERAL PRIMARY AND GENERAL ELECTION**

WHEREAS, primary and general elections are required to elect local, state and federal officers; and,

WHEREAS, election judges are necessary to see that the election process is fair and equitable.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Augusta, Stearns County, Minnesota, that the following individuals be appointed election judges for the 2026 State and Federal Primary and General Elections:

Donna Dold
Wendy Fett
Mary Bricknell
Kim Claussen
Eileen Annis
Bill McCabe
Kelly Voigt
Tom Harlander, head judge
Jennifer Nash, head judge

Adopted by the City Council of the City of St Augusta this 16th day of June, 2026.

Jeff Schmitz, Mayor

Attest:

Jennifer Nash, City Administrator

**CITY OF ST. AUGUSTA
COUNTY OF STEARNS**

RESOLUTION 2026-07

ACCEPTING DONATION FOR FIRE DEPARTMENT EQUIPMENT

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of St. Augusta, Stearns County, Minnesota hereby accepts donation of \$158,909 from The Lighthouse Charitable Foundation via Trust Point Inc. to be used for purchase of a vehicle exhaust system and an ATV.

BE IT FURTHER RESOLVED that the City of St. Augusta expresses its appreciation for the donation and support from The Lighthouse Charitable Foundation.

Adopted by the City Council of the City of St Augusta this 16th day of June, 2026.

Jeff Schmitz, Mayor

Attest:

Jennifer Nash, City Administrator



To: Mayor Jeff Schmitz and Council Members
From: Jennifer Nash, City Administrator
Mark Kiffmeyer, Public Works - Streets
Date: June 16, 2026
RE: 230th St Culvert Patch

Background:

There is a section of 230th St just west of the fire fill station and east of Fleetwood Drive that has a hump in the road. Public works staff states the elevated area has remained in that condition for some time above a culvert, and the proposed fix is removing some pavement over the area and patching over to create a level surface.

Two estimates were received for this work as attached:

- Granite City Paving - \$1,500
- Diversified Paving - \$2,150 or \$3,000

Financial Impact:

\$1,500 for low bid

Recommendation:

Staff recommends a motion to approve estimate from Granite City Paving for culvert patch on 230th St.

Attachment:

- Granite City Paving Estimate
- Diversified Paving Estimate

MAYOR
Jeff Schmitz

CITY COUNCIL MEMBERS
Marlin Hommerding – Justin Backes
Brent Genereux – Mark Skaalerud

ADMINISTRATOR
Jennifer Nash



Granite City Paving LLC
 PO Box 361, Foley, MN 56329
 320-266-8820
 karle@granitecitypavingllc.com



DATE June 2, 2026
 Estimate # 6287

Estimate

Customer:
 City Of St. Augusta

Project: Culvert Patch

Location: 230th St

Description	Approx. Quantity	Unit	Unit Price	Total
230th St: 3' x 24', sawcut and remove existing pavement, remove poor base material, haul in, shape & compact new gravel base. Placement & compaction of 4.0" of new pavement	72	Sq Ft		\$1,500.00
TOTAL:				\$1,500.00

Notes:

- Estimate valid for 15 days
- Add 3% to Contract Total if Bond Required
- Owner is responsible for all private utilities and sprinkler heads
- Black dirt, seeding and/or sod is not included in estimate
- Permits are not included/Owner is responsible for obtaining permit if required by city/township/county etc.
- Testing is not included
- Layout/Striping not included
- All new asphalt to be B - Oil

Payment Terms:

- Payment to be made within 15 Days of Completion

The above prices, specifications and conditions are satisfactory and are hereby accepted. Payments will be made as outlined above.

Signature

Date of Acceptance



230th street culvert patch Proposal

Contact

Paul Reinert
(320) 292-5696
paul@dpipaving.com

Submitted to

Jennifer Nash
City of St Augusta
(320) 654-0387
jnash@staugustamn.gov



230th street culvert patch Proposal

Contact
Paul Reinert
(320) 292-5696
paul@dpipaving.com

Proposal Date 5/29/2026
Project ID 26-0202
Job Site 230th street east end
culvert patch

Submitted to
Jennifer Nash
(320) 654-0387
jnash@staugustamn.gov

Services

230th street culvert patch Estimate

Option 1 of 4" thick Full Depth Removal of 10'x24' patch installed in two layers. perform in a manner to keep traffic flow during work process \$3,000.00

240 sq ft of Full Depth Removal:

Full depth removal is the process of removing the asphalt down to the aggregate base material or to the listed depth whichever is less. Recompact the aggregate base material and installing new hot mix asphalt in one layer. Thickness is measured in the finished rolled state and measurements are an overall average.

Option 2 of Mill Patching at a 2" depth of 10'x24' perform in a manner to keep traffic flow during work process \$2,150.00

240 sq ft of mill patching:

Mill patching is the process of removing the top layer of asphalt as needed with a milling machine. Asphalt is milled to a level that will integrate with adjacent areas. CSS1H tack material is applied to the prepared area to create a bond with the new and existing asphalt.

Total: \$5,150.00

Additional Service Information

230th street culvert patch Estimate

Option 1 of 4" thick Full Depth Removal of 10'x24' patch installed in two layers. perform in a manner to keep traffic flow during work process

Option 2 of Mill Patching at a 2" depth of 10'x24' perform in a manner to keep traffic flow during work process



Project Map



Exclusions

- Excludes :
- Gravel Base Material
- Sub Base Preparation
- Permits
- Testing
- Soil Corrections



230th street culvert patch Proposal

Shouldering or Turf Restoration
Damage to Underground Utilities and Lines

Terms

30% Down Payment
Net 15 Days
Price is good for 15 days from sent date.
Fuel surcharge of 1% of contract price for every \$0.25 increase at pump price over \$4.75.

This is a quotation on the goods named and subject to the conditions noted below:

Diversified Paving provides a one-year warranty on workmanship unless stated otherwise in the description above. Diversified Paving is released from all warranty of the asphalt installation due to cold weather paving as it is not recommended to perform asphalt paving in temperatures under 35 degrees Fahrenheit. Diversified Paving does not guarantee water drainage on any surface that is less than 2% slope at the time of paving as this is the industry standard. Any alterations or deviations from the specifications above which incur an extra cost will be added to the final cost of the work done. These charges will be calculated based on what is usual and customary for the rates used on similar work done by Diversified Paving. Permits are not included in the price stated above unless noted in the proposal. Some jobs may require drainage correction into grass/lawn area. This will require re-grading of that area. The owner or general contractor is responsible for all sprinkler heads and private utilities. No black dirt, seed or sod included in the above price unless otherwise stated.

Payment schedule is specified and expected. Diversified Paving will have the right to cease work immediately and to demand either a payment bond or an escrow of funds for the work it is to do if it has a reasonable basis to believe the owners or general contractors financial responsibility is impaired. Diversified Paving may terminate this agreement if such demand is not met within 14 calendar days. Diversified Paving may file appropriate liens or bond claims, as the case may be, to assure payment of the work completed up to date of termination. The owner or general contractor, by acceptance of this proposal, agrees to pay all cost of collections, including reasonable attorney's fees incurred, in order to recover any amounts due or to become due herein. Liens or bond claims will be filed within the periods prescribed by law if any balance due herein becomes 45 calendar days past due.

Jennifer Nash
City of St Augusta
jnash@staugustamn.gov

Date

Paul Reinert
Diversified Paving
paul@dpipaving.com

TO: St. Augusta City Council

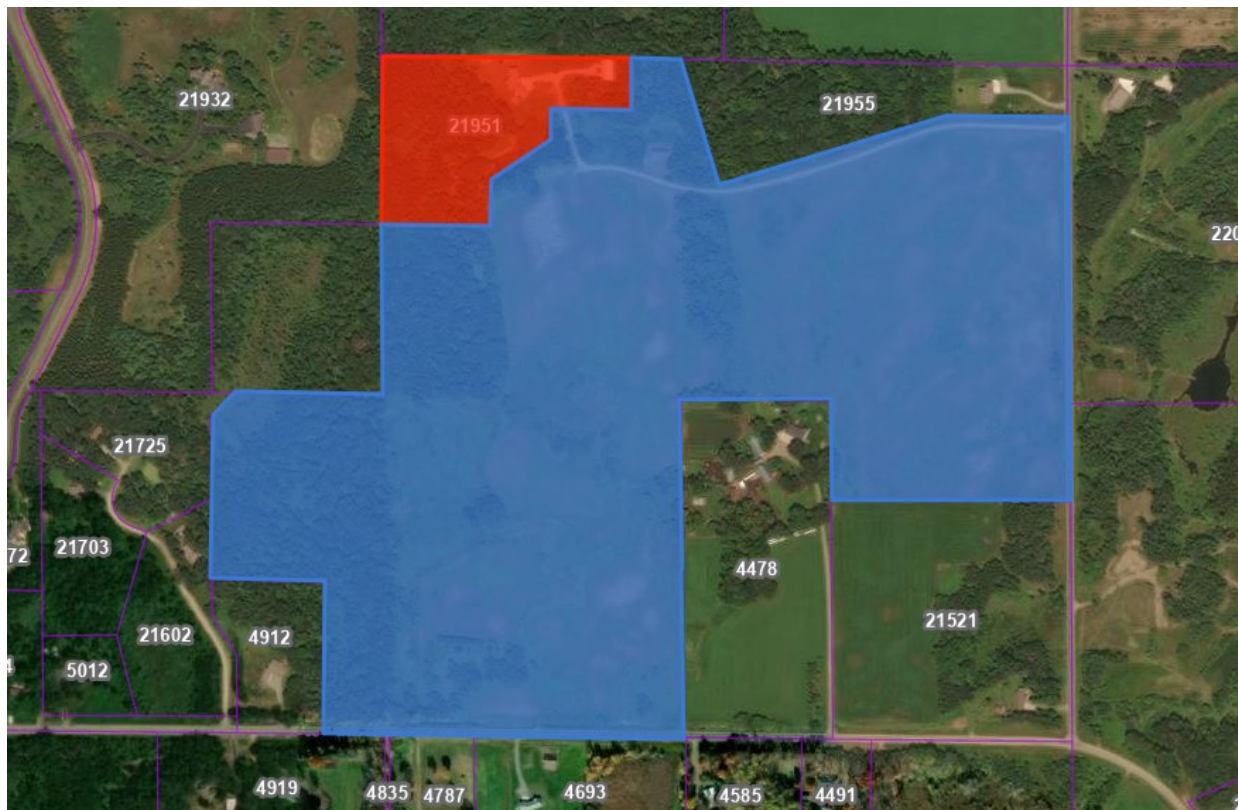
FROM: Dylan Edwards & Robin Caufman, Planning Consultants

SUBJECT: Rezoning Application, 21951 43rd Ave, Parcels #81431550512/81.43155.0529

DATE: June 9, 2026

Background

The applicant, Christopher and Jolene Sis, owners of both parcels located 21951 43rd Ave, St. Augusta, MN, submitted an application to rezone PIDs 81.43155.0529 (development site) and 81.43155.0512 (existing home), for a proposed rural residential subdivision on private wells and septic systems. The site is currently zoned AG-1 (Agricultural); it is not in the Shoreland Overlay or the Transition Overlay Districts.



The proposed development surrounds an existing feedlot at 4478 CR 141. Any future subdivision must take into consideration setback requirements for homes and wells.

The initial concept includes 27 lots; the developer is working to refine the layout to ensure that it meets the feedlot setbacks and addresses other zoning and subdivision requirements such as roads and lot standards.

The proposed development parcel, PID #81.43155.0529, has been split from the existing home, which is PID# 81.43155.0512. The existing home, which will remain, is on a roughly 10-acre parcel

with a driveway through the future development site. The future subdivision would require a new driveway through the new neighborhood.

Request

The applicants, Christopher and Jolene Sis, request that the city rezone the existing home lot and the development parcel to R-R (Rural Residential) to align with the planned subdivision of the parcel.

Analysis

The requirements for rezoning are as follows.

Considerations	Review Findings
<p>1. The proposed action has been considered in relation to the specific policies and provisions of and is consistent with the official City Comprehensive Plan.</p>	<p>This parcel is not in an area planned for future public water and sewer service and is outside of the Transitional Overlay District. It is consistent with the City’s Comprehensive Plan.</p>
<p>2. The proposed use is or will be compatible with the area's present and future land uses.</p>	<p>This site abuts another Rural Residential development to the west.</p>
<p>3. The proposed use conforms with all performance standards contained herein.</p>	<p>The dimensional standards for R-R are: <i>a. Minimum Area = 1 acre</i> <i>b. Maximum Area = 10 acres</i> <i>c. Width = 150 feet</i> <i>d. Depth = 100 feet</i></p> <p>The site exceeds the maximum size, but it is anticipated that the future subdivision will comply with these standards.</p>
<p>4. The proposed use will not depreciate the area in which it is proposed.</p>	<p>The site includes wetlands, forested areas, and sloped fields. The developer will be required to delineate the wetlands and design a layout that minimizes impacts on environmental features.</p>
<p>5. The proposed use can accommodate existing public services and will not overburden the City’s service capacity.</p>	<p>The proposed development will be on private wells and septic systems.</p>
<p>6. The proposed use conforms with the City’s water connection and assessment policies or is contiguous to the existing development of a similar zoning.</p>	<p>This site abuts another Rural Residential development to the west and is not served by city sewer or water services.</p>

Public Comments

The city held a public hearing for rezoning application on May 26, 2026, which was attended by 17 residents. The applicant and developer also addressed the Planning Commission. The comments included the following:

- Concern for the preservation of the unique ecosystem on the parcel.
- Concern about traffic on 43rd Ave.

- Concerns development would raise tax values for surrounding properties.
- Concern that future residents may complain about living near a small active feedlot.
- Concern about impacts to the ground water with the installation of wells and septic systems.

Planning Commission Recommendation

The members of the Planning Commission voted to recommend rezoning to the city council with the following conditions, as written in the May 19, 2026, staff report:

1. Prior to sale of PID #81.43155.0529, the existing owners shall plat a transportation easement for the existing driveway, to retain access to 43rd Ave.
2. The existing home site, PID#81.43155.0512 shall also be rezoned from AG-1 to R-R to reflect the lot size as well as avoid potential future land use conflicts with the new rural residential subdivision.
3. The proposed plat includes lots that meet the standards for R-R District.
4. The proposed plat minimizes impacts on wetlands, forests, and other environmental features.
5. The proposed plat meets the requirements for residential development abutting an existing feedlot.

Additional Actions

On May 29, 2026, the applicant met with city staff to further discuss the process and clarify details of their plan moving forward. The developer indicated their intent to file an access agreement and record it with the county before the City Council's action on this matter. An access agreement would remove the need for an easement and would stay in effect until the property is platted.

City staff and the applicants discussed the items that would need to be through subsequent processes to ensure public concerns are addressed.

1. Platting would follow the standard subdivision process and would need to address road access, lot size, stormwater management plans, wetland delineation, and setbacks from the feedlot
2. Stormwater Management Plan needs to be reviewed for compliance with MPCA standards
3. Each home will need to go through site plan review and a building permit process
4. Each well will go through the Department of Health permitting process
5. Each septic system will go through the Stearns County permitting process

On June 9, 2026, the applicant provided the 2015 certificate of survey that shows a recorded 40-foot-wide easement for the driveway and utilities connecting the home site to 43rd Avenue. This satisfies conditions #1 recommended by the planning commission. The applicant is researching the well and septic system concerns, which will be addressed in later processes for platting and building permit.

Updated Recommendation Action

Based on the above analysis, city staff recommend that rezoning from AG-1 to R-R be approved for both PIDs at 21951 43rd Ave. with the following conditions:

1. The developer continues to work with the city staff to ensure any future development minimizes impacts to wetlands, forests, and other environmental features and meets the requirements for residential development abutting an existing feedlot.

Attachments:

- Application
- Certificate of survey c. 2015
- Stearns County Record of easement for driveway
- Ordinance 2026-06 - Rezoning Property to Rural Residential

APPLICATION FOR LAND DEVELOPMENT ACTIVITY



- Preliminary Plat
- Zoning Amendment (map or Text)
- Variance/Appeal
- Administrative Subdivision
- Final Plat
- CUP/IUP
- Easement Vacation
- Other

Applicant's Name [REDACTED] Phone [REDACTED]
 Mailing Address [REDACTED] e-mail address [REDACTED]
 Property Owner's Name (if different) [REDACTED]
 Property Owner's Mailing Address (if different) [REDACTED]

Provide also contact information of Architects, Engineers, Contractors and/or other development professionals on separate page(s) along with a notation of their pertinent licenses

Description of Property: Parcel ID # (PIN) 81.43155.0512 & 81.43155.0529 Current Zoning A-1 Proposed Zoning R-R
 Name of Development: To be determined
 Street Address: 21951 43rd Ave, St. Augusta, MN 56320
 Total Acreage: 128.56 +/- Acreage To Be Developed: 128.56 +/-
 Type of Water Supply: Well Sewage Disposal: Individual SSTS

Proposed Activity including number/size of lots and/or buildings, type of use, public Improvements proposed or need/hardship for Variance. (Attached additional pages if needed)

Create 25-30 new rural residential lots with new roadways. See attached Concept Sketch.

Describe Any Development Constraints such as wetlands, shoreland, floodplain, existing structures/uses, etc. (Attached ADDITION pages if needed)

Wetlands & an adjacent feedlot will affect the location of the future building sites.

Application fee(s) due at the time of application; fee schedule is available on the city's website or by calling city hall. In addition to the application fee, any consultation fees charged for the review of this permit (Engineering, Legal or similar outside professionals) shall be the responsibility of the applicant and will be forwarded by the City to the applicant for payment. The City reserves the right to hold any and all final approvals or authorizations for proceeding on activities related to this application until such payments are made in full to the City of St. Augusta.

Signatures: *Cheryl L. Golemi Sid* *Sam J. Dolo* 4/07/2026
 Property Owner Date Applicant Date

LEGAL DESCRIPTION

The Northeast Quarter (NE1/4) of Section 28, Township 123, Range 28, Stearns County, Minnesota, excepting therefrom the South 933.5 feet of the East 933.5 feet of the Southeast Quarter of the Northeast Quarter (SE1/4 NE1/4) of said Section 28; and also excepting therefrom the West 581.75 feet of the East 1515.25 feet of the South Half of the Northeast Quarter (S1/2 NE1/4) of said Section 28; and also excepting therefrom that part of the North Half of the Northeast Quarter (N1/2 NE1/4) of said Section 28, lying northerly and easterly of a line described as beginning at a point on the east line of said N1/2 NE1/4 distant 200.00 feet south of the northeast corner thereof; thence West, parallel with the north line of said N1/2 NE1/4, for 476.86 feet; thence southwesterly deflecting 18° 13' 23" to the left for 922.18 feet; thence northeasterly deflecting 90° 04' 20" to the right for 513.89 feet to the north line of said N1/2 NE1/4 and there terminating.

TOGETHER WITH that part of the Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, lying easterly of KOSHIOL BROTHERS ADDITION, a recorded plat thereof, and as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184, excepting therefrom that part described as follows: Commencing at the southwest corner of said SE1/4 NW1/4; thence easterly along the south line of said SE1/4 NW1/4 for 744.94 feet to the southeast corner of said KOSHIOL BROTHERS ADDITION, said point being the point of beginning; thence continue easterly along the last described south line 340.74 feet; thence northerly, deflecting to the left 90 degrees 00 minutes 00 seconds 589.72 feet; thence westerly, deflecting to the left 90 degrees 00 minutes 00 seconds 444.05 feet, to the easterly line of said KOSHIOL BROTHERS ADDITION, as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184; thence southerly along the last described easterly line of KOSHIOL BROTHERS ADDITION, 618.39 feet, more or less, to the point of beginning.

Containing 128.9 acres, more or less.

OFFICE OF COUNTY RECORDER
STEARNS COUNTY, MINNESOTA

Document: A1448150

Certified, Filed, and/or Recorded on

July 20, 2015 3:41 PM

DIANE GRUNDHOEFER
STEARNS COUNTY RECORDER



1448150

NO DELINQUENT TAXES AND
TRANSFER ENTERED

DATE 7/20/2015

AUDITOR Randy R. Schriefel

DEPUTY Roxann Uhde
81.43155.0510 SPLIT 81.43155.0525SPLIT

ecrv 375871

WARRANTY DEED
Individual(s) to Joint Tenants

Minnesota Uniform Conveyancing Blanks
Form 10.1.5 (2006)

DEED TAX DUE: \$ 89.10

DATE: 6-30-15

FOR VALUABLE CONSIDERATION, ARTHUR J. LOEHRER AND MARY ANN LOEHRER HUSBAND AND WIFE, ("Grantor"), hereby conveys and warrants to CHRISTOPHER R. SIS AND JOLENE M. SIS, ("Grantee"), as joint tenants, real property in STEARNS County, MINNESOTA legally described as follows:

SEE ATTACHED EXHIBIT A

Check here if all or part of the described real property is Registered (Torrens)

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

Check applicable box:

- The Seller certifies that the Seller does not know of any wells on the described real property.
- A well disclosure certificate accompanies this document.
- I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

Arthur J. Loehrer
Arthur J. Loehrer

Mary Ann Loehrer
Mary Ann Loehrer

EXHIBIT "A"

/ The North 660 feet of the West 660 feet of the Northwest Quarter of the Northeast Quarter, Section 28, Township 123, Range 28.

And

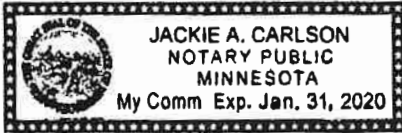
The East 310.00 feet of the West 970.00 feet of the North 200.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, less and except that part of the North 660.00 feet of the West 660.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, described as follows: Beginning at the southeast corner of said North 660.00 feet of the West 660.00 feet of the NW1/4NE1/4; thence North 89 degrees 43 minutes 51 seconds West, along the south line of said North 660 feet of the West 660 feet of the NW1/4NE1/4, for 240.00 feet; thence North 00 degrees 16 minutes 09 seconds East 175.00 feet; thence North 55 degrees 02 minutes 35 seconds East 284.42 feet, to the east line of said North 660.00 feet of the West 660.00 feet of the NW1/4NE1/4; thence South 01 degrees 01 minutes 33 seconds East, along the last described east line, for 339.14 feet to the point of beginning.

Together with an easement for ingress and egress described as follows: A 40.00 feet wide perpetual easement for ingress, egress, and utility purposes over, under and across that part of the North Half of the Northeast Quarter (N1/2NE1/4) of Section 28, Township 123, Range 28, Stearns County, Minnesota. The centerline of said easement being described as follows: Commencing at the northeast corner of said Section 28; thence South 01 degree 06 minutes 56 seconds East, assumed bearing along the east line of the Northeast Quarter of said Section 28, for 237.00 feet to the point of beginning; thence North 89 degrees 18 minutes 30 seconds West 380.96 feet; thence westerly 199.40 feet along a tangential curve concave to the south, having a radius of 500.00 feet and a central angle 22 degrees 51 minutes 00 seconds; thence South 67 degrees 50 minutes 30 seconds West, tangent to the last described curve 211.16 feet; thence westerly 235.33 feet along a tangential curve concave to the north, having a radius of 2000.00 feet and a central angle of 6 degrees 44 minutes 30 seconds; thence South 74 degrees 35 minutes 00 seconds West, tangent to the last described curve 265.05 feet; thence westerly 133.05 feet along a tangential curve concave to the north, having a radius of 400.00 feet and a central angle of 19 degrees 03 minutes 30 seconds; thence North 86 degrees 21 minutes 30 seconds West, tangent to the last described curve 99.91 feet; thence westerly 83.34 feet along a tangential curve concave to the north, having a radius of 300.00 feet and a central angle of 15 degrees 55 minutes 00 seconds; thence North 70 degrees 26 minutes 30 seconds West, tangent to the last described curve 167.69 feet; thence westerly 70.02 feet along a tangential curve concave to the south, having a radius of 200.00 feet and a central angle of 20 degrees 03 minutes 30 seconds; thence South 89 degrees 30 minutes 00 seconds West, tangent to the last described curve 30.14 feet; thence westerly 44.57 feet along a tangential curve concave to the south, having a radius of 135.60 feet and a central angle of 18 degrees 50 minutes 00 seconds; thence westerly and northerly 49.53 feet along a reverse curve concave to the northeast, having a radius of 30.00 feet and a central angle of 94 degrees 36 minutes 00 seconds; thence North 14 degrees 44 minutes 00 seconds West, tangent to the last described curve 221.65 feet to a point on the south line of the East 310.00 feet of the West 970.00 feet of the North 200.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4NE1/4), of said Section 28, distant 58.91 feet easterly of the southwest corner thereof, and there terminating.

STATE OF MINNESOTA
COUNTY OF ITASCA

} ss.

This instrument was acknowledged before me on June 30, 2015, by
Arthur J. Loehrer and Mary Ann Loehrer husband and wife



THIS INSTRUMENT WAS DRAFTED BY:

Heartland Title, LLC
18 15th Ave S
Saint Cloud, MN 56301
(320)253-8860
File No. 1545203

Jackie A. Carlson

Title and Rank: Loan Processor

My commission expires: Jan 31, 2015
2020

TAX STATEMENTS FOR THE REAL PROPERTY
DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:

Christopher R. Sis and Jolene M. Sis

2409 Topaz Street
Saint Cloud, MN 56301

WELL DISCLOSURE OF GRANTEE IN DEED
Pursuant to Contract for Deed

Minnesota Uniform Conveyancing Blanks
Form 10.7.1 (2008)

DATE: 7/8/15

Check applicable box:

- The Seller certifies that the Seller does not know of any wells on the described real property.
- A well disclosure certificate accompanies this document.
- I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantee

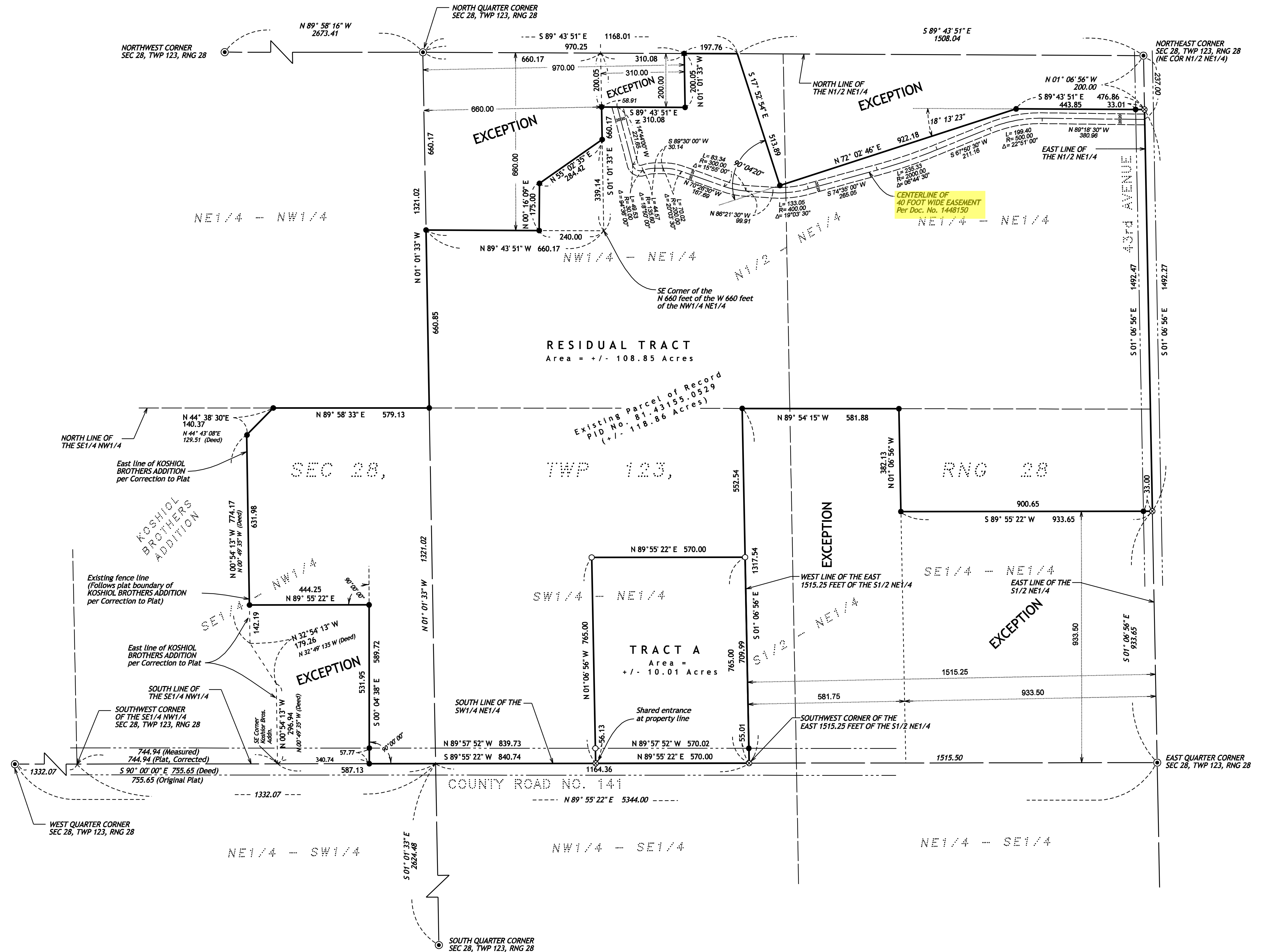
Christopher R. Sis
CHRISTOPHER R. SIS

Jolene M. Sis
JOLENE M. SIS

Note: This form cannot be recorded independently. It must be attached to a deed given pursuant to a contract for deed.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE STEARNS COUNTY COORDINATE SYSTEM NAD 83 (1996 HARN ADJ.)

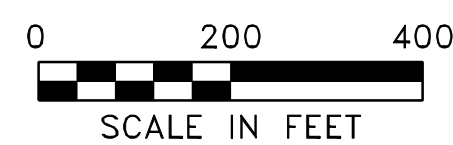


SURVEYOR'S NOTE:

The plat of KOSHIOL BROTHERS ADDITION abuts the westerly boundary of the premises property. A Certificate of Correction for said KOSHIOL BROTHERS ADDITION was prepared, approved, and recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184. This Certificate of Correction corrects some errors that were made in the dimensions on the plat. Said Certificate of Correction has been accounted for on this survey.

The current deed of record describing the subject property calls out for a distance of 755.65 feet from the southwest corner of the SE1/4 NW1/4 to the point of beginning (Being the southwest corner of the subject property). This same dimension is also noted on the original plat of KOSHIOL BROTHERS ADDITION as being 755.65 feet. This dimension was later revised to be 744.94 feet which matches the location of the found property corner monuments per plat correction.

- DENOTES: SET IRON PIPE WITH CAP STAMPED "DELEO 40341"
- ⊗ DENOTES: SET MAGNETIC "PK" NAIL
- DENOTES: FOUND IRON MONUMENT
- ⊙ DENOTES: FOUND GOVERNMENT SECTION CORNER MONUMENT



NO.	REVISIONS AS OF	DATE

KRAMER LEAS DELEO
SURVEYING • ENGINEERING • PLANNING
BRAINERD ST. CLOUD

13 North 11th Avenue
St. Cloud, MN 56303
320-259-1266

I HEREBY CERTIFY THAT THIS PLAN, SURVEY, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Signature: *Samuel J. DeLeo* 12/29/2022
Samuel J. DeLeo, MN License No. 40341 Date

PROJECT NO. SISCH2201

CERTIFICATE OF SURVEY
Survey for Administrative Subdivision

Christopher & Jolene Sis
PID No. 81.43155.0529

City of St. Augusta, County of Stearns, State of Minnesota
Located in Section 28, Township 123 North, Range 28 West

LEGAL DESCRIPTIONS

Existing PID 81.43155.0529

The Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4) of Section 28, Township 123, Range 28; less that part of the SE1/4 NW1/4 of Section 28, Township 123, Range 28 which lies west of the following described line:
Commencing at the southwest corner of said SE1/4 NW 14;
thence South 90° 00' 00" East (assumed bearing) along the south line of said SE1/4 NW1/4 for 755.65 feet to the point of beginning of the line to be described;
thence North 00° 49' 35" West for 296.94 feet;
thence North 32° 49' 35" West for 179.26 feet;
thence North 00° 49' 35" West for 774.17 feet;
thence North 44° 43' 08" East for 129.51 feet to the north line of said SE1/4 NW1/4 and there terminating.

ALSO LESS that part of the Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, lying easterly of KOSHIOL BROTHERS ADDITION, a recorded plat thereof, and as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184 described as follows:
Commencing at the southwest corner of said SE1/4 NW1/4; thence easterly along the south line of said SE1/4 NW1/4 for 744.94 feet to the southeast corner of said KOSHIOL BROTHERS ADDITION, said point being the point of beginning;
thence continue easterly along the last described south line 340.74 feet;
thence northerly, deflecting to the left 90 degrees 00 minutes 00 seconds 589.72 feet;
thence westerly, deflecting to the left 90 degrees 00 minutes 00 seconds 444.05 feet, to the easterly line of said KOSHIOL BROTHERS ADDITION, as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184;
thence southerly along the last described easterly line of KOSHIOL BROTHERS ADDITION, 618.39 feet, more or less to the point of beginning.

TOGETHER WITH the Northeast Quarter (NE1/4) of Section 28, Township 123, Range 28.

EXCEPTING the North 660 feet of the West 660 feet of the Northwest Quarter of the Northeast Quarter, Section 28, Township 123, Range 28, less and except that part of the North 660.00 feet of the West 660.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, described as follows:
Beginning at the southeast corner of said North 660.00 feet of the West 660.00 feet of the NW1/4 NE1/4;
thence North 89 degrees 43 minutes 51 seconds West, along the south line of said North 660 feet of the West 660 feet of the NW1/4 NE1/4, for 240.00 feet;
thence North 00 degrees 16 minutes 09 seconds East 175.00 feet;
thence North 55 degrees 02 minutes 35 seconds East 284.42 feet, to the east line of said North 660.00 feet of the West 660.00 feet of the NW1/4 NE1/4;
thence South 01 degree 01 minute 33 seconds East, along the last described east line, for 339.14 feet to the point of beginning.

ALSO EXCEPTING the East 310.00 feet of the West 970.00 feet of the North 200.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota.

ALSO EXCEPTING the South 933.5 feet of the East 933.5 feet of the SE1/4 NE1/4 of Section 28, Township 123, Range 28.

ALSO EXCEPTING the West 581.75 feet of the East 1515.25 feet of the S1/4 NE1/4 of Section 28, Township 123, Range 28.

ALSO EXCEPTING that part of the North Half of the Northeast Quarter of Section 28, Township 123, Range 28, Stearns County, Minnesota, lying North of a line described as beginning at a point on the East line of said N1/2 NE1/4 distant 200.00 feet South of the northeast corner thereof; thence West, parallel with the north line of said N1/2 NE1/4, for 476.86 feet; thence southwesterly deflecting 18° 13' 23" to the left for 922.18 feet; thence northeasterly deflecting 90° 04' 20" to the right for 513.89 feet to the north line of said N1/2 NE1/4 and there terminating.
All in Stearns County, Minnesota.

Tract A

That part of the Southwest Quarter of the Northeast Quarter (SW1/4 NE1/4) of Section 28, Township 123 North, Range 28 West, Stearns County, Minnesota, described as follows:
Beginning at the southwest corner of the East 1515.25 feet of the South Half of the Northeast Quarter (S1/2 NE1/4) of said Section 28;
thence North 89 degrees 55 minutes 22 seconds East, assumed bearing, along the south line of said SW1/4 NE1/4, for 570.00 feet;
thence North 01 degrees 06 minutes 56 seconds West, parallel with the east line of said S1/2 NE1/4, for 765.00 feet;
thence North 89 degrees 55 minutes 22 seconds East, parallel with last described south line, for 570.00 feet to the west line of the East 1515.25 feet of said S1/2 NE1/4;
thence South 01 degrees 06 minutes 56 seconds East, along last described west line 765.00 feet to the point of beginning.

Residual Tract

The Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4) of Section 28, Township 123, Range 28; less that part of the SE1/4 NW1/4 of Section 28, Township 123, Range 28 which lies west of the following described line:
Commencing at the southwest corner of said SE1/4 NW 14;
thence South 90° 00' 00" East (assumed bearing) along the south line of said SE1/4 NW1/4 for 755.65 feet to the point of beginning of the line to be described;
thence North 00° 49' 35" West for 296.94 feet;
thence North 32° 49' 35" West for 179.26 feet;
thence North 00° 49' 35" West for 774.17 feet;
thence North 44° 43' 08" East for 129.51 feet to the north line of said SE1/4 NW1/4 and there terminating.

ALSO LESS that part of the Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, lying easterly of KOSHIOL BROTHERS ADDITION, a recorded plat thereof, and as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184 described as follows:
Commencing at the southwest corner of said SE1/4 NW1/4; thence easterly along the south line of said SE1/4 NW1/4 for 744.94 feet to the southeast corner of said KOSHIOL BROTHERS ADDITION, said point being the point of beginning;
thence continue easterly along the last described south line 340.74 feet;
thence northerly, deflecting to the left 90 degrees 00 minutes 00 seconds 589.72 feet;
thence westerly, deflecting to the left 90 degrees 00 minutes 00 seconds 444.05 feet, to the easterly line of said KOSHIOL BROTHERS ADDITION, as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184;
thence southerly along the last described easterly line of KOSHIOL BROTHERS ADDITION, 618.39 feet, more or less to the point of beginning.

TOGETHER WITH the Northeast Quarter (NE1/4) of Section 28, Township 123, Range 28.

EXCEPTING the North 660 feet of the West 660 feet of the Northwest Quarter of the Northeast Quarter, Section 28, Township 123, Range 28, less and except that part of the North 660.00 feet of the West 660.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, described as follows:
Beginning at the southeast corner of said North 660.00 feet of the West 660.00 feet of the NW1/4 NE1/4;
thence North 89 degrees 43 minutes 51 seconds West, along the south line of said North 660 feet of the West 660 feet of the NW1/4 NE1/4, for 240.00 feet;
thence North 00 degrees 16 minutes 09 seconds East 175.00 feet;
thence North 55 degrees 02 minutes 35 seconds East 284.42 feet, to the east line of said North 660.00 feet of the West 660.00 feet of the NW1/4 NE1/4;
thence South 01 degree 01 minute 33 seconds East, along the last described east line, for 339.14 feet to the point of beginning.

ALSO EXCEPTING the East 310.00 feet of the West 970.00 feet of the North 200.00 feet of the Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota.

ALSO EXCEPTING the South 933.5 feet of the East 933.5 feet of the SE1/4 NE1/4 of Section 28, Township 123, Range 28.


ALSO EXCEPTING the West 581.75 feet of the East 1515.25 feet of the S1/4 NE1/4 of Section 28, Township 123, Range 28.

ALSO EXCEPTING that part of the North Half of the Northeast Quarter of Section 28, Township 123, Range 28, Stearns County, Minnesota, lying North of a line described as beginning at a point on the East line of said N1/2 NE1/4 distant 200.00 feet South of the northeast corner thereof; thence West, parallel with the north line of said N1/2 NE1/4, for 476.86 feet; thence southwesterly deflecting 18° 13' 23" to the left for 922.18 feet; thence northeasterly deflecting 90° 04' 20" to the right for 513.89 feet to the north line of said N1/2 NE1/4 and there terminating.

ALSO EXCEPTING that part of the Southwest Quarter of the Northeast Quarter (SW1/4 NE1/4) of Section 28, Township 123 North, Range 28 West, Stearns County, Minnesota, described as follows:
Beginning at the southwest corner of the East 1515.25 feet of the South Half of the Northeast Quarter (S1/2 NE1/4) of said Section 28;
thence North 89 degrees 55 minutes 22 seconds East, assumed bearing, along the south line of said SW1/4 NE1/4, for 570.00 feet;
thence North 01 degrees 06 minutes 56 seconds West, parallel with the east line of said S1/2 NE1/4, for 765.00 feet;
thence North 89 degrees 55 minutes 22 seconds East, parallel with last described south line, for 570.00 feet to the west line of the East 1515.25 feet of said S1/2 NE1/4;
thence South 01 degrees 06 minutes 56 seconds East, along last described west line 765.00 feet to the point of beginning.

All in Stearns County, Minnesota.

NO.	REVISIONS AS OF	DATE



13 North 11th Avenue
St. Cloud, MN 56303
320-259-1266

KRAMER LEAS DELEO
SURVEYING • ENGINEERING • PLANNING
BRAINERD ST. CLOUD

I HEREBY CERTIFY THAT THIS PLAN, SURVEY, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Signature: *Samuel J. DeLeo* 12/29/2022
Samuel J. DeLeo, MN License No. 40341 Date

PROJECT NO. SISCH2201

CERTIFICATE OF SURVEY

Survey for Administrative Subdivision

Christopher & Jolene Sis
PID No. 81.43155.0529
City of St. Augusta, County of Stearns, State of Minnesota
Located in Section 28, Township 123 North, Range 28 West

**CITY OF ST. AUGUSTA
STEARNS COUNTY, MINNESOTA**

ORDINANCE NO. 2026-06

AN ORDINANCE AMENDING THE CITY OF ST. AUGUSTA ZONING MAP BY REZONING CERTAIN PROPERTY FROM AG-1 AGRICULTURAL TO R-R RURAL RESIDENTIAL

SECTION 1. PURPOSE

The purpose of this Ordinance is to amend the official zoning map of the City of St. Augusta to rezone certain property from AG-1 Agricultural to R-R Rural Residential to allow rural residential development consistent with the City's Comprehensive Plan.

SECTION 2. PROPERTY DESCRIPTION

The property subject to this rezoning (the "Property") is described as follows:

PID: 81431550512 and 81.43155.0529

Address: 21951 43rd Ave

The Northeast Quarter (NE1/4) of Section 28, Township 123, Range 28, Stearns County, Minnesota, excepting therefrom the South 933.5 feet of the East 933.5 feet of the Southeast Quarter of the Northeast Quarter (SE1/4 NE1/4) of said Section 28; and also excepting therefrom the West 581.75 feet of the East 1515.25 feet of the South Half of the Northeast Quarter (S1/2 NE1/4) of said Section 28; and also excepting therefrom that part of the North Half of the Northeast Quarter (N1/2 NE1/4) of said Section 28, lying northerly and easterly of a line described as beginning at a point on the east line of said N1/2 NE1/4 distant 200.00 feet south of the northeast corner thereof; thence West, parallel with the north line of said N1/2 NE1/4, for 476.86 feet; thence southwesterly deflecting 18° 13' 23" to the left for 922.18 feet; thence northeasterly deflecting 90° 04' 20" to the right for 513.89 feet to the north line of said N1/2 NE1/4 and there terminating.

TOGETHER WITH that part of the Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4), Section 28, Township 123, Range 28, Stearns County, Minnesota, lying easterly of KOSHIOL BROTHERS ADDITION, a recorded plat thereof, and as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184, excepting therefrom that part described as follows: Commencing at the southwest corner of said SE1/4 NW1/4; thence easterly along the south line of said SE1/4 NW1/4 for 744.94 feet to the southeast corner of said KOSHIOL BROTHERS ADDITION, said point being the point of beginning; thence continue easterly along the last described south line 340.74 feet; thence northerly, deflecting to the left 90 degrees 00 minutes 00 seconds 589.72 feet; thence westerly, deflecting to the left 90 degrees 00 minutes 00 seconds 444.05 feet, to the easterly line of said KOSHIOL BROTHERS ADDITION, as corrected by the Certificate of Correction recorded on March 28, 1989 as Doc. No. 654341 in Plat Cabinet C, No. 184; thence southerly along the last described easterly line of KOSHIOL BROTHERS ADDITION, 618.39 feet, more or less, to the point of beginning.

Containing 128.9 acres, more or less

SECTION 3. FINDINGS OF FACT

The City Council hereby makes the following findings:

1. The City has received a request to rezone the Property from AG-1 Agricultural to R-R Rural Residential.
2. The Planning Commission held a duly noticed public hearing on May 26, 2026, in accordance with Minnesota law and City Code.
3. The Planning Commission recommended approval of the rezoning request.
4. The proposed rezoning is consistent with the City of St. Augusta Comprehensive Plan, which guides this area for agricultural or rural residential uses. This parcel is not in an area planned for future public water and sewer service and is outside of the Transitional Overlay District.
5. The Property is suitable for rural residential development based on:
 - o This site abuts another Rural Residential development to the west.
 - o The site includes wetlands, forested areas, and sloped fields that are being farmed nor suitable for urban development.
6. The rezoning will not adversely affect the health, safety, or general welfare of the community.
7. The proposed development will be on private wells and septic systems.

SECTION 4. REZONING

The official zoning map of the City of St. Augusta is hereby amended as follows:

- The Property described in Section 2 is hereby rezoned from: AG-1 Agricultural TO R-R Rural Residential

SECTION 5. ZONING MAP UPDATE

The City Administrator is directed to update the official zoning map of the City of St. Augusta to reflect the rezoning approved by this Ordinance.

SECTION 7. EFFECTIVE DATE AND SUMMARY PUBLICATION AUTHORITY

This Ordinance shall take effect upon its passage and publication according to law. The City will publish a summary version of this Ordinance.

Approved by the St. Augusta City Council this _____ day of _____, 2026.

Jeff Schmitz, Mayor

Jennifer Nash, City Administrator