

BRING YOUR DREAMS.



City of Brookings
Meeting Agenda - Final
City Council

Brookings City Council
Brookings City & County
Government Center
520 3rd St., Suite 230
Brookings, SD 57006
Phone: (605) 692-6281

"We are an inclusive, diverse, connected community that fuels the creative class, embraces sustainability and pursues a complete lifestyle. We are committed to building a bright future through dedication, generosity and authenticity. Bring your dreams!"

Tuesday, December 16, 2025

6:00 PM

Council Chambers

The City of Brookings is committed to providing a high quality of life for its citizens and fostering a diverse economic base through innovative thinking, strategic planning, and proactive, fiscally responsible municipal management.

6:00 PM REGULAR MEETING

1. Call to Order / Pledge of Allegiance.
2. Record of Council Attendance.
3. Action to approve the agenda.
4. Open Forum.

At this time, any member of the public may make a brief announcement or invitation, or request time on the agenda for an item not listed. Items to be added to the agenda will be scheduled at the end of the meeting. Individuals will state their name and city of residence for the record. Public Comment is limited to a maximum of three minutes per person. The comments and views expressed by the public are those of the speakers and do not necessarily reflect the views or positions of the City of Brookings or City Council.

5. Consent Agenda:

Action: Motion to Approve, Request Public Comment, Roll Call

Matters appearing on the Consent Agenda are expected to be non-controversial and will be acted upon by the Council at one time, without discussion. At the request of any one Council Member or the City Manager, an item may be removed from the Consent Agenda and placed on the regular agenda whenever additional discussion on an item is necessary. Items removed from the Consent Agenda will be discussed at the beginning of the formal items.

- 5.A.** [ID 25-0547](#) Action to approve City Council meeting minutes.

Attachments: [12/09/2025 CC Minutes](#)

- 5.B. [RES 25-091](#) Action on Resolution 25-091, a Resolution declaring surplus property for the City of Brookings.

Attachments: [Memo](#)
 [Resolution](#)

- 5.C. [ID 25-0550](#) Action to abate property taxes in the amount of \$1,999.78 for Parcel #40999-00005-030-00, also known as 2110 22nd Avenue South, #30.

Attachments: [Abatement Application](#)
 [Location Map](#)

- 5.D. [ID 25-0551](#) Action on an appointment to the Sustainability Council: Madalynn Graham.

- 5.E. [RES 25-103](#) Action on Resolution 25-103, a Resolution Approving an Agreement with the Brookings Regional Humane Society for the Care and Disposition of Impounded Animals.

Attachments: [Memo](#)
 [Resolution](#)
 [Agreement](#)

Action: Motion, Request Public Comment, Roll Call

6. Presentations/Reports:

- 6.A. [ID 25-0546](#) Introduction of promoted City of Brookings employee.

7. Contracts/Change Orders:

- 7.A. [RES 25-090](#) Action on Resolution 25-090, a Resolution Rejecting All Bids for the Edgebrook Golf Course Water-Sourcing Project.

Attachments: [Memo](#)
 [Resolution](#)
 [Banner and Associates Letter](#)
 [Bid Tab](#)

Action: Motion, Request Public Comment, Roll Call

- 7.B. [RES 25-095](#) Action on Resolution 25-095, a Resolution Authorizing the City of Brookings to enter into an Agreement for Edgebrook Golf Course Clubhouse Management Services.

Attachments: [Memo](#)
 [Resolution](#)
 [Management Agreement](#)

Action: Motion, Request Public Comment, Roll Call

- 7.C. [RES 25-107](#) Action on Resolution 25-107, a Resolution authorizing Change Order No. 1 for 2025-08STI Asphalt Maintenance Project; Bowes Construction, Inc.

Attachments: [Memo](#)
[Resolution](#)
[Map](#)

8. Ordinance First Readings:

No vote is required on the first reading of an Ordinance. The title of the Ordinance is read. Public Comment and Council discussion is permitted. The date for the second reading or public hearing is announced.

- 8.A. [ORD 25-046](#) Introduction and First Reading on Ordinance 25-046, an Ordinance Pertaining to a Conditional Use Permit to Establish a Concrete, Asphalt and Rock Crushing Facility in an Industrial I-1 Light District (21625 471st Avenue). Public Hearing and Action: January 13, 2026.

Attachments: [Memo](#)
[Ordinance](#)
[Hearing Notice - City Council](#)
[Hearing Notice - Planning Commission](#)
[Planning Commission Minutes](#)
[Conditional Use Permit Application](#)
[Location Map](#)
[Zoning Map](#)
[Site Plan](#)
[Traffic and Dust Plans](#)

9. Public Hearings and Second Readings:

- 9.A. [ORD 25-042](#) Second Reading and Action on Ordinance 25-042, an Ordinance Authorizing Budget Amendment No. 9 to the 2025 Budget.

Attachments: [Memo](#)
[Ordinance](#)

Action: Motion, Request Public Comment, Roll Call

Legislative History

12/9/25 City Council read into the record

- 9.B. [RES 25-098](#) Public Hearing and Action on Resolution 25-098, a Resolution of Intent to Lease Real Property just west of the Brookings Regional Airport.

Attachments: [Memo](#)[Resolution](#)[Notice](#)[Map](#)*Action: Motion, Open & Close Public Hearing, Roll Call*

- 9.C.** [RES 25-093](#) Public Hearing and Action on Resolution 25-093, a Resolution authorizing the City Manager to enter into a 10-year On-Sale Wine Operating Agreement with Commonwealth Gaming & Holdings, Co., Inc., dba Deuces Casino, Suite 105D.

Attachments: [Memo](#)[Resolution](#)[Operating Agreement](#)[Legal Notice](#)[Location Map](#)*Action: Motion, Open & Close Public Hearing, Roll Call*

- 9.D.** [RES 25-094](#) Public Hearing and Action on Resolution 25-094, a Resolution to Annex Block 1 Mills Third Addition in the Northwest Quarter of Section 6, Township 109 North, Range 49 West, Excluding Lots H-1 and H-2 in Brookings County, South Dakota.

Attachments: [Memo](#)[Resolution](#)[Hearing Notice - City Council](#)[Hearing Notice - Planning Commission](#)[Planning Commission Minutes](#)[Location Map](#)[Annexation Petition](#)[Annexation Priority Map](#)*Action: Motion, Open & Close Public Hearing, Roll Call***10. Other Business:**

- 10.A.** [RES 25-097](#) Action on Resolution 25-097, a Resolution Authorizing the Extension of an Agreement to Transfer Real Property to the Brookings Economic Development Corporation for Economic Development Purposes

Attachments: [Memo](#)[Resolution](#)[Location Map](#)[Forbearance Agreement](#)*Action: Motion, Request Public Comment, Roll Call*

- 11.** [ID 25-0548](#) City of Brookings Progress Report.

Attachments: [Progress Report](#)

12. City Council member introduction of topics for future discussion.

Any Council Member may request discussion of any topic at a future meeting. Items cannot be added for action at this meeting. A motion and second is required which states the topic, requested outcome, and time frame. A majority vote is required.

13. Adjourn.

*Brookings City Council: Oepke G.Niemeyer, Mayor; Nick Wendell, Deputy Mayor
Council Members Wayne Avery, Holly Tilton Byrne, Bonny Specker, Brianna Doran, Lisa Hager*

Brookings City Council Staff:

*Paul M. Briseno, City Manager Bonnie Foster, City Clerk
J. Vincent Jones, Attorney-at-Law, Woods, Fuller, Shultz and Smith P.C.*

Public Comment is limited to a maximum of three minutes per person. Individuals will give their name and city of residence for the record. Public Comment may be submitted prior to the meeting by the following means: 1) Email comments to the City Clerk (cityclerk@cityofbrookings-sd.gov), or 2) participate remotely. Comments provided will become part of the official record and subject to review by all parties and the public. The comments and views expressed by the public are those of the speakers and do not necessarily reflect the views or positions of the City of Brookings or City Council.

Meetings are broadcast live and recorded. Go to www.cityofbrookings-sd.gov for more information. Government Channel Rebroadcast Schedule: Wednesday 1:00 pm / Thursday 7:00 pm / Friday 9:00 pm / Saturday 1:00 pm (Swiftel Channel 20 / MediaCom Channel 9)

Upon request, accommodations for meetings will be provided for persons with disabilities. Please contact the City ADA Coordinator at (605) 692-6281 at least three (3) business days in advance of the meeting.