

BROOKINGS CITY COUNCIL
July 30, 2026

The Brookings City Council held a meeting Thursday, July 30, 2026 at 6:00 PM, at the Brookings City & County Government Center, Chambers, with the following City Council members present: Deputy Mayor Nick Wendell, and Council Members Wayne Avery, Brianna Doran, Lisa Hager, and Bonny Specker. Absent: Mayor Oepke Niemeyer and Council Member Holly Tilton Byrne. City Manager Paul Briseno, City Attorney J. Vince Jones, and City Clerk Bonnie Foster were also present.

Agenda. A motion was made by Council Member Doran, seconded by Council Member Specker, to approve the agenda. The motion carried by the following vote: Yes: 5 - Avery, Doran, Hager, Specker, and Wendell. Absent: 2 - Niemeyer and Tilton Byrne.

Consent Agenda. A motion was made by Council Member Hager, seconded by Council Member Doran, that the consent agenda be approved. The motion carried by the following vote: Yes: 5 - Avery, Doran, Hager, Specker, and Wendell. Absent: 2 - Niemeyer and Tilton Byrne.

A. Action to approve the July 14, 2026 City Council Minutes.

B. Action on Temporary Alcohol / Special Event Alcoholic Beverage Licenses from existing alcohol license holders: Sodexo Catering (License Holder RB-28249 and RW-28251): SDSU TL26-072, SDSU TL26-073, SDSU TL26-074, SDSU TL26-075, SDSU TL26-076, SDSU TL26-077, SDSU TL26-078, SDSU TL26-079, SDSU TL26-080, SDSU TL26-081, SDSU TL26-082, SDSU TL26-083, SDSU TL26-084.

Proclamation: Americans with Disabilities Act Day. Deputy Mayor Wendell presented a Proclamation recognizing July 26, 2026 as Americans with Disabilities Act Day. Mark Sternhagen, Brookings Disabilities Awareness Commission member, accepted the Proclamation.

MAYORAL PROCLAMATION

WHEREAS, the Americans with Disabilities Act (ADA) was passed on July 26, 1990, as the first comprehensive declaration of equality for people with disabilities and protects rights in all aspects of employment, in accessing public services, and guaranteeing access to private establishments; and

WHEREAS, the goals of the community aligns with providing people with disabilities with the opportunities and support to achieve full integration and inclusion in society, in an individualized manner; and

WHEREAS, disability is a natural part of the human experience that does not diminish the right to enjoy the opportunity to live independently, enjoy self-determination, make choices, contribute to society, and experience full integration and inclusion with necessary services and supports.

NOW, THEREFORE, BE IT RESOLVED, that I, Oepke G. Niemeyer, Mayor of the City of Brookings, do hereby proclaim July 26, 2026 as Americans with Disabilities Act Day, and call upon the people of Brookings to:

1. Recognize and celebrate the progress that has been made by reaffirming the principals of equality and inclusion and recommitting our efforts to reach full ADA compliance for people with disabilities in the City of Brookings; and
2. Continue advocating for full inclusion and equity of individuals with disabilities in all aspects of society.

Reports: Ex-Officio Reports. A Brookings Health Systems Board of Trustees report was presented by Council Member Specker.

Report: 2025 Annual Comprehensive Financial Report and Audit Summary. Eide Bailly partner Brian Stavenger presented an overview of the audit results as well as additional analysis regarding the City's financial position at the end of 2025. The City of Brookings engaged with Eide Bailly, LLP to perform an independent audit of the 2025 Financial Statements and prepare the Annual Comprehensive Financial Report.

FIRST READING - Ordinance 26-018. Introduction and First Reading was held on Ordinance 26-018, an Ordinance Pertaining to a Conditional Use Permit to Establish Off-Street Parking, Off Site in a Residence R-2 Two-Family District (816 and 820 9th Avenue). Public Hearing and Action: August 11, 2026.

FIRST READING - Ordinance 26-023. Introduction and First Reading was held on Ordinance 26-023, an Ordinance to Change the Zoning within the City of Brookings (Lots 4, 4A, 5, 5A, 6, 6A, Lot 7, Excluding the South 106 Feet, and Lot 7A in Block 1 of Third Addition from a Business B-4 Highway District to a Business B-2 District.). Public Hearing and Action: August 11, 2026.

Ordinance 26-022. A motion was made by Council Member Specker, seconded by Council Member Doran, that Ordinance 26-022, an Ordinance Authorizing Budget Amendment No. 5 to the 2026 Budget, be approved. The motion carried by the following vote: Yes: 5 - Avery, Doran, Hager, Specker, and Wendell. Absent: 2 - Niemeyer and Tilton Byrne.

Resolution 26-041. A public hearing was held on Resolution 26-041, a Resolution of Intent to Lease Real Property to RTI, LLC. A motion was made by Council Member Hager, seconded by Council Member Specker, that Resolution 26-041 be approved. The motion carried by the following vote: Yes: 5 - Avery, Doran, Hager, Specker, and Wendell. Absent: 2 - Niemeyer and Tilton Byrne.

RESOLUTION 26-041 - RESOLUTION OF INTENT
TO LEASE REAL PROPERTY TO RTI, LLC.

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF BROOKINGS,

SOUTH DAKOTA that the City of Brookings intends to enter into a lease agreement with RTI, LLC., on a month-to-month basis terminating on or before December 31, 2026 and pertaining to the following described property: Research & Technology Center – 801 32nd Avenue. The Lease will be an amount of Ten (\$10.00) Dollars per square foot for Unit 1 and Unit 2 based upon the occupancy of 10,957 square feet, and at a rate of Four (\$4.00) Dollars per square foot for Unit 3, based upon the occupancy of 2,134 square feet, for the total annual sum of One Hundred Eighteen Thousand One Hundred and Six Dollars (\$118,106) to be payable in equal monthly installments of Nine Thousand Eight Hundred Forty-Two Dollars and Seventeen Cents (\$9,842.17)

BE IT NOTED, that a Public Hearing on this Resolution was held on July 28, 2026 at 6:00 o'clock P.M. at the Brookings City & County Government Center and that all persons were given an opportunity to be heard on the intent to lease real property.

BE IT FURTHER NOTED, that the City Manager, City Clerk, and City Attorney are authorized to execute a lease agreement with RTI, LLC. for real property located in the Research and Technology Center at 801 32nd Avenue.

Resolution 26-043. A public hearing was held on Resolution 26-043, a Resolution to Annex Outlot F and Outlot G in the Southwest Quarter of the Southwest Quarter in Section 20, Township 110 North, Range 49 West in Brookings County, South Dakota. A motion was made by Council Member Specker, seconded by Council Member Doran, that Resolution 26-043 be approved. The motion carried by the following vote: Yes: 5 - Avery, Doran, Hager, Specker, and Wendell. Absent: 2 - Niemeyer and Tilton Byrne.

RESOLUTION 26-043 - RESOLUTION TO ANNEX OUTLOT F AND OUTLOT G
IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER
OF SECTION 20, TOWNSHIP 110 NORTH, RANGE 49 WEST
IN BROOKINGS COUNTY, SOUTH DAKOTA

WHEREAS, the City of Brookings is authorized pursuant to South Dakota Codified Law 9-4-1 to annex contiguous territory upon receipt of a written petition, describing said territory sought to be annexed, signed by not less than three-fourths (3/4) of the legal voters and by the owner or owners of not less than three-fourths (3/4) of the value of said territory; and

WHEREAS, the City of Brookings has received a Petition for Annexation on the following described property, to wit: Outlot F and Outlot G in the Southwester Quarter of the Southwest Quarter of Section 20, Township 110 North, Range 49 West in Brookings County, South Dakota; and

WHEREAS, the aforementioned land is contiguous to the present boundaries of the City of Brookings; and

WHEREAS, the City of Brookings has received a Petition for Annexation of Territory

signed by the owners of greater than three-fourths (3/4) of the value of the
aforementioned property and greater than three-fourths (3/4) of the legal voters residing
in said territory; and

NOW, THEREFORE, BE IT RESOLVED by the City of Brookings, South Dakota, that
the property described above is hereby annexed to the City of Brookings.

Adjourn. A motion was made by Council Member Doran, seconded by Council
Member Hager, that this meeting be adjourned at 6:51 p.m. The motion carried by a
unanimous vote.

CITY OF BROOKINGS, SD

ATTEST:

Oepke G. Niemeyer, Mayor

Bonnie Foster, City Clerk