



Dakota County

Board of Commissioners

Minutes

Tuesday, November 18, 2025

9:00 AM

**Boardroom, Administration Center,
Hastings, MN**

1. Call to Order and Roll Call

Present: Commissioner Mike Slavik
Commissioner Joe Atkins
Commissioner Laurie Halverson
Commissioner William Droste
Commissioner Liz Workman
Commissioner Mary Liz Holberg
Commissioner Mary Hamann-Roland

Also in attendance were Heidi Welsch, County Manager; Kathryn M. Keena, County Attorney; Tom Donely, First Assistant County Attorney; and Jeni Reynolds, Sr. Administrative Coordinator to the Board.

2. Pledge of Allegiance

The meeting was called to order at 9:00 a.m. by Chair Slavik who welcomed everyone and opened the meeting with the Pledge of Allegiance.

3. Audience

Chair Slavik noted that all public comments can be sent to CountyAdmin@co.dakota.mn.us. No comments were received for this agenda.

4. Agenda

4.1 Resolution No: 25-539
Approval of Agenda (Additions/Corrections/Deletions)

Motion: Mary Hamann-Roland

Second: Laurie Halverson

Ayes: 7

CONSENT AGENDA

On a motion by Commissioner Halverson, seconded by Commissioner Droste, the Consent agenda was approved as follows:

5. County Administration - Approval of Minutes

5.1 Resolution No: 25-540
Approval of Minutes of Meeting Held on November 4, 2025

Motion: Laurie Halverson

Second: William Droste

Ayes: 7

6. Items Recommended by Board Committee*

6.1 Resolution No: 25-541

Authorization To Award Bid And Execute Contract With Ebert Inc. To Provide General Contractor Services For Recycling Zone Plus Project

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Facilities Capital Improvement Program (CIP) Adopted Budget authorized the Recycling Zone Plus project; and

WHEREAS, the Recycling Zone Plus facility will be a 19,765-square-foot facility providing space for the sorting of reuse products from household hazardous waste, sorting by hazard categories, packing, bulking, weighing, and safe storage of hazardous waste. After check-in, patrons will have the option to drop off scrap metal, paper/cardboard, and tires themselves and then either exit the site or proceed to a covered drop-off area where staff will receive materials, including batteries, oil, paints, fluorescent lamps, and other household chemicals and products; and

WHEREAS, Dakota County's and Scott County's existing household hazardous waste and recycling centers are insufficient to meet current and future needs. The two facilities properly manage almost seven million pounds of material per year from over 80,000 participants. Dakota County's facility already handles four times the capacity it was designed to accommodate, and Scott County's program growth is projected to be 325 percent by 2030; and

WHEREAS, a presentation of the schematic design work was shared for approval at the November 21, 2023, Physical Development Committee of the Whole Meeting; and

WHEREAS, bid documents and specifications were prepared by LHB and advertised on September 25, 2025; and

WHEREAS, bid documents were prepared by LHB, which included strategic alternates to provide options to the County Board for consideration; and

WHEREAS, eight competitive bids were received on October 16, 2025; and

WHEREAS, Ebert Inc. dba Ebert Companies, with a business address of 23350 Co Rd 10, Loretto, MN 55357, has submitted a bid of \$12,930,000 for the base bid, including Alternates No. 1, 3, 4a, 4b, and 4c; and

WHEREAS, staff and LHB reviewed the qualifications of the bidder and recommend award to Ebert Inc. as the lowest responsive and responsible bidder, in an amount not to exceed \$12,156,000, including Alternates No. 3, 4a,

and 4b for the Recycling Zone Plus project; and

WHEREAS, funding for the project is within the approved CIP Adopted Budget total of \$24,000,000.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Facilities Management Director to execute a contract with Ebert Inc., 23350 Co Rd 10, Loretto, MN 55357, in an amount not to exceed \$12,156,000, for the Recycling Zone Plus project, subject to approval by the County Attorney's office as to form; and

BE IT FURTHER RESOLVED, That the Dakota County of Commissioners hereby award the bid and authorizes the Facilities Director to execute a contract with Ebert Corp for \$580,000, to construct a garage at the Recycling Zone Plus Facility (Alternate No. 4c); and

BE IT FURTHER RESOLVED, That the Dakota County of Commissioners hereby award the bid and authorizes the Facilities Director to execute a contract with Ebert Corp for \$194,000, to install additional photovoltaic capacity at the Recycling Zone Plus Facility (Alternate No. 1).

Ayes: 7

6.2 Resolution No: 25-542
Approval Of Schematic Design For Mississippi River Landing Use Area And Access In Spring Lake Park Reserve

Motion: Laurie Halverson

Second: William Droste

WHEREAS, by Resolution No. 21-313 (June 22, 2021), the Dakota County Board of Commissioners adopted the Spring Lake Park Reserve (SLPR) Masterplan, which outlines the development of the Mississippi River Landing Use Area and Access (MRLUA&A) project; and

WHEREAS, by Resolution No. 23-309 (July 18, 2023), the 2024 Parks Capital Improvement Program (CIP) Adopted Budget includes a project to design and construct the MRLUA&A project; and

WHEREAS, by Resolution No. 25-337 (July 8, 2025), SRF Consulting Group is selected to provide professional design for the project; and

WHEREAS, staff reviewed the initial concept with tribal partners virtually on September 2, 2025; and

WHEREAS, a public open house was held in person on September 30, 2025, and project materials were made available online for public comments; and

WHEREAS, schematic design was developed, incorporating the result of wetland delineation and archaeological shovel testing; and

WHEREAS, staff recommends that the County Board approve the schematic design for the MRLUA&A as presented by County staff on July 22, 2025.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby approves the schematic design for the Mississippi River Landing Use Area and Access project as presented at the Physical Development Committee of the Whole on November 6, 2025.

Ayes: 7

6.3 Resolution No: 25-543
Adoption Of 2026 Merit Compensation Policy And Plan Provisions

Motion: Laurie Halverson

Second: William Droste

WHEREAS, market competitive compensation and pay policy administration are essential to effective and efficient government; and

WHEREAS, the 2025 Merit Compensation Policy and Plan provisions should be amended for application in 2026.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby adopts the 2026 Merit Compensation Policy and Plan to include the following provisions:

- Non-union salary ranges increased 4.25 percent above 2025 non-union salary ranges.
- The merit matrix provides for a combination of 0.0 percent to 8.25 percent base adjustments.

; and

BE IT FURTHER RESOLVED, That participating employees' 2026 salaries shall be established in the context of and consistent with these provisions; and

BE IT FURTHER RESOLVED, That the Human Resources Director is hereby authorized to update, edit and amend the 2025 Merit Compensation Policy and Plan for application in 2026.

Ayes: 7

6.4 Resolution No: 25-544
Adoption Of 2026 Unclassified Employees Merit Compensation Policy And Plan

Motion: Laurie Halverson

Second: William Droste

WHEREAS, market competitive compensation and effective pay policy administration are essential to effective and efficient government; and

WHEREAS, a Dakota County Pay Equity Compensation Structure has been established; and

WHEREAS, the County maintains a process by which Elected Officials' compensation is determined; and

WHEREAS, the Unclassified Employees' Merit Compensation Policy and Plan should be updated for application in 2026.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby adopts, for application in 2026, the 2026 Unclassified Employees' Merit Compensation Policy and Plan:

- the 2026 Pay Equity Compensation Structure recommended to the Board of Commissioners for classified employees, applies to, and is the same for, unclassified employees; and
- the 2026 non-union Merit Matrix provides for five levels of performance with varying merit opportunity based upon performance levels for classified employees is the same and applies to unclassified employees; and
- The non-union 2026 merit matrix and salary ranges are included in the Unclassified Employee Merit Compensation Policy and Plan document for clarity.

; and

BE IT FURTHER RESOLVED, That the participants' calendar or payroll year 2026 salaries shall be established in the context of and consistent with this Plan; and

BE IT FURTHER RESOLVED, That the Human Resources Director is hereby authorized to amend the 2025 Unclassified Employees Merit Compensation Policy and Plan consistent with the above referenced 2026 provisions in Human Resources Policies and Procedures.

Ayes: 7

7. Central Operations

7.1 Resolution No: 25-545

Authorization To Amend Contract With Sierra-Cedar, LLC For Enterprise Resource Planning Software Support And Implementation Services

Motion: Laurie Halverson

Second: William Droste

WHEREAS, on June 26, 2020, Dakota County staff issued a Request for Proposal (RFP) for an Enterprise Resource Planning (ERP) Solution with implementation services; and

WHEREAS, the proposal submitted by Sierra-Cedar, LLC for the Oracle Enterprise Resource Planning, Human Capital Management and Enterprise Performance Management Cloud applications was found to be the best solution to meet or exceed Dakota County's requirements as specified in the RFP and provide the best value to the County; and

WHEREAS, on March 3, 2021, the County entered into a Master Services Agreement and Statement of Work with Sierra-Cedar, LLC to provide the implementation, training and support services required; and

WHEREAS, the County went live with the new ERP system on January 3, 2023; and

WHEREAS, in July 2023 the County identified additional end of year and benefit administration consulting needs not included in the current Agreement and Statement of Work with Sierra-Cedar, LLC; and

WHEREAS, on May 29, 2025, Dakota County executed a contract amendment with Sierra-Cedar, LLC to extend the end date of the contract to December 31, 2025. There were no changes to the scope of services or the contract amount; and

WHEREAS, Finance and Human Resources have identified additional needs for continued ERP software support and implementation services that require additional assistance to complete, in lieu of re-signing with Oracle Mission Critical Support; and

WHEREAS, staff recommends that the Dakota County Board of Commissioners authorize the Deputy County Manager to execute a contract amendment with Sierra Cedar, LLC for ERP software support and implementation services, to extend the term through December 31, 2026, and authorize an additional cost of \$95,650, bringing the total not to exceed contract amount to \$268,194.70.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Deputy County Manager to execute a contract amendment with Sierra-Cedar, LLC for ERP software support and implementation services, for the period of January 1, 2026, through December 31, 2026, for an additional cost of \$95,650, bringing the total contract not to exceed amount to \$268,194.70, subject to approval by the County Attorney's office as to form.

Ayes: 7

7.2 Report On Invoices Paid In October 2025

Information only; no action requested.

8. County Board/County Administration

8.1 Resolution No: 25-546

Approval Of Revisions To Policies 3182 Telework, 3241 Flex Leave, And 3242 Leaves Of Absence

Motion: Laurie Halverson

Second: William Droste

WHEREAS, to comply with Minnesota's new Minnesota Paid Leave law, Human Resources is recommending changes to County policies 3182 Telework, 3241

Flex Leave, and 3242 Leaves of Absence; and

WHEREAS, Human Resources recommends the following revisions to Policies 3182 Telework, 3241 Flex Leave, and 3242 Leaves of Absence as follows:

3182 Telework

- Add definition for “Out-of-state employee”
- Add required to submit any new or revised telework agreement for out-of-state employees to Human Resources

3241 Flex Leave

- Remove all references related to Flex Leave Donation Program

3242 Leaves of Absence

- Revise Policy Statement to better reflect the intention and purpose of this policy
- Add or revise definitions for: “County”, “Paid Leave”, “Unpaid Leave”, and “Paid Time Off”
- Add addition relevant sources
- Add “Notice Requirements” for leaves of absences
- Add “Paid Time Off Usage” provision
- Add “Concurrent Use of Leaves” provision
- Add “Return-To-Work” requirements
- Add references Minnesota Paid Leave law
- Add references the Americans With Disabilities Act
- Add references to Minnesota Pregnancy And Parenting Leave law
- Add related policies
- Revise/Update antiquated language throughout

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby adopts the proposed revisions to policies 3182 Telework, 3241 Flex Leave, and 3242 Leaves of Absence and authorizes the Human Resources Director to modify said policy accordingly.

Ayes: 7

9. Community Services

9.1 Resolution No: 25-547

Ratification Of Child Protection Opiate Epidemic Response Allocation From Minnesota Department Of Children, Youth, And Families And Amend 2025 Social Services Budget

Motion: Laurie Halverson

Second: William Droste

WHEREAS, in 2019, the Minnesota Legislature passed a bill which established an Opiate Epidemic Response (OER) account, Minn. Stat. § 256.043; and

WHEREAS, annually, the state appropriates funds to the Minnesota Department

of Children, Youth, and Families (DCYF) to distribute proportional funding to county and tribal social service accounts based on intake data from the previous three calendar years related to substance use and out-of-home placement episodes where parental drug abuse is a reason for the out-of-home placement; and

WHEREAS, current funding is designated for a three-year term (2025 through 2027) and is distributed to counties as an annual allocation; and

WHEREAS, in 2025, Dakota County received \$116,726 from DCYF; and

WHEREAS, this is a \$2,744 (2.3%) increase from the 2024 allocation; and

WHEREAS, ratification to the Board was delayed due to uncertainty in the budget forecast that required additional clarification prior to proceeding; and

WHEREAS, the OER funds must not be used to supplant current state or local funding received for child protection services for children and families affected by addiction; and

WHEREAS, use of the funds should promote optimal health, safety, and well-being for families and their children; and

WHEREAS, counties can target prevention interventions and work with at-risk families, which may include the following program areas: child protection, child welfare, Pathways to Prosperity, Parent Support Outreach Program (PSOP), prenatal exposure cases, minor parents, truancy, children's mental health, and juvenile justice; and

WHEREAS, Dakota County's plan, which DCYF has approved, includes, but is not limited to, the following services: prevention, conventional, flexible spending, additional staff, and training; and

WHEREAS, conventional services are services for families impacted by substance use disorder which may include, but are not limited to family recovery programs, Family Dependency Treatment Court, Family Group Decision Making, culturally specific services, parent support groups, and family out-of-pocket expenses related to treatment services; and

WHEREAS, staff recommends the Dakota County Board of Commissioners ratify the 2025 allocation from DCYF for Child Protection Opioid Services allocation in the amount of \$116,726 and amend the 2025 Social Services Budget.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby ratifies the Child Protection Opioid Services 2025 allocation in amount not to exceed \$116,726; and

BE IT FURTHER RESOLVED, That unless the program requirements change, the Community Services Director is hereby authorized to accept the 2026 and 2027 annual allocations, and continue grant-funded full-time equivalents, consistent with County contracting policies, and inclusion of grant funds in future yearly Recommended and Approved Budgets; and

BE IT FURTHER RESOLVED, That the Dakota County Board of Commissioners hereby amends the 2025 Social Services Budget as follows:

Expense

Program Expense	<u>\$116,726</u>
Total Expense	\$116,726

Revenue

Opiate Epidemic Response	<u>\$116,726</u>
Total Revenue	\$116,726

Ayes: 7

9.2 Resolution No: 25-548
Authorization To Execute Contract With Dakota Woodlands For Emergency Shelter Services

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Social Services Department manages a continuum of housing services; and

WHEREAS, Services are operated through direct service delivery, contracts and joint powers agreements; and

WHEREAS, contracted services include street outreach, emergency shelter, permanent supportive housing, apartment services and services at eviction court; and

WHEREAS, services are funded by various funding sources; and

WHEREAS, to ensure continued high-quality services, Dakota County conducts a routine Request for Proposal (RFP) process every four years; and

WHEREAS, in 2025, staff issued an RFP for emergency shelter services; and

WHEREAS, a review committee from Social Services reviewed and scored proposals; and

WHEREAS, Dakota Woodlands currently receives funding from three Dakota County sources: Emergency Assistance through Dakota County Employment

and Economic Assistance, a pass-through grant from the Minnesota Department of Human Services, and county levy through Dakota County Social Services; and

WHEREAS, Dakota County leadership received a request from Dakota Woodlands for additional operating funding; and

WHEREAS, Ehlers Public Finance Advisors completed an analysis of the Dakota Woodlands finances and determined that it costs \$213 per family per day for Dakota Woodlands to provide shelter in addition to transportation, childcare, food, etc.; and

WHEREAS, the annual revenues support \$166 per family per day; and

WHEREAS, providing an additional \$300,000 per year from Local Affordable Housing Aid (LAHA) will help fill that gap while Dakota Woodlands pursues additional foundation support; and

WHEREAS, staff recommends executing a contract with Dakota Woodlands for emergency shelter services for the term and amount listed below:

- Term of contract: January 1, 2026 through December 31, 2027
- Not to exceed amount \$915,000 (190% increase from previous contract period)
- Funding Source: \$315,000 from County Levy and \$600,000 from LAHA
- In 2024, served 69 households

; and

WHEREAS, staff will continue to review Dakota Woodlands services and their funding situation on an ongoing basis to ensure they are providing the support requested and are on stable financial footing.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Community Services Director to execute a contract for emergency shelter services with Dakota Woodlands in a not to exceed amount of \$915,000 for the period of January 1, 2026 through December 31, 2027, subject to approval by the County Attorney's Office as to form; and

BE IT FURTHER RESOLVED, That the Community Services Director is hereby authorized to amend said contract, consistent with the amount budgeted, to alter the contract amount and the contract term up to one year after initial expiration date, consistent with County contracting policies, subject to approval by the County Attorney's Office as to form; and

BE IT FURTHER RESOLVED, That the contract shall contain a provision that allows the County to immediately terminate the contract in the event sufficient

funds from county, state, or federal sources are not appropriated at a level sufficient to allow payment of the amounts due.

Ayes: 7

10. Physical Development

10.1 Resolution No: 25-549

Authorization For Second Amendment To Joint Powers Agreement With City Of Mendota Heights To Operate Residential Food Scraps Drop-Off Site

Motion: Laurie Halverson

Second: William Droste

WHEREAS, Minn. Stat. § 471.59 authorizes local governmental units to jointly or cooperatively exercise any power common to the contracting party; and

WHEREAS, Dakota County and the City of Mendota Heights are governmental units as that term is defined in Minn. Stat. § 471.59; and

WHEREAS, Metropolitan counties are responsible for waste management policy and programs (Minn. Stat. § 115A.551); and

WHEREAS, by Resolution No. 25-456 (September 23, 2025), the County Board adopted the 2024-2044 Dakota County Solid Waste Management Plan (Solid Waste Management Plan); and

WHEREAS, the Solid Waste Management Plan includes a tactic for continued collaboration and assistance with municipalities for residential food scraps drop-off sites; and

WHEREAS, the Solid Waste Management Plan includes a tactic to continue to provide food scrap drop-off sites and expand to areas not served by curbside organics collection (e.g., apartment complexes); and

WHEREAS, the Solid Waste Management Plan includes a strategy for curbside organics collection to be available in suburban areas by 2030; and

WHEREAS, the County receives Select Committee on Recycling and the Environment (SCORE) funds from the State of Minnesota to implement landfill abatement programs; and

WHEREAS, Minn. Stat. § 115A.557 requires the County to use a portion of the State SCORE funds on organics programming; and

WHEREAS, State-allocated SCORE funds are used for residential food scraps drop-sites at 11 locations in the County; and

WHEREAS, by Resolution No. 21-264 (May 18, 2021), Dakota County and the City of Mendota Heights executed a joint powers agreement (JPA) to operate a residential food scraps drop-off site until December 31, 2027; and

WHEREAS, by Resolution No. 24-457 (September 24, 2024), due to several factors, including increased costs for compostable bags and organics hauling, Dakota County and the City of Mendota Heights amended the JPA; and

WHEREAS, due to several additional factors, including initial JPA term limits and increased operational costs due to continued growth in residential participation levels, a second amendment to the JPA is necessary; and

WHEREAS, the original JPA with the City of Mendota Heights was signed for \$28,500; and

WHEREAS, the first amendment to the JPA with the City of Mendota was signed for an additional \$29,000, for a JPA maximum total of \$57,500; and

WHEREAS, the proposed second amendment to the JPA in the amount of \$81,100 requires County Board approval and will bring the amended JPA maximum to a total of \$138,600 over the nine-year term (2021-2030); and

WHEREAS, staff recommends executing a second amendment to the existing JPA with the City of Mendota Heights for continued operations at the residential food scraps drop-off site, including for construction of an enclosure, until December 31, 2030, for a maximum total of \$138,600; and

WHEREAS, the Environmental Resources Operating Budget includes funds to provide the County's food scraps drop-off program using State of Minnesota SCORE grant funds.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Physical Development Director to execute a joint powers agreement amendment with the City of Mendota Heights for residential food scraps drop-site operations through December 31, 2030, in an amount not to exceed \$138,600 for the total joint powers agreement, subject to the approval of the County Attorney's Office to form.

Ayes: 7

10.2 Resolution No: 25-550
Certification Of Property Assessed Clean Energy Charges For Energy
Improvements On Property In City Of Hastings

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Dakota County Board of Commissioners approved the joint powers agreement (JPA) with the Port Authority of the City of Saint Paul (Port Authority) by Resolution No. 17-144 (March 21, 2017), designating the Port Authority to implement and administer Property Assessed Clean Energy (PACE) improvement financing on behalf of the County and providing for the impositions of special assessments pursuant to Minn. Stats. §§ 216C.435 and 216C.436 and Chapter 429 and as needed in connection with that program; and

WHEREAS, the County understands that the Port Authority will issue its PACE special assessment revenue bonds to finance the improvements and that the sole security for the bond will be special assessments imposed by the other cities and/or counties participating in PACE; and

WHEREAS, the County understands that the existing special assessments levied in connection with an earlier PACE loan for the property will be fully prepaid pursuant to Minn. Stat. § 429.061 when the property owner closes on the new loan to be issued by the Port Authority; and

WHEREAS, after imposition of the special assessments to be levied pursuant to this Resolution, the County will collect the assessment payments twice a year and remit them to the Port Authority for use in the repayment of the loan(s) or bond(s); and

WHEREAS, the County will take all actions permitted by law to recover the assessments, including, without limitation, reinstating the outstanding balance of assessments when the land returns to private ownership, in accordance with Minn. Stat. § 429.071, subd. 4; and

WHEREAS, the special assessment will be certified to the County Treasurer-Auditor and entered into the tax lists for the following year; and

WHEREAS, the annual installment and interest for current and delinquent collections or payoffs will be collected and disbursed at the same time and in the same manner as real property taxes, in accordance with Minn. Stats. §§ 276.11 and 276.111; and

WHEREAS, the special assessment, with accruing interest, is a lien upon the benefited property until paid.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the County Treasurer-Auditor to extend the proposed special assessment plus accruing interest on the property set forth and listed below:

Property Owner:	Hastings Senior Living, LLC
Parcel Number:	198145001010
Assessment:	\$7,560,000
Interest Rate:	7.85%
Finance Period:	24 years
Accrual Date:	1/1/2028

; and

BE IT FURTHER RESOLVED, That the Dakota County Board of Commissioners authorizes the County Treasurer-Auditor to extend the proposed special assessment plus interest on the properties identified herein and record this

assessment against the properties with the Dakota County Recorder.

Ayes: 7

10.3 Resolution No: 25-551

Authorization To Execute Amendment Three With Max Steininger, Inc., For Veterans Memorial Greenway Construction In Inver Grove Heights, County Project P00147

Motion: Laurie Halverson

Second: William Droste

WHEREAS, to provide high-quality recreational and educational opportunities in harmony with natural resource preservation and to honor Dakota County's more than 25,000 veterans, Dakota County is proceeding with the Veterans Memorial Greenway County Project (CP) P00147; and

WHEREAS, the Veterans Memorial Greenway Phase I is the first segment of regional trail to be secured, designed, and constructed in order to connect the Mendota to Lebanon Greenway in Eagan to the Mississippi River Greenway in Inver Grove Heights; and

WHEREAS, the Veterans Memorial Greenway Phase I includes construction of two miles of trail starting 500' west of the intersection of Alameda Path and Cliff Road in Inver Grove Heights and extending east along Cliff Road through Flint Hills property and then ending at Rich Valley Park; and

WHEREAS, by Resolution No. 24-188 (April 9, 2024), the County Board authorized the execution of a contract with Max Steininger, Inc., for the construction of Phase I of the Veterans Memorial Greenway, CP P00147; and

WHEREAS, by Resolution No. 25-041 (January 21, 2025), the County Board authorized contract amendment one with Max Steininger, Inc., for additional costs for excavating, grading, hauling, and quantity overruns for the trail base associated with the construction of Veterans Memorial Greenway Phase I; and

WHEREAS, the project is now substantially complete and ready for project closeout; and

WHEREAS, the construction contract has increased by \$454,935.45 over the first contract amendment amount; and

WHEREAS, the construction cost increases include additional costs for guard rail installation, erosion and slope stabilization adjacent to tunnel wing walls, concrete plaza installation, and other minor miscellaneous items for additional work completed; and

WHEREAS, staff recommends authorizing a contract amendment with Max Steininger, Inc., in the amount of \$454,935.45 for construction cost increases; and

WHEREAS, the 2025 Park's Capital Improvement Program Budget has sufficient funds to accommodate the construction contract.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Physical Development Division Director, or their designee the Parks Director, to execute a third amendment to the contract with Max Steininger, Inc., in the amount of \$454,935.45 for increased costs, resulting in a total amount of \$3,447,512.90 for the construction work (County Project P00147) associated with the Veterans Memorial Greenway Phase I Segment, subject to approval by the County Attorney's Office as to form.

Ayes: 7

10.4 Resolution No: 25-552

Authorization To Submit 2025 Local Road Improvement Program Funding Applications for CSAH 47 Reconstruction and Concrete Paving, County Projects 47-047 & 47-048, and CSAH 46 Roadway Expansion, County Project 99-013

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Minnesota Department of Transportation is requesting project submittals for the Local Road Improvement Program (LRIP); and

WHEREAS, the LRIP grant program funds up to 100 percent of project construction costs, up to a maximum amount of \$1,500,000; and

WHEREAS, state funding of projects reduces the burden on local taxpayers for regional improvements; and

WHEREAS, County Project (CP) 47-047 and CP 47-048 will remediate safety issues to reduce traffic crashes, deaths, injuries, and property damages; and

WHEREAS, CP 99-013 will expand County State Aide Highway 46 from a two-lane roadway to a four-lane divided roadway to reduce congestion and replace the ramp intersections at US 52 with two roundabouts to increase safety at an intersection with known safety issues; and

WHEREAS, the projects proposed are consistent with the adopted Dakota County 2040 Transportation Plan and are included in Transportation's 2025 to 2029 Capital Improvement Program; and

WHEREAS, project submittals are due on December 12, 2025.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Transportation Director to submit County Project 47-047, County Project 47-048, and County Project 99-013 to the Minnesota Department of Transportation for the Minnesota Local Road Improvement Program.

Ayes: 7

10.5 Resolution No: 25-553

Authorization To Initiate Quick-Take Condemnation For Replacement Of Four Retaining Walls Along County State Aid Highway 38 (McAndrews Road) From Garden View To Diamond Path In City Of Apple Valley, County Project 97-218

Motion: Laurie Halverson

Second: William Droste

WHEREAS, to provide a safe and efficient transportation system, Dakota County is proceeding with County Project (CP) 97-218; and

WHEREAS, CP 97-218 is the analysis, repair, or replacement of retaining walls showing signs of deterioration along County roadways in various locations throughout Dakota County; and

WHEREAS, the project has identified four retaining walls along County State Aid Highway (CSAH) 38 from Garden View to Diamond Path in the City of Apple Valley to proceed with construction in 2026; and

WHEREAS, acquisition of temporary easements from six parcels is necessary to proceed with construction in 2026; and

WHEREAS, Dakota County is the lead agency for CP 97-218; and

WHEREAS, the following acquisitions are necessary to proceed with CP 97-218:

PARCEL OWNER

1	City of Apple Valley	95 (TE)	
2	Thomas R. Harris and Karen R. Harris		1,884 (TE)
3	Paul T. Rogne and Melanie P. Rogne		1,989 (TE)
4	Kelly Lynn Meehan	509 (TE)	
5	Jose E. Ballejo	1,497 (TE)	
6	David K. Larson and Patricia M. Larson		1,058 (TE)

Parcel 1: City of Apple Valley 07-17000-00-010

A temporary easement for highway purposes over that part of OUTLOT A, CHATEAU ESTATES, according to the recorded plat thereof, Dakota County, Minnesota, said temporary easement lying easterly and southerly of the following described line:

Commencing at the southwest corner of said OUTLOT A, thence North 85 degrees 25 minutes 03 seconds East a distance of 151.55 feet along the south line of said OUTLOT A also being the northerly right of way line of C.S.A.H. 38 (McAndrews Road) per said plat of CHATEAU ESTATES to the point of beginning of said line to be described; thence North 04 degrees 42 minutes 44 seconds West a distance of 4.87 feet; thence North 85 degrees 19 minutes 18 seconds East a distance of 7.64 feet to the southerly right of way line of 133RD

Street West per said plat of CHATEAU ESTATES and said line there terminating.

Temporary Easement containing approximately 95 square feet.

Parcel 2: Thomas R. Harris and Karen R. Harris 01-17000-02-070

A temporary easement for highway purposes over that part of Lot 7, Block 2, CHATEAU ESTATES, according to the recorded plat thereof, Dakota County, Minnesota, said temporary easement lying southerly of the following described line:

Commencing at the southeast corner of said Lot 7, thence South 85 degrees 25 minutes 03 seconds West a distance of 33.30 feet along the south line of said Lot 7 also being the northerly right of way line of C.S.A.H. 38 (McAndrews Road) per said plat of CHATEAU ESTATES to the point of beginning of said line to be described; thence South 88 degrees 30 minutes 48 seconds West a distance of 118.67 feet; thence South 88 degrees 39 minutes 41 seconds West a distance of 30.57 feet; thence South 86 degrees 41 minutes 23 seconds West a distance of 25.28 feet; thence South 83 degrees 53 minutes 31 seconds West a distance of 91.43 feet; thence South 84 degrees 38 minutes 42 seconds West a distance of 53.49 feet to the southerly right of way line of 133RD Street West per said plat of CHATEAU ESTATES and said line there terminating.

Temporary Easement containing approximately 1884 square feet.

Parcel 3: Paul T. Rogne and Melanie P. Rogne 01-48200-02-010

A temporary easement for highway purposes over and across the north 10.00 feet of Lot 1, Block 2, MEADOWLARK GLEN, according to the recorded plat thereof, Dakota County, Minnesota, together with that part of said Lot 1 lying northerly of the following described line: Commencing at the northern most corner of said Lot 1, thence South 20 degrees 47 minutes 49 seconds East assumed bearing along the east line of said Lot 1, a distance of 22.00 feet to the point of beginning of the line to be described; thence South 81 degrees 42 minutes 49 seconds West a distance of 53.24 feet to the south line of the north 10.00 feet of said Lot 1 and said line there terminating.

Temporary Easement containing approximately 1989 square feet.

Parcel 4: Kelly Lynn Meehan 01-48200-02-050

A temporary easement for highway purposes over and across the north 10.00 feet of Lot 5, Block 2, MEADOWLARK GLEN, according to the recorded plat thereof, Dakota County, Minnesota.

Temporary Easement containing approximately 509 square feet.

Parcel 5: Jose E. Ballejo 01-48200-02-060

A temporary easement for highway purposes over and across the north 10.00 feet of Lot 6, Block 2, MEADOWLARK GLEN, according to the recorded plat thereof, Dakota County, Minnesota.

Temporary Easement containing approximately 1497 square feet.

Parcel 6: David K. Larson and Patricia Larson 01-48200-02-070

A temporary easement for highway purposes over and across the north 10.00 feet of Lot 7, Block 2, MEADOWLARK GLEN, according to the recorded plat thereof, Dakota County, Minnesota.

Temporary Easement containing approximately 1058 square feet.
; and

WHEREAS, the parcels have been appraised, and offers were prepared and sent for a total appraised value of \$23,300; and

WHEREAS, in the event that timely acquisition by direct negotiation of all required parcels does not appear possible, it may become necessary for the County Board to authorize the County Attorney's Office to initiate quick-take condemnation of the remaining parcels to allow for a spring 2026 start date; and

WHEREAS, parcels that have settled through negotiation prior to the date required for filing the condemnation petition will not be included.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the County Attorney's Office to initiate quick-take condemnation of the remaining parcels to allow a spring 2026 start date in the event that timely acquisitions by direct negotiations of all parcels do not appear possible.

Ayes: 7

**10.6 Resolution No: 25-554
Approval Of Final Plats Recommended By Plat Commission**

Motion: Laurie Halverson

Second: William Droste

WHEREAS, new subdivisions adjoining County highways are reviewed under the Dakota County Contiguous Plat Ordinance No. 108; and

WHEREAS, the Plat Commission examines plats prior to County Board

approval; and

WHEREAS, the Plat Commission has reviewed and recommends approval of the final plats by the County Board; and

WHEREAS, the final plat approval by the County Board is subject to the conditions established by the Plat Commission review; and

WHEREAS, the following plats below require approval by their respective City Council prior to the recording of the plats.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby approves the following final plats:

GRAND SECOND ADDITION

Burnsville

Ayes: 7

10.7 Resolution No: 25-555

Ratification Of Quarterly Entitlement And Special Funding Requests To U.S. Department Of Housing And Urban Development

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Dakota County Community Development Agency (CDA) administers the entitlement funds of the Community Development Block Grant (CDBG) program, HOME Investment Partnerships (HOME) program, Emergency Solutions Grant (ESG) program for Dakota County, special allocations of the CDBG and ESG programs for activities that prevent, prepare for, and respond to the coronavirus, and a special allocation of HOME American Rescue Plan Act funds; and

WHEREAS, funds expended from previously approved projects for Fiscal Years 2021-2024 of the CDBG, HOME, and ESG programs and special allocations must be ratified by the Dakota County Board of Commissioners; and

WHEREAS, the CDBG entitlement and special allocation expenses from July 1, 2025-September 30, 2025, totaled \$398,696.26; and

WHEREAS, the HOME entitlement and special allocation expenses from July 1, 2025-September 30, 2025, totaled \$183,798.95; and

WHEREAS, the ESG entitlement allocation expenses from July 1, 2025-September 30, 2025, totaled \$1,193.73; and

WHEREAS, the CDA has paid the requests for payment associated with the CDBG, HOME, and ESG programs.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby ratifies the requisitions to the U.S. Department of

Housing and Urban Development for \$583,688.94 for July 1, 2025-September 30, 2025, as presented.

Ayes: 7

10.8 Resolution No: 25-556

Authorization To Execute Lease Agreement Between Dakota County And Pacifica Mall Burnsville LLC In Burnsville, Minnesota, For Burnhaven Library Renovation Project

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Dakota County Board of Commissioners must approve all leases; and

WHEREAS, the Burnhaven Library will be closed due to renovation for approximately one year; and

WHEREAS, staff has negotiated a space lease for a temporary library at the Burnsville Center with Pacifica Mall Burnsville LLC; and

WHEREAS, this temporary space will serve as the community library for Burnsville and neighboring cities during the renovation; and

WHEREAS, Dakota County Real Estate Office, Capital Projects Management, the Library Department, Information Technology, and Pacifica Mall Burnsville LLC have agreed to the terms listed within the lease agreement; and

WHEREAS, the rental rates are competitive with other local market leased retail spaces; and

WHEREAS, sufficient funds are available within the amended 2025-2029 Facilities Capital Improvement Program Adopted Budget for this lease agreement; and

WHEREAS, the County Board finds that the lease is consistent with the County's interest in providing ongoing community library services during a library renovation project.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Facilities Management Director to execute a lease agreement for a temporary library space to support the Burnhaven Library project with Pacifica Mall Burnsville LLC, substantially as presented, for the use of 3,971 square feet of space, according to the following rental rates, subject to approval by the County Attorney's Office as to form:

January 1 through April 30, 2026 - \$4.77 per square foot, or \$6,318.32 for this period.

May 1 through April 30, 2027 - \$14.32 per square foot, or \$56,865.00 per year.

Ayes: 7

11. Public Services and Revenue

11.1 Resolution No: 25-557

Authorize Library To Submit Grant Application For Burnhaven Library Outdoor Space

Motion: Laurie Halverson

Second: William Droste

WHEREAS, the Minnesota Department of Education has made funding available for public library jurisdictions for renovation, construction and improvement projects; and

WHEREAS, Dakota County is eligible to apply for the Mary C. Murphy Library Construction Grant through the Minnesota Department of Education; and

WHEREAS, staff recommend that Dakota County applies for a Mary C. Murphy Library Construction Grant through the Minnesota Department of Education in the amount of \$175,000 for the design and construction of an outdoor event and seating space at the Burnhaven Library; and

WHEREAS, if awarded, the grant would fund a landscape architect to design the space, construction labor, and materials for lawn grading and restoration, a concrete patio, outdoor furniture, pergola, fencing, plantings, rock bedding, irrigation, and a new door to access the outdoor space at the Burnhaven Library.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorize the Library Director to submit a Mary C. Murphy Library Construction Grant application through the Minnesota Department of Education in the amount of \$175,000 for the design and construction of an outdoor event and seating space at the Burnhaven Library.

Ayes: 7

11.2 Resolution No: 25-558

Approval Of Application For Assemblage Of Large Number Of People License Submitted By Dakota Agricultural Society

Motion: Laurie Halverson

Second: William Droste

WHEREAS, an application has been submitted by the Dakota County Agricultural Society to hold the Dakota City Heritage Village's annual Christmas in the Village gathering on December 6-7, 2025, and December 13-14, 2025, from 3:00 p.m. to 8:00 p.m. each day at the Dakota County Fairgrounds, 4008 220th Street West, Farmington, in Castle Rock Township; and

WHEREAS, the Dakota County Board of Commissioners is the local governing body having jurisdiction over the proposed license, and the application has been reviewed for compliance with the County Ordinance No. 102 and has been approved by the Public Services and Revenue Division, Public Health

Department, Risk Management, Transportation Department and Sheriff's Office; and

WHEREAS, Castle Rock Township approved the application.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby approves the application for Assemblage of Large Numbers of People License received by the Dakota County Agricultural Society to hold the Dakota City Heritage Village's annual Christmas in the Village gathering on December 6-7, 2025, and December 13-14, 2025, from 3:00 p.m. to 8:00 p.m. each day at the Dakota County Fairgrounds, 4008 220th Street West, Farmington, in Castle Rock Township, and authorizes the Public Services and Revenue division to issue the license.

Ayes: 7

REGULAR AGENDA

12. Physical Development

12.1 Resolution No: 25-559

Authorization To Execute Contracts With Perdomos Cleaning LLC, Triangle Services, Inc., And Kimbal Services Corporation, For Housekeeping Services At County Buildings

Motion: Mary Hamann-Roland

Second: Liz Workman

Facilities Management Director Mike Lexvold briefed this item and responded to questions.

WHEREAS, Dakota County contracts for housekeeping services at various facilities; and

WHEREAS, the current housekeeping contracts expire on December 31, 2025; and

WHEREAS, County buildings are grouped into eight regions for housekeeping services; and

WHEREAS, requests for proposals were prepared for each of the eight building regions, and one contractor responded for eight regions, one contractor responded for six regions, four contractors responded for four regions, and one contractor responded for two regions; and

WHEREAS, staff reviewed and scored all proposals; and

WHEREAS, the proposal from Perdomos Cleaning LLC best meets the County's goal to provide quality housekeeping services for six regions, the proposal from Kimbal Services Corporation for one region, and Triangle Services, Inc., for one region; and

WHEREAS, funds for contracted housekeeping services for all County facilities are included in the 2026 County Manager's Recommended budget; and

WHEREAS, contracts will include up to two one-year renewals with an annual two percent increase through December 31, 2028, based on satisfactory contractor performance as determined by the County.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Facilities Management Director to execute contracts for County building housekeeping services for the period from January 1, 2026, through December 31, 2026, subject to the County Attorney's Office as to form as follows:

East Detention Facilities to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$312,000

East Office Spaces to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$396,240

East Pleasant Hill Library to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$27,420

Northern Service Center/Crisis and Recovery Center to Triangle Services, Inc., 6063 Hudson Road, Suite 230, Woodbury, MN 55125, in an amount not to exceed \$377,460

North Region to Kimbal Services Corporation, 9162 Wedgewood Lane, Maple Grove, MN 55369, in an amount not to exceed \$233,880

Western Service Center to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$258,840

South/West building region to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$177,000

Empire Complex to Perdomos Cleaning LLC, 26413 Galaxie Ave. South, Farmington, MN 55024, in an amount not to exceed \$65,940

; and

BE IT FURTHER RESOLVED, That the Dakota County Board of Commissioners hereby authorizes the Facilities Management Director to execute up to two additional one-year contract extensions provided that (1) the County determines that the Contractor has satisfactorily performed the contracted services, (2) the total contract price is included in the County's budget for the applicable year, and (3) there is an annual two percent increase in the cost of services, subject to the approval by the County Attorney's Office as to form.

Ayes: 7

13. Closed Executive Session

13.1 Resolution No: 25-560

Closed Executive Session: County Manager's Year-End Performance Review

Motion: Mary Hamann-Roland

Second: William Droste

The time being 9:20 a.m. and pursuant to public notice, the County Board recessed the County Board meeting. General Government and Policy and a Budget Workshop were held. At 12:25 p.m. staff and Commissioners met in Conference Room 3A, Administration Center, to discuss the County Manager's Year-End Performance Review.

The following were present:

Commissioner Mike Slavik, District 1

Commissioner Joe Atkins, District 2

Commissioner Laurie Halverson, District 3

Commissioner William Droste, District 4

Commissioner Liz Workman, District 5

Commissioner Mary Hamann-Roland, District 7

Heidi Welsch, County Manager

Andy Benish, Human Resources Director

David McKnight, Deputy County Manager

Georg Fischer, Physical Development Director

Marti Fischbach, Community Services Director

Tom Novak, Public Services & Revenue Director

Heidi and staff started in closed session together. At a point in the meeting, Heidi excused herself and staff shared feedback with Board members. Heidi returned to the meeting to meet only with Board members for final comments.

The Closed Executive Session continued until 1:44 p.m., at which time the Board reconvened the County Board meeting with all members present, excluding Commissioner Mary Liz Holberg, who did not attend closed session.

WHEREAS, upon adoption of a resolution by majority vote, the Dakota County Board is authorized, pursuant to Minn. Stat. § 13D.05 3(a), to hold a closed executive session to discuss the performance of an individual who is subject to its authority; and

WHEREAS, the Dakota County Board of Commissioners desires to meet to discuss the performance of the County Manager.

NOW, THEREFORE, BE IT RESOLVED, That the Dakota County Board of Commissioners hereby closes the Dakota County Board of Commissioners meeting on November 18, 2025, and recesses to conference room 3A, Administration Center, Hastings, to discuss the performance of the County

Manager.

Ayes: 7

14. Interagency Reports/Commissioner Updates

Interagency reports and Commissioner updates were presented.

15. County Manager's Report

County Manager Heidi Welsch thanked all contracted workers throughout the County for the work they do.

16. Information

16.1 Information

See Attachment for future Board meetings and other activities.

17. Adjournment

17.1 Resolution No: 25-561

Adjournment

On a motion by Commissioner Hamann-Roland, seconded by Commissioner Droste, the meeting was unanimously adjourned at 1:55 p.m.

Mike Slavik
Chair

ATTEST

Heidi Welsch
County Manager