

- MINUTES -
CHASKA CITY COUNCIL
SEPTEMBER 15, 2025

1. Call to Order

The meeting was called to order by Mayor Hubbard at 7 p.m.

2. Pledge of Allegiance

3. Roll Call

Roll call was taken. Present: Mayor Hubbard and Councilmembers Benesh, Grau, Hatfield, and Sheveland.

Absent: None.

Also Present: Matt Podhradsky, City Administrator; Elise Durbin, Assistant City Administrator; Nate Kabat, Community Development Director; Liz Hanson, City Planner; Julie Grove, Economic Development Coordinator; Krista Mark, Communications Coordinator; and Christophe Morschen, City Attorney.

4. Adopt the Agenda

Motion by Councilmember Sheveland, second by Councilmember Benesh to adopt the agenda as presented. Motion carried.

5. Visitor Presentation

Jonathan, Chaska Troop 174, introduced himself and explained he was present to earn a badge.

6. Approve Previous Meeting Minutes

6.A. Approve the September 8, 2025 City Council Meeting Minutes

Motion by Councilmember Hatfield, second by Councilmember Benesh to approve the minutes of the September 8, 2025 City Council meeting.

Motion carried.

7. Consent Agenda

Councilmember Grau expressed his support for ISD 112's Referendum, referring to Consent Agenda Item 7.D. Adopt Resolution 2025-60 Supporting ISD 112's Referendum Request. Mayor Hubbard noted the Superintendent presented to the Council at the September 8, 2025, City Council meeting.

Mayor Hubbard thanked Rehn LeSueur and Juhi Ghatti for their service as Human Rights Commissioners, referring to Consent Agenda Item 7.F. Accept Rehn LeSueur and Juhi Ghatti's Resignations as Commissioners on the Human Rights Commission.

Councilmember Hatfield noted her appreciation of the Council's continued support of the businesses downtown, referring to Consent Agenda Item 7.C. Approve On-Sale Liquor License for Community Event Series-Downtown Business Alliance

Motion by Councilmember Hatfield, second by Councilmember Grau to approve the Consent Agenda Items A through F:

- A. Adopt Resolution 2025-58 Calling for a Public Hearing for Proposed SSD 2026 Operating Plan, Budget, and Service Charges

Motion to adopt Resolution 2025-58 calling for a Public Hearing, to review and approve the proposed SSD 2026 operating plan, budget, and service charges and direct staff to give notice of the public hearing.

- B. Adopt Resolution No. 2025-59 Calling for Public Hearing to Consider a Grant Application to the Minnesota Investment Fund (MIF) Program

Motion to adopt Resolution 2025-59 calling for a Public Hearing to Consider a Grant Application to the Minnesota Investment Fund (MIF) Program.

- C. Approve On-Sale Liquor License for Community Event Series-Downtown Business Alliance

Motion to approve On-Sale Intoxicating License at the downtown Community Events, Lic#OSCF25-3 for Chaska Downtown Business Alliance Event Series on Saturdays between September 20-December 6, 2025.

- D. Adopt Resolution 2025-60 Supporting ISD 112's Referendum Request

Motion to adopt Resolution 2025-60 supporting Independent School District 112 November 2025 Referendum.

- E. School District 112 Contract for CPD School Resource Officers

Motion to authorize the City Administrator to sign the "Agreement for School Resource Officer Services By and Between Eastern Carver County Schools, IDS 112 and City of Chaska" document, thereby authorizing the Chaska Police Department to continue staffing 2 full-time SROs at ISD 112 schools in the City of Chaska.

- F. Accept Rehn LeSueur and Juhi Ghatti Resignations as Commissioners on the Human Rights Commission

Motion to accept the resignations of Juhi Ghatti and Rehn LeSueur from the Chaska Human Rights Commission and open the seat to applications during the commission recruitment process in fall 2025.

Motion carried.

8. Action Items

8.A. Adopt Resolution 2025-56 and Ordinance No. 1071 Approving the Preliminary Site & Building Plan, Zoning Ordinance Amendment (ZOA) and Easement Vacation for Auto Pros/Rylaur, LLC/PC #2025-10

City Administrator Podhradsky introduced the item to the Council and City Planner Liz Hanson provided a presentation on it.

Mayor Hubbard asked if the site had been reviewed for public safety access. Ms. Hanson confirmed that it was correct.

Mayor Hubbard asked if the power lines in the area are planned to be buried. City Administrator Podhradsky stated there are plans to bury the lines, but the project isn't imminent.

Councilmember Sheveland thanked Auto Pros for their continued interest in Chaska.

Peter Hilgar, representative of Rylaur, LLC, introduced himself to the Council. He explained the proposal to address the cross-property easement. They are happy to implement a covenant on the property. The developer is working with the Army Corps of Engineers on alternative plans.

City Administrator Podhradsky noted a prescriptive easement may be in existence, but Staff would need to do additional research. There can be an additional condition to address the easement at a future date.

Motion by Councilmember Hatfield, second by Councilmember Benesh to adopt Resolution No. 2025-56 approving the Preliminary Site & Building Plan for Auto Pros (1601 & 1603 Old Audubon Road) and Easement Vacation of the 10 foot wide drainage & utility easement along the joint boundary of Lots 3-4, Block 1 Channel Addition (PC #2025-56) with the condition of a prescriptive easement to be addressed at final.

Motion carried.

8.A.i. Ordinance No. 1071

Motion by Councilmember Sheveland, second by Councilmember Grau to adopt Ordinance No. 1071 approving the zoning ordinance amendment to PID-5.

Motion carried.

8.B. Public Hearing: Consideration of Modification of Redevelopment Plan Dist. No. 4, Establishing (TIF) Dis. No. 25, Adopting a TIF Plan, and Authorizing Execution of a TIF Agreement and Granting a Business Subsidy

City Administrator Podhradsky introduced the item to the Council and Economic Development Coordinator Julie Grove provided a presentation on it.

Mayor Hubbard stated Ms. Grove did a great job explaining TIF. She also thanked EDCO for bringing jobs to the community.

Mayor Hubbard opened the public hearing at 7:43 p.m.

No one wished to address the Council.

Mayor Hubbard closed the public hearing at 7:44 p.m.

8.C. Adopt resolution No. 2025-57 approving the Concept Plan for the Municipal Services Building (MSB)/Oertel Architects on behalf of the City of Chaska/PC #2025-12

City Administrator Podhradsky introduced the item to the Council and City Planner Liz Hanson provided a presentation on it.

Councilmember Sheveland and Mayor Hubbard thanked Staff for their work on the item.

City Administrator Podhradsky pointed out that current residents have a positive outlook on the MSB as a neighbor.

Andrew Cooper, from Oertel Architects who is the architect for the city on this project, explained the next steps and noted his appreciation of City Staff.

Motion by Councilmember Grau, second by Councilmember Benesh to adopt Resolution No. 2025-57 approving the concept plan for the Municipal Services Building (MSB) (PC #2025-12). Motion carried.

9. Bills

9.A. Accounts Payable Claims Roster 15-9-2025

The Council requested further information about bills on page 13 and bills for mailing.

City Administrator Podhradsky provided further information regarding those bills.

Motion by Councilmember Sheveland, second by Councilmember Hatfield to approve the bills as presented. Roll call was taken. Voting aye: Councilmembers Hatfield, Sheveland, Benesh, and Grau, and Mayor Hubbard. Voting nay: None
Motion carried.

10. Other Business

10.A. City Administrator's Report

10.A.i. Bi-Weekly Report 15-9-2025

10.B. Financial Reports as of 07/31/25

Councilmember Grau:

- Asked for an explanation of the solicitation ordinance. City Administrator Podhradsky provided further information regarding the ordinance.
- Stated September 10, 2025, is World Suicide Prevention Day. He encouraged those in need to ask for help. 988 is the phone number for the Suicide and Crisis Lifeline. He suggested community members to reach out to loved ones.
- Noted he discussed recent events with his children. He encouraged his kids to be kind and inclusive; he encouraged community members to also be kind and inclusive with one another.
- Pointed out the Curling Center was shown on a sports channel recently.
- Added it is Chaska High School's Homecoming week.

Councilmember Sheveland:

- Stated local officers attended her neighborhood's block party, and it was fun and informative.
- Pointed out that youth are door-knocking for fundraisers. She encouraged community members to be supportive when they answer the door.
- Acknowledged 9/11 was recent; many people living today didn't experience that tragedy.

Councilmember Benesh:

- Echoed Councilmember Grau's comments regarding mental health. Violence is not the answer for political discourse. Violence is never the answer. The actions of a few are appalling.

Councilmember Hatfield:

- Stated Latin Food Fest was September 12, 2025.
- Pointed out the Carver County Sheriff's Office is having an Open House on October 4, 2025.
- Noted Coffee With a Cop is September 17, 2025.
- Stated there will be a District Safety Presentation regarding school safety at Chanhassen High School on September 17, 2025.
- Added that the free food distribution is on September 18, 2025.
- Pointed out that Chaska Cares is planned for September 20, 2025.
- Congratulated Lieutenant Chris George for graduating from the 295th session of the FBI National Academy.

Mayor Hubbard:

- Stated it is important to recognize people's shared humanity.
- Pointed out that a bimonthly newsletter was sent out to residents.
- Noted Latin Food Fest was fabulous.
- Stated Chaska has been selected to be on the bonding tour for the Senate.
- Pointed out that the first female firefighter is retiring from the Fire Department. She read a quote from an event recognizing her retirement.

11. Adjourn

Motion by Councilmember Grau, second by Councilmember Sheveland to adjourn the meeting at 8:35 p.m.

Motion carried.