

**Plainview City Council
Special Meeting
Monday March 23, 2026, at 6:00 p.m.**

1. **CALL TO ORDER-** Mayor Holm called the Plainview City Council Special Meeting to order on Monday March 23, 2026, at 6:00 p.m.

Council Members in attendance: Holm, Reeve, Hammer Bartley, Bauman, and Kuschel.
Council Members absent: None.

Department Heads in attendance: City Administrator David Todd, Finance Director Vicki Axley, City Clerk Carol Kujath, Deputy Clerk Kayla Hall, Public Works Director Shane Loftus, and Police Chief Jason Timm.

Department Heads Absent: Library Director Alice Henderson and Fire Chief Mike Lyons.

Guests in attendance: Brian Malm with Bolton & Menk, Mike Bubany with David Drown Associates, Mike Flaherty with Flaherty and Hood, Kirk Bustrom with RAEDI, Chris Hahn and Trisha Hess with CEDA, Cassie Harrington, Steve Sawyer, Tony Montgomery, Nick Bischoff, Dick Zabel, Richard Johnson, Chelsie Jech, Brad Jech, Zach Karsjens, Jason Bluhm, Erin Bluhm, Mike Morath, Jeanette Morath, Xander Henderson, and Dustin Boettcher.

2. **PLEDGE OF ALLEGIANCE**

3. **APPROVAL OF THE AGENDA** – Motion by Kuschel, second by Reeve to approve the Agenda. Motion carried unanimously.

4. **NEW BUSINESS**

A. Discussion of the BDPI Grant Award from DEED to the City of Plainview –

The City of Plainview applied to the Minnesota Department of Employment and Economic Development (DEED) for a Business Development Public Infrastructure (BDPI) grant in FY2025 to assist the City in placing water and sewer infrastructure to a newly annexed parcel of land south of town, where a development known as Rolling Plains Business Park would go. The City was awarded a \$1 million dollar grant from DEED to complete the work. The grant had stipulations that only BDPI eligible businesses are allowed to be developed in the development, which include manufacturing, technology, warehousing and distribution, research and development, and agricultural processing. Ineligible businesses include retail development and office space development (unless incidental to an eligible purpose). The development restrictions of this grant expire after ten years from the date of the grant award, if an eligible project for which the public infrastructure was intended has not been developed, any other lawful project may be developed and supported by the public infrastructure. The city must notify the commissioner of the project. In early 2026 the city was made aware of a grant available through the Federal EDA entitled FY2025 Disaster Supplemental Grant Program, which would fund 80% of

the total project cost with a 20% match by the City as the grant recipient. Jeremy LaCroix, BDPI grant administrator with DEED provided the Council with the following information:

- The city is free to pursue the federal EDA grant in addition to the BDPI grant, and Jeremy encouraged the city to do so.
- Jeremy explained that the BDPI project would need to expand to cover the entire project. He strongly advised the city not to split the project into two parts so that the BDPI grant provisions do not cover the expanded portion of the project. Doing so would require separate construction contracts and would add considerable complexity in administering the grants.
- Jeremy indicated that expanding the BDPI project would not require reapplication for funding from DEED.
- There is no waiver process for the business restrictions associated with the BDPI grant. The restrictions are in statute and can't be waived. The BDPI restrictions would apply to the project in its entirety—meaning that even if the city receives the federal EDA grant to complete the project, BDPI statutory restrictions will apply to the entire project.
- BDPI statutory restrictions would allow for up to 15% of the total project to be unrestricted.
- Jeremy agreed with Kirk Bustrom with RAEDI (Rochester Area Economic Development Inc.) that the Federal EDA grant will be complex to administer if awarded, that the time required for application, award, and agreement would take several months, and that this will likely mean that the project would not be completed until 2027. The City is free to pursue the federal EDA grant in addition to the BDPI grant. There appeared to be no restriction for pursuing both grants and no waivers to apply for if both grants are pursued.

Reeve didn't want the city to be too hasty to rescind the grant and asked Chris Hahn with CEDA about Spring Valley's BDPI grant award and development. Hahn stated Spring Valley received their BDPI grant in 2017 or 2018 and still have 3 lots left out of 10 or 11 total lots, some lots are sold but not developed yet. Reeve did not see why the council needed to rescind this grant award right away and wanted to know what a realistic timeline for the 21 lots would be. This council approved the grant in 2025 and was awarded \$1 million dollars. It was noted that it cost the city \$1,200 for Bolton & Menk to write the grant.

Residents in attendance were allowed to ask questions and have their concerns heard. Council members and City staff answered all their questions regarding the land that is to be developed and the BDPI grant.

Council thanked residents for attending the meeting.

Motion by Holm, second by Bauman to rescind the Business Development Public Infrastructure Grant awarded to the City of Plainview for Rolling Plains Business Park Development.

Aye: Holm and Bauman

Nay: Reeve, Hammer Bartley, and Kuschel

Motion failed.

B. Discussion of the FY2025 Disaster Supplemental Grant Program from the US Economic Development Administration –

The City of Plainview was made aware of the FY2025 Disaster Supplemental Grant Program available through the US EDA. This grant would fund 80% if awarded with a 20% match by the grant recipient. Wabasha County is eligible for 80/20 up to 5-million-dollar grant awards due to being declared a disaster county 2023 and 2024.

The Industrial Park expansion being planned by the City is an eligible development for this grant. To be awarded the grant, the City would need to be the owner and developer of the property because only a government entity can apply for this federal grant. To take full advantage of the grant, the city would need to develop all 38 acres at once and not in phases. Kirk Bustrom from Rochester Area Economic Development Inc. (RAEDI) would help the city write the grant at the cost of the city rejoining RAEDI, which is a \$3,500 membership.

Mike Bubany of David Drown Associates discussed the city's financial obligation and gave potential scenarios to the Council. Mayor Holm wanted Craig Britton, the developer's engineer, to assist the city with the grant, however other council members stated that the city has an engineer and should use the city's engineer for this grant. Bustrom noted that this grant is not nationwide, but regional, and is a competitive grant. Council member Reeve asked if the purchase price for the land could be included in the grant. Bustrom suggested not including the purchase price, to show the City has responsibility and financial intent for this development. Mayor Holm wanted the grant application to be completed and submitted within thirty days. Kirk Bustrom stated that it was not realistic, and to apply for the grant it would take closer to 60-90 days to complete the application. Bustrom would work with city staff and the state to complete the grant application.

Motion by Bauman, second by Holm to authorize appointed staff to apply for the FY2025 Disaster Supplemental Grant through the US Economic Development Administration. Motion carried unanimously.

6. **ADJOURN-** Motion by Kuschel, second by Hammer Bartley to adjourn the meeting. Motion carried unanimously. Meeting adjourned at 7:47 p.m.



Keith Holm, Mayor



Carol Kujath, City Clerk