

**City of Long Prairie**  
**7:00 P.M., Wednesday, February 26, 2026**  
**City Council Meeting Held in Person & Via-Teleconference**

The Long Prairie City Council met in person and by phone at City Hall, 7:00 pm, on Wednesday January 22, 2025. Mayor Jim Kreemer called the meeting to order with Council members JoAnn Schroeder, Lilah Gripne, Clint Krueger, Gabriel Perez and City Administrator/Clerk Candace Bruder present. Also, present Chief of Police Ryan Hanson, Officers Trevor Larson, Rodger Lowe, Joseph Rivera-Robles and Fire Chief Dan Laumeyer. Members of the public present: Danniela Chavez, Steve Jones, Kent Louwagie, Bob Klick, Luis Hidalgo, Haydelis Hidalgo, Mitch Johnson, Jeremy Sovich, Chad Bosl

**Council member Krueger motioned, and it was seconded by Gripne to approve the consent calendar:**

- a. Approve Agenda for February 26, 2025**
- b. Approve Meeting Minutes from February 12, 2025**
- c. Approve Bills from January 21, 2025, through February 25, 2025**

**Council Reports**

Public Works: Council member Krueger informed the council that public works has been busy with equipment maintenance, opening catch basins, and maintenance at the water treatment plant. With the recent warmer weather and forecasted warmer weather public works will be working on sweeping streets, patching holes, cleaning out catch basins, and maintenance/cleaning the chlorine contact chamber at the wastewater treatment plant.

Planning & Zoning: The committee met on Tuesday, February 25<sup>th</sup> with more discussion on the rental ordinances and how to enforce it in the future.

Police Department and Fire Department: Mayor Kreemer informed the council of the report from Police Chief Hanson and provided an update on LPPD, that over the past two weeks of 02/12/25 through 02/26/25 the LPPD had 174 calls with an average of 12.43 per day. Officer Morazan has returned to work as of 02/24/25 and has assumed her full duties. Officers Morazan and Puff successfully attended ARIDE (Advanced Roadside Impaired Driving Enforcement) on Feb 18-19<sup>th</sup>. Officer Lateshia Harden went to SFST's Training last week on Tuesday and Wednesday and successfully completed her training. The Fire Department has requested the hire of a new fire fighter Kimberly Breitenfeldt who has lived in Long Prairie her whole life. She has passed all background checks and meets the physical requirements. It was also noted that the ladder truck is being serviced in Lino Lakes and is out of service. The police and fire department are asking to participate in the send-off for the wrestlers who made it to state on Thursday morning.

**A motion was made by Council member Schroeder to accept the nomination of Kimberly Breitenfeldt to be a firefighter for the City of Long Prairie, it was seconded by Council member Krueger; unanimously approved.**

Liquor Store / Parks & Rec: Council member Schroeder informed the Council that the liquor store has been busy as usual. It was noted that the Lions Club would like the pickle ball courts to have lights on the courts.

Library/Health and Wellness: Council member Gripne informed the council that a new emergency door at the library will be installed when the weather cooperates. It was noted in Health and Wellness that some Haitians have moved into town to work at the LP Packing Plant and a new language will be heard in town. On April 4, 5, 6, 11, 12, 13 there is community interpreter training with Bryan Tollefson, the ESL Program Director. The United Way is now serving Long Prairie and few other communities in Todd County. They are also working with the school to reduce waste and to let kids leave packaged food for other kids to use. Hilltop Kitchens is still providing meals for seniors, daycare centers and others in need of food. EDA reported that a career fair is being planned for March 29<sup>th</sup>. It was noted that ECP is interested in a few lots in the industrial park to expand. Also, a different concept for childcare units was run past the EDA that is not a pod system. A DEED grant will be pursued. The commission will be reviewing the comprehensive plan, and the document is available on the city website, chamber site, library and city hall.

Tourism and Community Concern: Council member Perez informed the council he is trying to get in contact with the Tourism committee again and was inquiring about the budgeted amount. The thermostat and the furnace were maintained and updated at the senior center by Council Member Perez. The community is encouraged to play bingo at the senior center. All the events at the Senior Center were discussed: milk shake day, Irish boiled dinner, high school cooking class, foot care. It was noted that the Viva Bar is making dinner on March 28<sup>th</sup> and other restaurants in town are encouraged to provide a meal to the senior center.

Engineers Report: City Engineer Kent Louwagie informed the council that the dewatering wells will be starting in the next few weeks, checking for ground water contamination, installing piping, and setting wet wells. Then after the project gets going, they will be working on electrical, pumps etc. and building the lift station.

### **Old Business**

Discussion on the specification of the employment of Lateshia Harden and the details of her positions wage and her probation period.

**A motion was made by Council member Schroeder to have Lateshia Harden on a 6-month probation and wages will start at Step 1, it was seconded by Council member Krueger; Roll Call Perez-Yes, Kreemer-Yes, Gripne-No, Krueger-Yes, Schroeder-Yes, 4-1 motion passed.**

### **New Business**

Discussion on the proposed resolution and that the purpose is to set up emergency funds; if contamination is present in the water then additional costs will be incurred.

**CITY OF LONG PRAIRIE**

**RESOLUTION NO. 25-02-26-08**

**A RESOLUTION OF APPLICATION TO THE PUBLIC FACILITIES AUTHORITY  
CLEAN WATER REVOLVING FUND**

WHEREAS, the City of Long Prairie is hereby applying to the Minnesota Public Facilities Authority for a loan from the Clean Water Revolving Fund for improvements to its municipal wastewater treatment system as described in the loan application.

WHEREAS, the City of Long Prairie estimates the loan amount to be \$1,000,000 or the as-bid costs of the project.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF LONG PRAIRIE,  
MINNESOTA, THAT:

1. The City has the legal authority to apply for the loan, and the financial, technical, and managerial capacity to repay the loan and ensure proper construction, operation and maintenance of the project for its design life.
2. The City hereby expresses its official intent to use proceeds of this loan to reimburse construction expenditures made prior to the issuance of its general obligation bond to the Public Facilities Authority.

Adopted by the council this 26<sup>th</sup> day of February, 2025

---

James Kreemer, Mayor

---

Candace Bruder, City Administrator

**A motion was made by Council member Krueger to approve the Resolution 25-02-26-08 an Application to PFA for Clean Water Revolving Funds, it was seconded by Council member Gripne; unanimously approved.**

Review of the upcoming water system project updates and proposal for the water treatment plant design from Bolton and Menk, plus the engineering costs involved in this process. The chemical feed should be moved to another building because it is causing etching within the interior of the building. Painting in the interior of the building is highly suggested and updates to the system etc. It is suggested to do this project first and hold off on the water tower project until next summer. The projected costs for the project were presented to the council. It was noted that in the future water rates will need to be increased to account for increased costs, to complete these updates in the next two years.

**A motion was made by Council Member Gripne to approve Bolton and Menk, to design the Water Treatment Plant Improvements in the amount of \$87,000 and to not exceed that amount, it was seconded by Mayor Kreemer; unanimously approved.**

**Motion was made by Mayor Kreemer to Approve Pay Application No. 2 for the Long Prairie Main Lift Station Improvement Project in the amount of \$59,280 to C&L Excavating, it was seconded by Council member Gripne; unanimously approved.**

**A motion was made by Council member Gripne to approve a donation of \$4,000 to the Christie House Historical Society in 2025, it was seconded by Council member Schroeder; unanimously approved.**

Discussion was held about the CUP for 144 Central Ave for Hidalgo Investments and the specifics of the resolution, and they will need 12 parking spaces. Plus, there is a public parking lot close by and it is estimated that most residents will probably be walking to work. It was noted that this will be a great opportunity to provide more housing in the downtown area.

**CITY OF LONG PRAIRIE  
COUNTY OF TODD, STATE OF MINNESOTA**

**RESOLUTION NO. 25-02-12-09**

**A RESOLUTION ADOPTING FINDINGS OF FACT AND CONSIDERATION OF  
CONDITIONS OF APPROVAL FOR CONDITIONAL USE PERMIT FOR  
HILDAGO INVESTMENTS LLC, PIN NUMBER 36-0032300**

**WHEREAS**, at the Long Prairie City Council Meeting on the 26<sup>th</sup> day of February 2025 the Long Prairie City Council reviewed a Conditional Use Permit application on behalf of Hildago Investments LLC; and,

**WHEREAS**, in accordance with the provisions of the City of Long Prairie Zoning Ordinance and pursuant to the requirements of Chapter 462 of Minnesota Statutes the Conditional Use Permit would authorize the above named to: construct 8 residential units in an existing commercial structure within the C-1 zoning district of the City of Long Prairie, Todd County, Minnesota

Parcel Numbers: 36-0032300

Legal Description: Lot 10, Block 2, Tweed's Second Addition to the City of Long Prairie, Minnesota

Address: 144 Central Avenue, Long Prairie, MN 56347

And,

**FINDINGS OF FACT:**

- 1) Consider a finding that the proposed use generally follows and is compatible with the Comprehensive Plan, Zoning and Land Use Requirements and that the conditional use does not appear to be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the immediate vicinity and that the establishment of the conditional use does not appear to impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area, create a nuisance or environmental issue, or unduly stress utilities and other services.

**CONDITIONS OF APPROVAL:**

- 2) Consider a finding that the Water and Sewer mains adjacent to the property appear to be large enough to handle the project, but that there are concerns that the one (1) inch water service line running from the building to the main is currently not large enough to handle the residential load design of the building, given the addition of residential units, bathrooms, washing machines, and possible fire suppression systems, that may be required by building code. In addition, the builder must ensure that proper sewer clean outs will be available. In the past the building has been prone to freeze ups which have damaged city owned water meters, and city meters must be protected.
- 3) Consider a finding that the existing parking spaces available; 8 spaces in the rear of the lot, 12 spaces on the street immediately adjacent to the building, and 11 spaces in the city owned lot one block away, in their entirety, are enough to cover the 20 spaces required under the code (2.5 spaces X 8 units = 20 spaces).
- 4) Consider a Condition that in no case may the property have less than 8 parking spaces available on site (6 regular and 2 handicap parking spots in the rear of the building.)
- 5) Consider a Condition that if additional signage, fencing or other improvements are added to the project, that the applicant will be required to apply for a permit with the city. If further construction is done on the site that changes the size, use, or scope of the project, that a revised CUP may be required, unless the City Engineer and city staff find that the modifications to be of similar size and scope of the approved plan and do not require an expanded CUP.
- 6) Consider a Condition that household waste must be secured in an enclosed dumpster or carts adequate for 8 residential units.
- 7) Consider a Condition that the property owner must ensure that a properly sized water service line must be added to the property, at cost to the property owner; alternatively, provide documentation that the existing water service line is sufficiently sized.

- 8) Consider a Condition that the sanitary sewer service line is to be televised by the applicant and reviewed by city engineer, building official, and city staff to ensure proper condition and sizing of the sanitary sewer service line and that sanitary sewer service lines have clean outs added to the sanitary sewer service lines as necessary to comply with building codes. The City Engineer and Building Official will be required to sign off on each of these design issues prior to a permit being issued.
- 9) Consider a Condition that placement and sizing of the water meter must be done in a manner to protect the city water meter from freeze ups and damage. The City Engineer and Building Official will be required to sign off on the design and placement of the water meter.
- 10) Revocation: A violation of any condition set forth in a conditional use permit shall be a violation of the permit and can cause termination of the permit, after proper notice. A conditional use permit shall become void one year after being granted by the city council unless made use of.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LONG PRAIRIE, MINNESOTA AS FOLLOWS:**

The application to issue a Conditional Use Permit to allow construction of a Parking Lot in a R-1 Zoning District at the property described as 120 2<sup>nd</sup> Avenue South and 121 2<sup>nd</sup> Street South, Long Prairie, MN 56347., PIN Numbers 36-0042400 and 36-0042400, as allowed per the Long Prairie Zoning Code, is hereby approved, subject to the above listed conditions.

The City of Long Prairie staff is herewith directed to issue the appropriate permits pursuant to this Conditional Use Permit.

Passed by the City Council of Long Prairie, Minnesota this 26<sup>th</sup> day of February 2025.

---

James Kreemer, Mayor

Attested:

---

Candace Bruder, City Administrator/Clerk

**A motion was made by Council Member Krueger to approve Resolution 25-02-26-09 for a CUP for Hidalgo Investments LLC at 144 Central Ave and it was seconded by Council member Perez: Roll Call Perez-Yes, Kreemer-Abstained, Gripne-Yes, Krueger-Yes, Schroeder-Yes, motion passed.**

Discussion was held about the CUP at 120 2<sup>nd</sup> Ave South and 121 2<sup>nd</sup> Street South for Todd County to add a parking lot to that corner lot. It was noted that the county and the city have done a lot of research into this process to follow all rules. The county will have to perform a storm infiltration test. The county has a shortage of parking spaces for their employees, and this will address this problem.

**CITY OF LONG PRAIRIE  
COUNTY OF TODD, STATE OF MINNESOTA**

**RESOLUTION NO. 25-02-12-10**

**A RESOLUTION ADOPTING FINDINGS OF FACT AND CONSIDERATION OF  
CONDITIONS OF APPROVAL FOR CONDITIONAL USE PERMIT FOR TODD  
COUNTY, MN, PIN NUMBERS 36-0042300 AND 36-0042400**

**WHEREAS**, at the Long Prairie City Council Meeting on the 26<sup>th</sup> day of February 2025 the Long Prairie City Council reviewed a Conditional Use Permit application on behalf of Todd County; and,

**WHEREAS**, in accordance with the provisions of the City of Long Prairie Zoning Ordinance and pursuant to the requirements of Chapter 462 of Minnesota Statutes the Conditional Use Permit would authorize the above named to: construct a parking lot within the R-1 zoning district of the City of Long Prairie, Todd County, Minnesota

Parcel Numbers: 36-0042300 and 36-0042400

Legal Description: W. 60 Feet of Lot 9, Block 1, Tweed's Fourth Addition to the City of Long Prairie and East 6 feet of Lot 9 and All of Lot 10, Block 1, Tweed's Fourth Addition to the City of Long Prairie

Address: 120 2<sup>nd</sup> Avenue South and 121 2<sup>nd</sup> Street South, Long Prairie, MN 56347

And,

**WHEREAS**, the Planning Commission has considered the Applicant's request at a duly noticed Public Hearing which took place on February 25, 2024, and has recommended approval to the City Council; and

**FINDINGS OF FACT:**

- 1) The Planning Commission found that the application generally follows and is compatible with the Comprehensive Plan, Zoning and Land Use Requirements and that the conditional use does not appear to be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the immediate vicinity and that the establishment of the conditional use does not appear to impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area, create a nuisance or environmental issue, or unduly stress utilities and other services.

**CONDITIONS OF APPROVAL:**

- 1) Consider a Condition that a screening fence, as shown in the plans, be added to the West side of the parking lot to screen the adjacent residential areas, and it must be maintained over the lifespan of the CUP.

- 2) Consider a Condition that the final parking plan, including, but not limited to access, drainage plans, screening and landscaping plans is approved based off of the Todd County Parking Lot Improvement Plans provided to the city on December 19, 2024, and that any minor modifications to the plan as provided must be approved by the City Engineer and City staff prior to being completed or installed. Major changes to the plan may require an addendum to the CUP permit.
- 3) Consider a Condition that if additional signage, fencing or other improvements are added to the project, that the applicant will be required to apply for a permit with the city. If further construction is done on the site that changes the size, use, or scope of the parking lot, a revised CUP may be required, unless the City Engineer and city staff find that the modifications are of similar scope and size of the approved plans and do not materially change the plans.
- 4) Consider a Condition that if at any point in the future the parking lot access is not satisfactory, the alley entrance at 2<sup>nd</sup> Street South, and the alley to the parking lot, shall be widened to allow two-party traffic between the parking lot and 2<sup>nd</sup> Street South. This shall occur at the County's cost.
- 5) Consider a Condition that a final drainage plan must be approved by the City Engineer and City staff, pending submittal of a final drainage report. This will review the expected drainage and runoff characteristics of the proposed parking lot, and consideration on if the proposed stormwater retention is sufficient or if additional measures will be required.
- 6) Revocation: A violation of any condition set forth in a conditional use permit shall be a violation of the permit and can cause termination of the permit, after proper notice. A conditional use permit shall become void one year after being granted by the city council unless made use of.
- 7) The City of Long Prairie will require the project to complete an infiltration test (double ring infiltrometer) in the basin once it is excavated to its final depth which will allow the city's stormwater model to be updated.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LONG PRAIRIE, MINNESOTA AS FOLLOWS:**

The application to issue a Conditional Use Permit to allow construction of a Parking Lot in a R-1 Zoning District at the property described as 120 2<sup>nd</sup> Avenue South and 121 2<sup>nd</sup> Street South, Long Prairie, MN 56347., PIN Numbers 36-0042400 and 36-0042400, as allowed per the Long Prairie Zoning Code, is hereby approved, subject to the above listed conditions.

The City of Long Prairie staff is herewith directed to issue the appropriate permits pursuant to this Conditional Use Permit.



Passed by the City Council of Long Prairie, Minnesota this 26<sup>th</sup> day of February 2025.

\_\_\_\_\_, James Kreemer, Mayor

Attested:

\_\_\_\_\_, Candace Bruder, City Administrator/Clerk

**A motion was made by Council Member Gripne to approve Resolution 25-02-26-10 for a CUP to Todd County for a Parking Lot Remodel with Conditions 1-7 to be followed and it was seconded by Council member Schroeder: Roll Call Perez-Yes, Kreemer-No, Gripne-Yes, Krueger-No, Schroeder-Yes, 3-2 motion passed.**

Discussion was held on parking issues in the downtown area and requiring renters to purchase tags on their car to signify that they are a renter. Police department has had discussions with some of the landlords and they are in favor of this new permit to track their renters. There will be a fee for each tag, and it can be a way to generate some revenue for the police department. The tags can be changed yearly by color or shape to let officers know who is compliant.

**A motion was made by Council member Schroeder to approve the police department ordering parking stickers for \$204 for 150 stickers for renters vehicles and to start enacting it in the downtown area at their discretion, it was seconded by Council member Gripne; unanimously approved.**

**There being no further business, Council Member Gripne motioned to adjourn the meeting, which was seconded by Council Member Krueger; unanimously approved - meeting adjourned at 8:16 p.m.**

\_\_\_\_\_  
Candace Bruder, City Administrator/Clerk

\_\_\_\_\_  
James Kreemer, Mayor