

EUREKA TOWNSHIP
Dakota County, State of Minnesota
SPECIAL TOWN BOARD MEETING
April 29, 2025 – 1:00 P.M.

Call to Order

The Eureka Township Town Board Special Meeting was called to order at 1:02 p.m. by Chair Ceminsky.

Supervisors Present: Mark Ceminsky, Allen Novacek (1:52pm), Pete Storlie, Tim Pope

Others Present: Liz Atwater, Troy Gilchrist, Nate Sparks, Bob Alsop

Zoom: Stacey Simonett, Jackie, Julie, Sauber

Chair Ceminsky stated the purpose of the meeting to discuss litigation, comprehensive plan recommendations, orderly annexation agreements and 220th shared road with Farmington.

Closed Session:

Motion: Chair Ceminsky moved to go into closed session pursuant to Minn. State § 13D.05 Subd. 3(b) regarding the zoning enforcement litigation in the matter of Heyda Case no. 19HA-CV-24-2711. Vice Chair Storlie seconded the motion. *Motion carried 3-0.*

Open Session:

Motion: Chair Ceminsky moved to go back into open session. Vice Chair Storlie seconded the motion. *Motion carried 3-0.*

Resolution approving settlement and abatement agreements between Eureka Township and Daniel and Jamie Heyda.

Motion: Chair Ceminsky moved to approve Resolution 2025-17 Resolution approving settlement agreement and abatement agreement in the matter of Eureka Township versus Daniel and Jamie Heyda. Vice Chair Storlie seconded the motion. *Motion carried 3-0.*

Comprehensive Plan Recommendations

The Town Board is working on updating the Township's Comprehensive Plan to accommodate commercial and industrial zoning. Proposed changes include revising the zoning map and modifying residential density standards from one unit per quarter section to one per 40 acres, allowing greater flexibility for housing and commercial development. The proposed zoning changes focus on areas along roads suitable for commercial traffic and locations with existing commercial uses. The Town Board will review and approve an updated land use map at its May 13th meeting, with a public hearing scheduled for May 27th, 2025, to present the finalized materials and gather community input.

Vice Chair Storlie stated for the record, "if this gets added to the reorg meeting, or if we have more special meetings, especially in the afternoon, to me, that is not showing transparency to the Township. That is doing what Board has done in the past, of doing these separate meetings to get things through other than at our normal Board meetings. So, if the Board really thinks that we need more meetings, then we should just schedule a regular meeting and have two

meetings a month. But when the City of Farmington can get stuff done in 18 minutes at their Council meeting because they are more efficient. Possibly having more special meetings in, trying to add things to agendas at other meetings is just starting to be less transparent to our citizens. I just wanted to state that for the record."

Motion: Chair Ceminsky moved for the Planning Commission to hold a public hearing in May for the Comp Plan changes. Supervisor Novacek seconded the motion. Supervisor Novacek added a friendly amendment that the Planning Commission hold the public hearing at their earliest time at is available to them. Chair Ceminsky accepted the friendly amendment. Vice Chair Storlie made a friendly amendment to include that the map will be updated for the Town Board May 13, meeting for the Board to approve. Chair Ceminsky and Supervisor Novacek accepted the amendment. *Motion carried 4-0.*

Motion: Chair Ceminsky moved that WSB will have a representative at the public hearing to explain and have the map there for explanation. Supervisor Novacek seconded the motion. *Motion carried 4-0.*

Orderly Annexation Agreements

The Town Board agreed to have the approved representatives continue meeting with the Attorney and WSB to draft a possible orderly annexation agreement to present to the Town Board. The goal is to present a draft to the Town Board at the June meeting.

Farmington- 220th Shared Road Proposed Agreement

The Town Board discussed the proposed agreement between Eureka and Farmington regarding the maintenance and upkeep of the shared road.

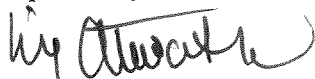
Motion: Supervisor Novacek moved that Troy Gilchrist is allowed to work with Mark Ceminsky on negotiation with Farmington, 220th Street project. Supervisor Pope seconded the motion. Vice Chair Storlie made a friendly amendment to clarify that Troy will reach out to the City of Farmington and work with Mark with any questions. Supervisor Novacek and Supervisor Pope accepted the amendment. *Motion carried 4-0.*

Adjournment

Motion: Vice Chair Storlie moved to adjourn the Special Town Board Meeting. Supervisor Pope seconded the motion. *Motion carried 4-0.*

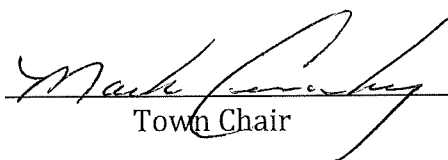
The meeting adjourned at 3:07 pm.

Respectfully submitted,



Liz Atwater, Town Clerk

Minutes Officially Approved By:


Town Chair

on: May 13 2025
Date