



BELLE PLAINE PARKS COMMISSION
NOTICE OF REGULAR SESSION AND AGENDA
CITY HALL, 218 NORTH MERIDIAN STREET
PLEASE USE THE NORTH ENTRANCE

Tuesday, January 20, 2026
5:00 P.M.

1. CALL TO ORDER.

1.1. Roll Call.

2. APPROVAL OF AGENDA.

3. APPROVAL OF MINUTES.

3.1. Regular Session Minutes of October 20, 2025.

4. TREASURERS REPORT.

4.1. Park Fund 205 Budget Update.

5. DISCUSSION ITEMS.

5.1. Update: Dugouts.

5.2. Update: Pickle Ball Courts.

5.3. Update: Parks Fund Levy for 2026.

6. Adjourn.

There may be a quorum of the Belle Plaine City Council present at the meeting.

**BELLE PLAINE PARKS COMMISSION
REGULAR SESSION
October 20, 2025**

1. CALL TO ORDER. 1.1. Roll Call.

The Belle Plaine Parks Commission met in Regular Session on Monday, October 20, 2025 at City Hall 218 North Meridian Street, Belle Plaine. Chair Moonen called the meeting to order at 5:01 PM with Commissioners Crosby and Koepp present. Commissioner Lawler was not present.

Also present were Council Liaison Otto and Hartmann and City Administrator Meyer.

2. APPROVAL OF AGENDA.

MOTION by Commissioner Hartmann, second by Commissioner Koepp to approve the agenda as presented. ALL VOTED AYE. MOTION CARRIED.

3. APPROVAL OF MINUTES. 3.1. Regular Session Minutes of August 17, 2025.

MOTION by Commissioner Hartmann, second by Commissioner Otto, to approve the Regular Session Minutes of August 17, 2025. ALL VOTED AYE. MOTION CARRIED.

4. TREASURERS REPORT. 4.1. Park Fund 205 Budget Update.

MOTION by Commissioner Crosby, second by Commissioner Hartmann, to approve the Treasurers Report. ALL VOTED AYE. MOTION CARRIED.

5. DISCUSSION ITEMS.

5.1. Dugouts.

City Administrator Meyer reviewed the estimated pricing for the dugouts. Meyer reviewed the process for recommendations from the Parks Commission.

The Commission held discussion regarding the proposed additions.

MOTION by Commissioner Moonen, second by Commissioner Koepp to move forward with the addition of Dugouts to Meadow Field. Commissioners Moonen, Koepp and Hartmann VOTED AYE. Commissioner Crosby and Otto VOTED NAY. MOTION CARRIED 3-2.

Commissioner Moonen will reach out for support from non-profits.

5.2. Pickle Ball Courts.

City Administrator Meyer reviewed the estimated pricing for an additional Pickleball Court. Meyer reviewed how the current pickle ball courts were added to Century Park.

The Commission held discussion regarding the proposed additions.

MOTION by Commissioner Moonen, second by Commissioner Crosby to move forward with the addition of another Pickle Ball Court at Century Park. Commissioners Moonen, Crosby, Koepp and Hartmann VOTED AYE. Commissioner Otto VOTED NAY. MOTION CARRIED 4-1.

6. Adjourn.

City Administrator Meyer updated the Commission on Heritage Square Park's closure for the season due to ongoing vandalism.

MOTION by Commissioner Crosby, second by Commissioner Moonen, to adjourn the meeting at 5:36 PM. ALL VOTED AYE. MOTION CARRIED.

Respectfully Submitted,

Renee Eyrich
Recording Secretary

205 Park Fund Summary

Updated through 1/12/2026

Account Balance \$376,861.42

Paid Expenses Since Last Update

Revenues Since Last Update

December Interest \$832.05

Committed Expenses: Developer Park Fees

Reserved for Park in Farmers Development	\$16,013.00
Reserved for Park in Chatfield on the Green	\$10,800.00
Reserved for Park in Chatfield Commercial	\$8,385.41
Reserved for Park in Hickory Grove Development	\$21,579.59
Reserved for Park in Brecken Place 2nd Addition	\$49,880.00
Reserved for Park Street Trail/Sidewalk	\$14,251.10
Total Committed Expenses	\$120,909.10

Reserves

Trail Development	\$25,000.00
Fee in lieu of sidewalk	\$52,800.00
Total Reserves	\$77,800.00

Future Tax Revenue \$0.00

Summary

Account Balance	\$376,861.42
(-)Committed Expenses	\$120,909.10
(-)Reserves	\$77,800.00
Actual Account Balance Unaccounted For	\$178,152.32

DATE: January 20, 2026
TO: Parks Commission
FROM: Dawn Meyer, City Administrator
RE: Dugouts



At the October 20 Parks Commission meeting the majority of the Commission voted to move forward with Dugouts at Meadow Park.

The Public Works Committee reviewed the request on November 12. It was the consensus of the committee to move forward with the addition of dugouts at Meadow Park. After the meeting was adjourned Mayor Ladd requested the item be brought back to the committee with a breakdown of the items.

The Public Works Committee meeting for December was cancelled but a breakdown was provided for the Committee electronically. A Committee member requested a rendering of the proposed dugouts.

The Public Works Committee held a meeting in January where the rendering and project was discussed.

Attached are the quotes for the two Dugouts with low bids highlighted in yellow for a total estimated cost of \$44,210.44. The Dugouts are on the January 20 City Council Agenda for action.

Memo information from October 20:

Council Liaison Hartmann requested Dugout be added to the August 17 agenda for discussion. After discussion the Commission requested City Administrator Meyer bring back the cost associated with Fountain Parks Dugouts.

MEADOW PARK BALLFIELDS		
	Field #1	Field #2
Concrete	\$10,144.00	\$5,000.00
Backstop	\$17,100.00	\$0.00
Dugout Roof & Equipment Cubbies	\$8,981.00	\$8,981.00
Dugout Fencing	\$9,685.00	\$9,685.00
Tin & Steel	\$6,926.00	\$6,926.00
Estimated Total:	\$52,836.00	\$30,592.00

MEADOW PARK BALLFIELDS

MULTI-USE FIELDS

ORIGINAL QUOTES:

	Field #1	Field #2
Concrete	\$10,144.00	\$5,000.00
Backstop	\$17,100.00	\$0.00
Dugout Roof & Equip Cubbies	\$8,981.00	\$8,981.00
Dugout Fencing	\$9,685.00	\$9,685.00
Tin & Steel	\$6,926.00	\$6,926.00
Estimated Total:	\$52,836.00	\$30,592.00

NOVEMBER UPDATED QUOTES:

CONCRETE QUOTES

	CONTACT	FIELD #1	FIELD #2	Lowest Bid
AJ - Site Visit 11/24/25 @ 10 am	Aaron Johnson, [REDACTED]	See Quote (combined cost)	See Quote (combined cost)	
AJ's Construction, 16805 Langley Avenue, Cologne, MN 55322	Total with Both Options:		\$14,496.00	
Countryside Concrete - Site visit 11/20/25	Jake Creighton, [REDACTED] (both fields)	\$11,325.00		
Countryside Concrete, Inc., 32374 Scenic Byway Rd, Henderson, MN 56044	Option 1 - Field 1:	\$600.00		
	Total for both fields with Option 1 (included):		\$11,925.00	\$11,925.00
Kali Concrete - Site visit 11/20/25 @10 am	Troy Dungey, [REDACTED]	\$10,600.00	\$6,000.00	
Kali Concrete, 27425 Raven Road, Belle Plaine, MN 56011				
Total Both Fields:			\$16,600.00	
Brennan Company - Site visit 12/04/25 @ 9 am	Trevor, [REDACTED]			
Brennan Companies, 124 E Walnut St, Suite 340, Mankato, MN 56011	Would be general contractor for all work.		\$82,512.94	
Total Both Fields:				\$11,925.00

FENCING QUOTES:

	CONTACT	FIELD #1	FIELD #2	Lowest Bid
Pass Fencing - Site Visit 11/21/25; Didn't submit	Jim Pass, [REDACTED]			
Pass Fencing, 16850 Jordan Avenue, Mordan, MN 55352	Total with Both Options:		\$0.00	
Midwest Fencing - Site visit 11/20/25 @ 8:30 am	Nick Hatchett, [REDACTED]	\$23,395.00		
Midwest Fence & Mfg., 525 E Villaume Avenue, South St. Paul, MN 55075	Option 1:	\$3,990.00		
	Option 2:	\$11,256.00		
	Total with Both Options:		\$38,641.00	
All Star Construction Services, Inc. - Site visit 11/20/25	Lee Reinartz, [REDACTED]	\$19,800.00	\$4,900.00	
All Star Construction Services LLC, 600 West State Street, Belle Plaine, MN 56011	Total with Both Options:		\$24,700.00	\$24,700.00

TIN QUOTES

	CONTACT	FIELD #1	FIELD #2	
K and K Services LLC - Site Visit 11/25/25	Kip Trebesh, K&K Services, [REDACTED]	\$3,792.72	\$3,792.72	
K and K Services, LLC., 36287 180th Street, Green Isle, MN 55338	Total with Both Options:		\$7,585.44	\$7,585.44

IN-KIND LABOR - PUBLIC WORKS STAFF (to build cubbies and prepare site for construction)	Esitimated 40 Hours			
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TOTAL COSTS (LOWEST BIDS): \$44,210.44



32374 Scenic Byway Rd. Henderson, MN 56044

Estimate

11/20/2025

To: City of Belle Plaine	Job: Meadow park concrete.
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Scope of Work

We hereby to furnish materials and labor necessary for completion of the Contract Work, in accordance with all building codes and regulations according to the plans provided. The Contract Work shall consist of all items listed below.

Quantity Unit	Description	
1,200 SF	4 dug out areas, 300 SF each, at fields 1 and 2 to be excavated and prepped for 5" thick concrete slabs. Concrete to be poured and finished at dug out areas.	
150 SF	Bleacher pad at field 1 to be excavated and prepped for 4" concrete slab. Concrete to be poured and finished at bleacher pad.	
	Total	\$11,325.00
	Option	
1 EA	Remove and haul away existing concrete bleacher pad at field 1.	
	Total	\$600.00

Notes

- Existing benches and concrete at dug outs to be removed by Belle Plaine City staff prior to project start.
- Control cuts to be cut into concrete to help reduce the risk of visible shrinkage cracks.
- All concrete will include #4 re-bar reinforcement spaced no greater than 36" O.C.E.W.
- Does not include any restoration to lawn, landscaping, etc...
- Does not include short load charges due to spring road restrictions.
- Add 5% winter service charge as soon as ready mix company starts heating material, usually around mid October.
- Add 3% if blanketing is required due to freezing conditions.

Payment Terms

- Full payment due upon completion of the described work.

Inclusions

- All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the proposal/estimate. All agreements are contingent upon strikes, accidents, or delays beyond our control. Projects are bid at normal wage rates unless specified as prevailing wage or other on this proposal. Customer is to be responsible for carrying all necessary insurance including but not limited to fire, tornado, and builder's risk. Our workers are fully covered by workman's compensation insurance.

Payments

- The Owner agrees to pay any and all payments according to the payment terms detailed above. Should said payment(s) not be made, or if satisfactory arrangements for payment have not been made, the Contractor reserves the right to stop all work until such time as payment is rendered or satisfactory payment arrangements have been made.

Disclosure

- Countryside Concrete takes all necessary precautions to avoid cracking, and rarely experience them, however per industry standards, shrinkage (hairline) cracks can occur in concrete floors, sidewalks, driveways, patios, etc.. therefore shrinkage cracks are excluded from warranty. Cracks exceeding 3/16" in width or vertical displacement shall be repaired by filling and troweling special concrete repair products. Concrete is susceptible to pop outs, surface spalling, or delaminating from road salt, salt applied for deicing, or deleterious material in the aggregate. Pop outs, surface spalling or delamination is excluded from warranty.
- **Fine and Coarse Aggregate Qualities**
Fine Aggregate – The concrete producer utilizes fine aggregates that meet the requirements of ASTM C33, Table 2 "Limits for Deleterious Substances in Fine Aggregate for Concrete". These fine aggregates are natural and may contain a small fraction of deleterious material such as clay lumps, lightweight material, coal and/or lignite. Traces of opaline shale from glacial deposits were left throughout the Northern Midwest (Iowa, Minnesota & South Dakota). These opaline shale particles can react with the alkalis (sodium and potassium) in the Portland cement and can cause some surface delamination.
Coarse Aggregate – The concrete producer utilizes coarse aggregates that meet the requirements of ASTM C33, Table 4 "Limits for Deleterious Substance and Physical Requirements of Coarse Aggregate". It is required that all coarse aggregate to be used in exterior flatwork comply with the requirements of ASTM C33, class 4S. These aggregates are natural and they can contain a small fraction of deleterious material such as clay lumps, friable particles, lightweight material such as shale, chert, and/or spall particles. When these particles absorb water and freeze, they can fracture, separate from the concrete, and "pop out." In a pop-out; either the mortar, the particle or both may consequently fracture.
Even when aggregates comply with ASTM C33 and regardless of quality control procedures, some minor amount of surface defects due to deleterious aggregate particles can be expected in any concrete placement. These surface defects do not affect the structural integrity of the concrete.
- Countryside Concrete is not responsible for occurrences in nature that may affect the finish quality of the concrete such as leaves or seed pods falling from trees onto the concrete, water dripping from trees, roofs, or gutters due to fog or condensation onto the concrete, animals that may run across concrete after finished, and etc...

SIGNATURE

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Approved By: _____

Print Name: _____

Title: _____

Date: _____



32374 Scenic Byway Rd. Henderson, MN 56044

Notice to property owner:

Any person or company supplying labor or materials for this improvement to your property may file a lien against your property if that person or company is not paid for the contributions. Under Minnesota law you have the right to pay persons who supplied labor or materials for this improvement directly and deduct this amount from our contract price, or withhold the amounts due them from us until 120 days after completion of the improvement unless we give you a lien waiver signed by persons who supplied any labor or materials for the improvement and who gave you timely notice.

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon verbal or written communication, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Projects are bid at normal wage rates unless specified as prevailing wage or other on this proposal. Customer is to be responsible for carrying all necessary insurance including but not limited to fire, tornado and builder's risk. Our workers are fully covered by workman's compensation insurance.

Due to climate, soil conditions, shrinkage and other relative issues, cracking of concrete is common and typically not a structural concern. Control joints are placed within industry standards to help control cracking but may not prevent it; therefore, cracking is not a warrantable item. If cracks of over 1/4" in width occur, they will be addressed per circumstance and warranted as applicable. Furthermore, cracking or displacement due to settling of soils whether from lack of compaction or presence of frost is also not a warrantable item as base is to be the responsibility of the contractor or owner as well as verification of frost.

Countryside Concrete recommends sealing all concrete with approved sealers to help prevent damage and to keep concrete looking its best. Countryside Concrete does not recommend the use of deicers on concrete whether the

manufacturer states that it is safe to use or not. Damage to concrete from direct use of deicers or indirect tracking of deicers onto concrete (by a vehicle, etc.) is considered to be beyond our control and is not warrantable.

Color, whether integral or not, may differ in appearance from truck to truck and pour to pour.

Heated ready-mix material charges to be applied to all pricing when the ready-mix is heated during the winter months and will be above and beyond the proposal pricing unless stated as included or specified differently in this bid on the previous pages.

Protection of concrete from freezing temperatures is recommended by Countryside Concrete per ACI specifications and is to be the contractor's responsibility unless noted otherwise in this bid. Furthermore, Countryside Concrete does not recommend the use of unvented heaters due to the probability of dusting occurring. Dusting or damage due to freezing are not warrantable items.

Road postings begin in the spring of each year dependent upon temperatures and ground thaw. Due to the volatility in beginning and ending dates, charges for additional trucks during road postings will be billed at the current rate and will be above and beyond the proposal price unless stated as included in this bid on the previous pages.

Although Countryside Concrete utilizes mix designs and installation methods per industry standards, curling of concrete caused by shrinkage and other factors may occur, especially at control joint locations. The use of a poly vapor barrier directly underneath slabs can cause curling to occur more often than normal. Curling is neither predictable nor entirely preventable. Therefore, curling is not a warrantable item.

ALL STAR CONSTRUCTION SERVICES L.L.C.
600 WEST STATE STREET
BELLE PLAINE MN 56011

City of Belle Plaine (Meadow Park)

QUOTE

November 22, 2025

Field #2

Install two dugouts: 8' galvanized chain link with top and bottom rail and two walk through openings and all posts to be driven four feet in the ground. Total cost \$4900.00

Field #1

1 - Demo and haul away old back stop and posts to be cut below grade \$1500.00

2 - Install new back stop and dugouts to mirror field #2 and back stop posts will be set in concrete all other posts will be driven four feet in the ground \$18300.00

Total cost for field #1 is \$19800.00

Total cost for field #2 and #1 is \$24700.00

Terms: Half down with signed contract and remaining balance due 30 days after completion of project.

Thank You,
Lee Reinartz
Owner



K and K Services LLC
36287 180th street
Green Isle, MN 55238 US



Estimate

ADDRESS

City of Belle Plaine
891 Diversified Drive
Belle plaine, MN 56011

ESTIMATE # 1046
DATE 11/25/2025
EXPIRATION DATE 12/25/2025

DATE	DESCRIPTION	AMOUNT
	materials: Steel PER dugout	996.36
	Labor to install steel PER dugout	900.00

We would prefer there be more than one ready at a time if possible
thank you.

TOTAL

\$1,896.36

X 4 = \$7,585.44

Accepted By

Accepted Date

AJ's Construction

ESTIMATE By: AJ # _____

Date: 11-24-2025

Name: City of Belle Plaine

Address: Meadow Park

City: Belle Plaine Zip: 55

Premium Concrete Services

- Apron _____ Patio _____ Driveway _____
- Sidewalk _____ Steps _____ Garage Floor _____
- Stoop _____ Curb _____ Other _____
- Footings _____

- Permit (if needed)
- Remove Asphalt (Extra charge if over 4")
- Remove Concrete (Extra charge if over 4")
- Remove Gravel, Dirt or Sod
- Addition to driveway _____
- Basework as needed up to 4"
- Regrade for proper drainage - Elevation change may be needed (see reverse)
- _____ "
- 4500 PSI _____
- 4000 PSI _____
- Micro Carbon Fibers (3 times stronger than rebar)
- Finish: Broom/Smooth/Exposed/Stamped _____
- Color _____
- Saw Cut / Hand Tool joints / Zip Strip (8 feet or less)
- Curing Agent
- Sealer: Homeowner / AJ's _____
- Backfill: Homeowner
- Grass Repair: Homeowner
- 1/2 Rebar, 2x2, 2x3, 4x4, 5x5
- 2 YR Warranty (see reverse)

Estimated Cost: 14,880.00

Deposit: _____

Balance: _____

X _____
Customer Approval Date

I have read and agree with the terms and conditions on the reverse side

	No	Yes		No	Yes
Replace as is	<input type="checkbox"/>	<input type="checkbox"/>	New Cover	<input type="checkbox"/>	<input type="checkbox"/>
Stumps/Roots	<input type="checkbox"/>	<input type="checkbox"/>	Drainage Problem	<input type="checkbox"/>	<input type="checkbox"/>
Water shut off	<input type="checkbox"/>	<input type="checkbox"/>			

Design on separate copy Garage Door 7" Sprinkler heads?

2 16x24 = 768

4 10x28 720

Total 1488 sq x 10.00

Total 14,880.00

10x28

10x28

10x28

10x28

16x24 384

\$14,496

Risk of Concrete in Minnesota

Peeling, cracking and popouts are excluded from warranty. (See reverse)

Initial _____

Ok to use Bobcat in yard. Customer responsible for any yard/landscaping repair.

Initial _____

ESTIMATE | Pricing good for 90 days.



DATE: _____
 NAME: CAROL BARLAGE
 ADDRESS: [REDACTED]
 CITY: Bell PLAINS
 PHONE: [REDACTED]
 EMAIL: _____
 DISCOVERY: _____



- Apron _____ Steps _____ Stoop _____
- Driveway _____ S.Walk _____ Curb _____
- Patio _____ Garage _____

- JOB SPECS**
- Permit (if needed)
 - Remove Asphalt (Extra charge over "4)
 - Remove Concrete (Extra charge over "4)
 - Remove Gravel, Dirt, or Sod
 - Addition to Driveway _____
 - Regrade for proper drainage
 - Basework/Loads _____
 - Concrete Thickness 5"
 - psi 4500 Cap Blocks _____
 - Rebar Helix Fibers

2' Foot on center

- FINISHING**
- Saw Cut Hand Tool Joints
 - Textured Borders _____
 - Pattern/Color _____
 - Broom Smooth Exposed Ag.
 - Stamped/Color _____
 - Textured/Color _____
 - Sealer Wet Look Sealer

COST

Estimated Cost _____
 Deposit _____
 Balance _____
 X _____
 Customer Approval _____ Date _____

	NO	YES		NO	YES
Replace as is	<input type="checkbox"/>	<input type="checkbox"/>	Water Shutoff	<input type="checkbox"/>	<input type="checkbox"/>
Flares	<input type="checkbox"/>	<input type="checkbox"/>	New Cover	<input type="checkbox"/>	<input type="checkbox"/>
Stumps/Roots	<input type="checkbox"/>	<input type="checkbox"/>	Drainage Problem	<input type="checkbox"/>	<input type="checkbox"/>

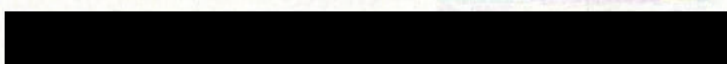
FIELD 1

Remove concrete.
 Dig out Grass dirt.
 INSTALL BASE.
 BLEACHER PAD 24'x15'x5" thick
 DUG out seating. two pads.
 30'x10'x5" thick.
 460 sq Feet.
 10,600

FIELD 2

REMOVE DUG out seats.
 AND pour two
 30'x10'x5" inch Thick.
 DUG out pads.
 600 sq Ft.
 6,000

I have read and agree with the terms and conditions on the front and back side of this document.
 Pricing is subject to change. Additional charges may apply.
 Remaining balance due on day of completion.



One Year Warranty: Covers any problem due to material defects or unsatisfactory workmanship.

Drainage: Corrective measures will be taken if there is standing water of more than the thickness of a quarter when there is a 2% slope or greater (approximately 2 1/2 inch fall in 10 feet). The warranty does not cover driveways with less than 2% slope. Driveways that drain to edges, not to a street, are only covered for a year.

Concrete Failure: If project fails (settling, break-up) due to workmanship issues or lack of material thickness, the problem area will be replaced. The entire surface will be replaced only if the problem area exceeds 60% of the entire concrete surface.

Non-payment or partial payment voids warranty.

The following are items are **NOT** covered under warranty:

Settling: The warranty does not cover settling from work done by others (landscaping, retaining walls, etc.), inadequate compaction from original excavation (e.g. in front of garage), driveways built on fill, buried pipes, utility trenches, any settling underneath the base and concrete work done by Kali Concrete.

Cracks: Any pavement in our climate will develop cracks. Cracks are caused by a variety of reasons including: the freeze and thaw cycle (frost cracks), ground water, water seepage from lawn watering, tree roots, culverts, draining pipes, and/or unstable sub-soil. Cracks often develop at the transition from an existing driveway to an addition. The age of the concrete has no bearing on when a crack will appear.

Shrinkage: As concrete cures it shrinks and hairline cracks occur. This is expected and not covered under warranty. These cracks will typically happen within the first 30 days of installation.

Deterioration: Road salts carried in on vehicles, salts applied for deicing, or lawn fertilizer over applied on to concrete will cause deterioration. Kali Concrete is not responsible for these issues.

Appearance: Occasional surface blemishes due to aggregate pops are normal. Some coloration difference is normal due to the different rates of curing from concrete delivered on multiple trucks.

Color: Colors will vary from the color charts. Integral color will vary if delivered on multiple trucks. A perfect color match is not always guaranteed.

Elevation Change/Landscaping: Base condition and drainage considerations may change the elevation above or below the previous grass line. You may need to adjust grass height to edges if necessary. Additionally, there will be a void between the concrete and existing lawn due to the concrete forms. It is important to back-fill the edges of the concrete with dirt, sod, or rock in order to strengthen the edge. Contractor is not responsible for landscaping changes due to driveway installation. Damage to trees caused by root removal that is necessary for proper installation of driveway is not covered under warranty or by Kali Concrete.

Unmarked Buried Lines: Damage to lines that are unmarked, such as sprinkler system lines, private utilities, or invisible fences are not the contractor's responsibility or Kali Concrete's.

Abuse: Damage from heavy or concentrated loading, applied deicing salt are not covered under this warranty or by Kali Concrete.

Existing Concrete or Asphalt: Your project may necessitate crossing existing concrete work or asphalt (driveway, apron, sidewalk, etc.) with our equipment in order to access the project. Kali concrete does not assume responsibility if a crack or break-up occurs.

Payment Details:

40% Down: Balance due upon completion otherwise possibility of lien. A service charge will be made on all past due invoices at the rate of 2% per month.

Pricing: Any unforeseen conditions at time of excavation or paving can result in additional charges. Prices and estimates are good for 30 days.

Lien Notice: Minnesota Statute Section 514.011, subdivision 1 requires that we give you the following notice.

"(a) Any person or company supplying labor or materials for this improvement to your property may file a lien against your property if that person or company is not paid for the contributions.

(b) Under Minnesota law, you have the right to pay persons who supplied labor or materials for this improvement directly and deduct this amount from our contract price, or withhold the amounts due them from us until 120 days after completion of the improvement unless we give you a lien waiver signed by persons who supplied any labor or material for the improvement and who gave you timely notice."

Bid - Meadow Park Dugouts

Meadow Park Dugouts	Unit	Quantity	Price	Amount	\$/SF
DIVISION 1					
Superintendent (4 Weeks @ 25%)	HR	60	85.00	\$ 5,100.00	\$ 4.25
Demolition	HR	0	65.00	\$ -	\$ -
Demo - Misc. Materials	LS	1	-	\$ -	\$ -
Misc.	HR	0	65.00	\$ -	\$ -
Misc. - Misc. Materials	LS	1	-	\$ -	\$ -
General Purpose Carpentry	HR	0	65.00	\$ -	\$ -
GP Carp - Materials	LS	1	-	\$ -	\$ -
Dumpsters - 30 Yards	EA	1	600.00	\$ 600.00	\$ 0.50
Jobsite Phone	MO	0.375	100.00	\$ 37.50	\$ 0.03
Equipment - Replacement	PCT	\$82,500.00	0.75%	\$ 618.75	\$ 0.52
Procure	PCT	\$ 82,500.00	0.11%	\$ 93.94	\$ 0.08
DIVISION 2					
Demo	LS	1	7,900.00	\$ 7,900.00	\$ 6.58
DIVISION 3					
Concrete	LS	1	12,000.00	\$ 12,000.00	\$ 10.00
DIVISION 6					
Dugout Framing and Roof	LS	1	25,000.00	\$ 25,000.00	\$ 20.83
DIVISION 32					
Fencing	LS	1	20,940.00	\$ 20,940.00	\$ 17.45
SUBTOTAL				\$ 72,290.19	\$ 60.24
Liability Insurance - GC (\$X x .0027)	LS	1	222.75	\$ 222.75	\$ 0.19
GC FEE	PCT	12%	82,500.00	\$ 10,000.00	\$ 8.33
TOTAL				\$ 82,512.94	\$ 68.76

BRENNAN Comp.

Carol Barlage

From: Trevor Masten [REDACTED]
Sent: Monday, December 8, 2025 1:27 PM
To: Carol Barlage
Cc: Brian Barnett; Tim Moonen
Subject: Meadow Park Dugout Remodel Proposal
Attachments: Meadow Park Dugouts Proposal.pdf

Carol,

See the attached proposal.

Inclusions:

- Demo existing backstop fencing and slabs underneath dugout benches
- Install new backstop fencing on Field 1
- Install new dugout fencing in both fields including roofs over 4 dugouts
- Pour (4) new dugout slabs 10x30 and (1) new bleacher slab 24x15. All slabs at 5" thickness

Exclusions:

- Building Permit
- Payment and Performance Bond
- Landscaping

Let me know if you have any questions.

Thank you for the opportunity!

Trevor Masten | Brennan Companies
Project Manager
124 E Walnut St, Suite 340
Mankato, MN 56001



From: Carol Barlage <[REDACTED]>
Sent: Monday, December 8, 2025 10:20 AM
To: Trevor Masten <[REDACTED]>
Subject: RE: Brennan Construction Info

Thank you

 **CAROL BARLAGE**
City of Belle Plaine | Office Assistant Public Works
891 Diversified Drive, PO Box 129
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DATE: January 12, 2026
 TO: Parks Commission
 FROM: Dawn Meyer, City Administrator
 RE: Pickle Ball Courts



At the October 20 Parks Commission meeting the majority of the Commission voted to move forward with the addition of Pickle Ball Courts at Century Park.

The Public Works Committee reviewed the request on November 12. It was the consensus of the Committee to not move forward with the addition of Pickle Ball Courts.

The Pickle Ball Courts are on the January 20 City Council Agenda for Council action.

Memo information from October 20:

Council Liaison Hartmann requested Pickle Ball Courts be added to the October 6 agenda for discussion. After discussion the Commission requested City Administrator Meyer bring back costs associated with the Pickle Ball Courts.

PICKLEBALL COURT COSTS TO BUILD

	Material/Time	2 Courts
Site Prep (Public Works)	~ 8 Hours	
Base Foundation (concrete pad) (AJ's Construction & Geothermal, Inc.) (2 courts: 30 x 120)	Concrete and Plastic Sheeting	\$15,200.00
Surfacing/Painting (RDH Drywall) (2 Courts: 30 x 60 each)	Surface prep, Acid Pressure Wash, Seal Surface, Apply Color, Paint Lines	\$26,200.00
Equipment (BSN Sports)	Quick Start Round Posts, Steel Cable Net, Sleeves)	\$1,289.26
Fencing & Privacy Lathe Costs (Pass Fencing)	Fence with 2 Gates, Privacy Slats	\$26,600.00
Benches (Belson Outdoors) - Model PB6-TRAIING (Cedar w/black frame) In Ground Mount - 6' Length	2 Benches Total - \$845.00/each	\$1,690.00
Freight is free with this model of bench	Freight for Benches	\$0.00
	Estimated TOTAL	\$70,979.26

DATE: January 20, 2026
TO: Parks Commission
FROM: Dawn Meyer, City Administrator
RE: Parks Fund Levy for 2026



At the December 10, 2025 Finance Ways and Means Budget meeting, the Council reached a consensus to remove the Fund 205 Parks Levy in the amount of \$37,500.00. Subsequently, during the December 15, 2025 City Council meeting, the Council adopted Resolution 25-146, which set the Fund 205 Parks Levy to \$0.

Fund 205 Parks Levy directly supports the Parks Commission Fund. As a result of the levy removal, the property tax payment of \$18,750.00 previously reflected in the Park Funds Update will no longer be included in revenues, as it will not be collected. Future revenues for the Parks Commission Fund will continue to be generated through interest from current reserves and future development.