

Douglas County Commissioner Meeting Minutes  
November 18, 2025

PURSUANT TO ADJOURNMENT The Board of County Commissioners met at the Douglas County Courthouse in Armour, SD at 9:00 a.m. on Tuesday, November 18, 2025. Members present were Dan Koedam, Marlin Maas, Lori Sparks, Jerod Star and Jim Werkmeister. Auditor Phyllis Barker was also present. The Pledge of Allegiance was recited. A motion was made by Maas and seconded by Koedam to adopt the agenda. All members voted in favor of this action; motion carried.

HIGHWAY DEPARTMENT

Brad Ellwanger, Highway Superintendent, and Callie Nichols, Assistant Highway Superintendent, met with the Board to update them on their department. Discussion was held regarding Bridge #22-143-120 on 280<sup>th</sup> St. A motion was made by Koedam and seconded by Star introducing the following resolution to re-apply for the Bridge Improvement Grant to aid in repairing the bridge:

RESOLUTION #2025-08

2026 Bridge Improvement Grant Program Resolution Authorizing Submission of Applications

WHEREAS, Douglas County wishes to submit an application for consideration of award for the Bridge Improvement Grant Program:

STRUCTURE NUMBER AND LOCATION:

Str. No 22-188-160: 8.2 miles west of Delmont, SD on 284th St. over a Branch of Choteau Creek

and WHEREAS, Douglas County certifies that the project are listed in the county's Five-Year County Highway and Bridge Improvement Plan;

and WHEREAS, Douglas County agrees to pay the 20% match on the Bridge Improvement Grant funds and 100% of ineligible expenses;

and WHEREAS, Douglas County hereby authorizes the Bridge Improvement Grant application(s) and any required funding commitments.

NOW THEREFORE BE IT RESOLVED:

That the South Dakota Department of Transportation be and hereby is requested to accept the attached Bridge Improvement Grant application.

Voting yes: Werkmeister, Maas, Star, Koedam and Sparks. Voting no: none. Absent: none. Motion carried.

Dated at Armour, SD, this day of 18<sup>th</sup> day of November 2025.

Signed: \_\_\_\_\_  
Lori Sparks, Chairperson

Attest: \_\_\_\_\_  
Phyllis Barker, Auditor

Eric Prunty and Bruce Wilsey, Brosz Engineering, met with the Board to discuss the 2025 Bridge Inspection findings. Discussion was held with no action taken at this time.

#### CORSICA DEVELOPMENT INC.

Luke Bamberg and David Lambert, representing Corsica Inc., met with the Board to discuss property tax interest on properties owned by Corsica Inc. Jessica Goehring, Director of Equalization and Carolyn Lau, Treasurer, were also present. Bamberg explained that there was a misunderstanding when implementing the TIF Districts due to conflicting information from the Department of Revenue leading them to believe that they were tax-exempt. Non-profit organizations *are not exempt* from paying property tax on property located within a TIF District. Bamberg stated that Corsica Inc. was not aware that taxes were owed on the property and therefore they were not paid and interest was accrued. Goehring explained that the tax bill had to be split because R&M Leasing recently sold one acre to Corsica Inc. Notices were sent in January informing both parties of the taxes due. The total tax bill for the parcel was \$28,890.90, with Corsica Inc. responsible for \$56.44. Since this amount was not paid in full, interest accrued on the entire billed amount. Discussion continued.

A motion was made by Maas and seconded by Star agreeing to the following terms: Corsica Inc. will pay the entire amount of interest owed for parcel #3525 in the amount of \$959.18 today. The Treasurer will reach out to the Department of Legislative Audit to see if refunding half of the interest is a possibility, and if so, will issue a refund of \$479.59 to Corsica Inc. All members voted in favor of this action; motion carried.

#### TREASURER

A motion was made by Koedam and seconded by Werkmeister authorizing the Treasurer to deposit \$100,000 into a 6-month Certificate of Deposit with Bank West. All present voted in favor of this action; motion carried.

#### OTHER BUSINESS

A Motion was made by Maas and seconded by Star authorizing the Chairperson to sign the Prisoner Housing Agreement with Charles Mix County for 2026 at a rate of \$90.00 per prisoner, per day. All members voted in favor of this action; motion carried.

#### DAKOTA TRAILS GOLF COURSE LEASE AGREEMENT

Auditor Barker informed the Board that per the lease agreement between the County and Dakota Trails Golf Course, the rental rate is due to be reviewed. Discussion was held. A motion was made by Maas and seconded by Star to adjust the Dakota Trails Golf Course rental rate to \$1,000.00 be paid on the 1<sup>st</sup> day of April 2026 and every year thereafter for a period of ten (10) years. All members voted in favor of this action; motion carried.

#### STATES ATTORNEY

A motion was made by Star and seconded by Werkmeister authorizing the purchase of a computer and printer for the new Deputy States Attorney. All members voted in favor of this action; motion carried.

#### PLAT APPROVAL

A motion was made by Star and seconded by Werkmeister to authorizing the Chairperson to sign

the Plat of Lot 6-A-1, a Subdivision of Lot 6-A, a Subdivision of a portion of the NE ¼ of Section 2, T 99 N, R 66 W of the 5<sup>th</sup> P.M., Douglas County, South Dakota. All members voted in favor of this action; motion carried.

#### EXECUTIVE SESSION

A motion was made by Werkmeister and seconded by Koedam to enter executive session at 11:13 a.m. pursuant to 1-25-2 (1). All members voted in favor of this action; motion carried. Chairperson Sparks declared the meeting back to open session at 11:21 a.m. with no action taken.

#### 2026 EMPLOYEE WAGES

Auditor Barker presented wage information to the Commissioners as requested. Discussion was held with no action taken at this time.

#### FEES REPORT: (October 2025)

Register of Deeds Fees: \$4,961.50

Clerk of Courts Fees: \$2,530.00

#### AUDITORS ACCOUNT WITH THE COUNTY TREASURER: October 2025

Checking Accounts .....	\$1920.45
Cash on Hand.....	\$500.00
Petty Cash.....	\$400.00
Un-deposited receipts.....	\$383,415.87
Preferred Checking .....	\$5,610,142.00
Certificate of Deposits .....	\$100,000.00
Total .....	\$6,096,378.32

#### FUND BALANCE

General Fund .....	\$2,813,228.88
Special Revenue Funds .....	\$1,132,810.94
Tax Increment District Fund.....	\$36,350.56
Trust and Agency Funds .....	\$2,113,987.94
Total .....	\$6,096,378.32

#### CLAIMS

The following claims were approved for payment:

#### GENERAL FUND

Agland Coop 374.22 gas/repairs; Buhl's Dry Cleaning 153.50 supplies; Charles Mix Co. Sheriff's Office 90.00 jail fees; Cole Papers 261.03 supplies; Douglas Co. Electric 231.94 utilities; Darrington Water 16.00 supplies; Dept of Health 150.00 prisoner medical; Farm and Home Publishers 405.00 supplies; Kim Klein 140.00 travel; Kone Inc. 2399.00 repairs; Legacy Building & Supply 20.50 supplies; Nextraq 46.00 utilities; Northwestern Energy 1402.08 utilities; Office Products Center 104.47 supplies; Schrank Exterior Design 63.00 maintenance; SDSU Dept. of Animal Sciences 32.00 supplies; Two-Way Solutions 130.98 repairs; Yankton Co. Sheriff's Office 50.00 prof fees.

#### ROAD AND BRIDGE FUND

Agland Coop 4898.40 supplies; Bituminous Paving 142,419.20 road repairs; C&B Operations 219.62 supplies; Commercial Asphalt Co. 388,679.10 overlay; Douglas Co. Electric 81.30 utilities; ECONO Signs 396.77 repairs; Fousek Truck Service 262.45 supplies; Henke Tractor Repair 131.97 supplies;

Kevin's Feed & Seed 72.22 supplies; Nextraq 132.65 utilities; Northwestern Energy 200.55 utilities; Office Products Center 24.95 supplies; Transource Truck & Equip. 665.49 repairs; Vogt's repair 196.35 supplies/repairs; WW Tire Service 10,818.00 grader tires.

**EMERGENCY MANAGEMENT FUND**

AT&T Mobility 31.98 utilities.

**ADJOURNMENT**

At 11:54 a.m. a motion was made by Koedam and seconded by Werkmeister to adjourn until the next meeting to be held at 9:00 a.m. on December 2, 2025. All members voted in favor of this action; motion carried.

SIGNED: \_\_\_\_\_  
Lori Sparks, Chairperson  
Board of County Commissioners

ATTEST: \_\_\_\_\_  
Phyllis Barker, Auditor

