

ALTON CITY COUNCIL MEETING
Minutes of Regular Session
Tuesday, July 12, 2022

Mayor Vande Griend called the meeting to order at 6:00 P.M. with Council members Jorgensen, Krull, Mulder, and Plathe present. Vander Pol was absent. Also present were Dale Oltmans and Laurie Tentinger.

Motion by Jorgensen and second by Krull to approve the agenda. Ayes 4

Motion by Jorgensen and second by Plathe to approve the minutes from June 14, 2022, meeting. Ayes 4

Motion by Mulder and second by Krull to approve the financial reports as presented. Ayes 4

Motion by Mulder and second by Plathe to approve the bills as presented. Ayes 4

JULY 2022 ACCOUNTS PAYABLE

<u>VENDOR</u>	<u>PRODUCT/SERVICE</u>	<u>AMOUNT</u>
A & M LAUNDRY INC	LAUNDRY SERVICE	\$56.89
AFLAC	AFLAC-PRE-TAX	\$383.71
AGSTATE	FUEL	\$4,519.13
AHLERS & COONEY, P.C.	LEGAL FEES	\$528.00
ALTON PRESBYTERIAN CHURCH	SIDEWALK REPLACEMENT REBATE	\$380.00
AMERICAN STATE BANK	FED/FICA TAX	\$10,494.89
BOMGAARS	SUPPLIES	\$81.96
BUNKERS FEED	LAGOON SPRAYING	\$661.47
CENTURY BUSINESS PRODUCTS	COPIER FEES	\$152.15
CITY OF ORANGE CITY	LAW, GAS, ZONING, PUDDLE JUMPER	\$59,586.25
CLAYTON ENERGY CORPORATION	GAS RESERVATION	\$3,038.23
CLAYTON ENERGY CORPORATION	GAS COMMODITY	\$10,160.01
CMBA ARCHITECTS	FIRE STATION SERVICES	\$2,540.00
CONNECTIONS INC	EMPLOYEE ASSISTANCE PROGRAM	\$81.27
DEARBORN LIFE INS CO	GROUP INSURANCE	\$3,032.48
DELEEUEW GRAPHICS & SIGNS	SIGNS - DUMP, PARK BATHROOMS	\$582.03
DEWILD GRANT RECKERT & ASSOC	SEWER STUDY, FORCE MAIN, T-LINE	\$3,128.00
DIAMOND VOGEL PAINT	PAINT	\$8.20
ECHO GROUP INC	CONDUIT	\$1,820.13
ELECTRICAL ENGINEERING & EQUIP	GENERATOR REPAIR	\$4,528.34
FOREMAN TIRE SERVICE	TIRE REPAIR	\$31.00
FREEMAN, ESTELLE	UTILITY DEPOSIT REFUND	\$169.33
GOLDEN VALLEY HARDSCAPES	MULCH	\$3,078.90
BLAIR & SHEILA HARP	ELECTRIC REBATE	\$870.00
HAWKINS WATER TREATMENT GROUP	CHEMICALS	\$10.00
HIEMSTRA RENTALS	SIDEWALK REPLACEMENT REBATE	\$850.00
IOWA DEPT OF NATURAL RESOURCES	ANNUAL WATER SUPPLY FEE	\$137.46
IOWA LEAGUE OF CITIES	DUES	\$1,017.00
IOWA ONE CALL	LOCATES	\$43.00
IOWA STATE TREASURER	STATE TAX	\$1,687.00
IOWA STATE UNIVERSITY	MPA REGISTRATION	\$195.00

IPERS COLLECTIONS	IPERS	\$7,031.33
JANITOR'S CLOSET	SUPPLIES	\$18.25
JERRY KELLEN	ELECTRIC REBATE	\$1,050.00
KLAY, VELDHUIZEN, BINDNER, DEJONG	LEGAL FEES	\$1,597.50
KOPETSKYS ACE	SUPPLIES	\$22.35
KUSTOM PAINTING	PAINT DUGOUTS & CONCESSIONS	\$4,350.00
MACQUEEN EQUIPMENT	EXTRACTOR	\$5,112.18
MARVS OUTDOOR POWER & EQUIP.	OIL	\$17.99
METERING & TECHNOLOGY SOL	ERT	\$136.66
MID SIOUX OPPORTUNITY	PROJECT SHARE	\$120.00
MIDAMERICAN ENERGY	STREETLIGHTS	\$338.09
MIDWEST FIRE & REPAIR	VALVE KIT	\$231.02
MISSOURI RIVER ENERGY SERVICES	ELECTRIC	\$47,095.70
MUNICIPAL UTIL-BILLS	UTILITIES	\$2,227.60
NEAL CHASE LUMBER CO	SUPPLIES	\$1,051.23
ORANGE CITY MUNICIPAL UTILITIES	BULK WATER	\$9,127.28
ORANGE CITY HEALTH SYSTEM	AMBULANCE SUPPLIES	\$19.15
ORANGE CITY SANITATION	GARBAGE HAULING	\$7,450.10
P & K PEST CONTROL	PEST CONTROL	\$65.00
PAYROLL	PAYROLL 06/30/2022	\$34,149.63
PEFA, INC	GAS COMMODITY	\$2,127.87
PIPER SANDLER & CO	DISSEMINATION SERVICES	\$1,750.00
POPPEMA-SIKMA CONSTR. CO	FIRE STATION ADDITION	\$34,781.35
POPPEMA-SIKMA CONSTR. CO	DUMPSTER	\$500.00
POPPEMA-SIKMA CONSTR. CO	RETAINAGE - FIRE STATION	\$111,372.37
PREMIER COMMUNICATIONS	IT SERVICES	\$600.00
PRINCIPAL LIFE	GROUP INSURANCE	\$376.38
REHAB SYSTEMS INC.	MANHOLE REHAB	\$6,217.50
ROCK VALLEY PRECAST, INC	SPLASH PANS	\$84.00
SIOUXLAND DISTRICT HEALTH DEPT	POOL INSPECTION	\$288.00
SIOUXLAND PRESS	PUBLICATIONS	\$733.50
SUPERHITECH	CAMERA REPAIRS	\$85.00
THOMPSON AUTOMATION	LIFT STATION ALARM REPAIRS	\$632.71
TREASURER - STATE OF IOWA	WATER EXCISE TAX	\$1,617.12
TREASURER - STATE OF IOWA	SALES TAX	\$2,684.50
U.S. POSTMASTER	POSTAGE	\$500.00
UNUM LIFE INSURANCE COMPANY	GROUP INSURANCE	\$424.10
VAN WERT INC.	METERS	\$319.36
VANDEN BERG EXCAVATING	REPAIR SANITARY MAIN	\$948.73
VERIZON	CELL PHONES	\$597.11
VISA	SUPPLIES, TRAINING, REGISTRATION	\$2,487.53
WELLMARK BLUE CROSS/BLUE SHIELD	GROUP INSURANCE	\$10,314.30
WEST IOWA TELEPHONE	TELEPHONE, FAX, INTERNET	\$947.51
	TOTAL ACCOUNTS PAYABLE	<u>\$415,451.83</u>

UTILITIES: The Council discussed Jeff Drew's request for a credit on his water bill. Drew presented a request to the Council at the June Council meeting and dropped off a letter at the City Office after. Staff calculated the difference in Drew's average bill.

Motion by Plathe and second by Mulder to approve a one-time credit to Drew's account for the difference in water and sewer charges compared to his average and to not pay for Drew's plumber. Ayes 4

The Council reviewed the Natural Gas Operations and Maintenance Plan as proposed.

Motion by Mulder and second by Krull to approve the Natural Gas Operations and Maintenance Plan as presented. Ayes 4

INDUSTRIAL PARK:

RESOLUTION 22-29: "RESOLUTION SETTING DATES OF A CONSULTATION AND PUBLIC HEARING ON A PROPOSED AMENDMENT NO. 1 TO THE GLOBAL AQUACULTURE URBAN RENEWAL PLAN I THE CITY OF ALTON, STATE OF IOWA" was introduced and moved for adoption by Council Member Jorgensen. Plathe seconded the motion to adopt.

On roll call vote:

Ayes: Jorgensen, Plathe, Krull, Mulder

Nays: None

Absent: Vander Pol

Whereupon the Mayor declared the Resolution duly adopted.

RESOLUTION 22-30: "RESOLUTION SETTING DATES OF A CONSULTATION AND A PUBLIC HEARING ON A PROPOSED AMENDMENT NO. 1 TO THE ALTON INDUSTRIAL PARK URBAN RENEWAL PLAN IN THE CITY OF ALTON, STATE OF IOWA" was introduced and moved for adoption by Council Member Krull. Plathe seconded the motion to adopt.

On roll call vote:

Ayes: Krull, Mulder, Plathe, Jorgensen

Nays: None

Absent: Vander Pol

Whereupon the Mayor declared the Resolution duly adopted.

RESOLUTION 22-31: "RESOLUTION FIXING DATE FOR A PUBLIC HEARING ON THE PROPOSAL TO ENTER INTO A DEVELOPMENT AGREEMENT WITH HUISMAN REAL ESTATE, LLC AND K2W PRECISION, INC., AND PROVIDING FOR PUBLICATION OF NOTICE THEREOF" was introduced and moved for adoption by Council Member Jorgensen. Krull seconded the motion to adopt.

On roll call vote:

Ayes: Jorgensen, Krull, Mulder, Plathe

Nays: None

Absent: Vander Pol

Whereupon the Mayor declared the Resolution duly adopted.

LIQUOR LICENSE: Casey's General Store has submitted a liquor license application along with a change of ownership application.

Motion by Mulder and second by Plathe to approve Casey's General Store Class E Liquor License permit with Class B Wine, Class C Beer and Sunday Sales and change of ownership. Ayes 4

SECURITY CAMERAS: After a couple recent events the Council discussed having security cameras on 10th St. Jorgensen indicated the angle, and the distance cameras would need to be would not allow for clear footage. It was the consensus of the Council not to pursue cameras on 10th St.

NUISANCE PROPERTY ABATEMENT: Council discussed Steve Kelling's property cleanup per the court order. Kelling has cleaned and organized items on his property at 705 2nd Ave.

Motion by Mulder and second by Jorgensen to notify Steve Kelling that his property at 705 2nd Ave has met the standards set by City Code. Ayes 4

HIEMSTRA ADDITION: Oltmans informed the Council that Palmer Roskamp has agreed to sell his lot and trailer, as is, to the City for \$20,000. The City will use LMI funds to purchase and clean up the lot with the goal of providing a lot for low to moderate income housing.

Motion by Jorgensen and second by Krull to approve the purchase of N Lot 10 in Hiemstra Addition for \$20,000. Ayes 4

IOWA ECONOMIC DEVELOPMENT AUTHORITY: Oltmans has been in contact with the Iowa Economic Development Authority regarding The Yard Bar & Grill. IEDA has an Emergency Catalyst Grant which the City can apply for, to promote economic development. The maximum grant is \$100,000 with the City providing a portion of those funds.

It was the consensus of the Council to proceed with applying for the grant.

FIRE STATION ADDITION/COMMUNITY BUILDING PROJECT: Plathe informed the Council that the fire station addition is almost done. There is one door left to install. The Community Building doors are ordered. The Council discussed getting access code door locks to allow for entry into the building without keys and would allow staff to grant access by changing a code.

Motion by Jorgensen and second by Krull to release the retainage on the Fire Station Addition Project to Poppema Sikma. Ayes 3, Plathe Abstained.

CODE OF ORDINANCES: The Council will be meeting July 26 to review the updated Code of Ordinances. Oltmans informed the council of the new state code that prohibits the City from collecting a registration on ATVs. It was the consensus of the Council to keep registration process for ATVs removing the fee.

CITY HALL REMODEL: Vande Griend stressed the importance of getting the remodel of City Hall in motion. Mulder will draw up the floor plan. Once staff has the floorplan, they will get bids from contractors.

ANNEXATION MORATORIUM:

RESOLUTION 22-27: “JOINT RESOLUTION FOR ANNEXATION MORATORIUM” was introduced and moved for adoption by Council Member Jorgensen. Mulder seconded the motion to adopt.

On roll call vote:

Ayes: Jorgensen, Mulder, Plathe, Krull

Nays: None

Absent: Vander Pol

Whereupon the Mayor declared the Resolution duly adopted.

PERSONNEL: Oltmans and Tentinger left the meeting at 7:11 PM. Council discussed employee performance. Oltmans and Tentinger returned to meeting at 7:30 PM.

RESOLUTION 22-28 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA, SETTING SALARIES AND WAGES FOR APPOINTED OFFICERS AND EMPLOYEES OF THE CITY FOR FISCAL YEAR 2022-2023” was introduced and moved for adoption by Council Member Plathe. Jorgensen seconded the motion to adopt.

On roll call vote:

Ayes: Plathe, Jorgensen, Krull, Mulder

Nays: None

Absent: Vander Pol

Whereupon the Mayor declared the Resolution duly adopted.

OTHER BUSINESS: The Mayor and Council requested shirts with the City logo for events. City staff will order.

Jorgensen spoke to the Council about Sioux Golf & Country Club replacing an old shed used to store chemicals and seed. The SGCC Board has discussed fixing the building or moving in a building and will decide at the next Board meeting.

Oltmans informed the Council of a request from Kevin Thyr. Thyr is currently the chef at Nederlanders and is requesting financial assistance from the City to keep Nederlanders open since there are not many options in the area for breakfast, lunch, and dinner. It was the consensus of the Council to focus on working with The Yard so that they can resume their business.

Motion by Krull and second by Plathe to adjourn the meeting at 7:42 PM. Ayes 4

Mayor
Dan Vande Griend

City Clerk/Administrator
Dale Oltmans

June Revenue

General Fund	\$27,078.64
RUT Fund	\$21,884.66
Employee Benefits Fund	\$602.11
Local Option Fund	\$17,108.43
TIF – FVM2 Phase 1 Fund	\$39.48
Debt Service Fund	\$1,856.82
Capital Equipment Fund	\$38.88

Capital Parks & Trails Fund	\$22.05
Water Fund	\$27,496.49
Sewer Fund	\$26,511.53
Electric Fund	\$114,436.20
Gas Fund	\$39,683.31
Storm Water Fund	\$2,695.92
Total Receipts	\$279,454.52