

Minutes
KEOTA CITY COUNCIL
225 E. BROADWAY AVE.
March 4th, 2024

Meeting was called to order at 7:00 pm by Mayor Cansler.

Roll call: Mayor Cansler, Councilmen Conrad, McDonald, Greiner, Bender and Burroughs were present. City employee present were Harmsen, Horras and Librarian Greiner. Public present Karen Sypherd, Darren Brown and guest and Casey Jarmes from Sigourney New-Review.

Consent Agenda: A motion was made to approve Consent Agenda by Burroughs, including Agenda, previous meeting minutes from October 16th Council Meeting - Budget review and payment of Bills. Conrad 2nd the motion and all were in favor.

Bills Paid February 21st thru March 4th, 2024

Checks

Payroll:

CENGAGE LEARNING	102.16
CENTER POINT LARGE PRINT	412.00
FIRST NATIONAL BANK OF OMAHA	260.37
INFOMAX OFFICE SYSTEMS	156.97
WINDSTREAM	148.26
ALLIANT ENERGY	7,061.22
COX SANITATION & RECYCLING INC	4,730.70
Creative Product Courcing, Inc	274.78
Dept. of Inspect., Appeal & Li	40.00
FIRST NATIONAL BANK OF OMAHA	258.20
GFC LEASING-WI	100.91
H&M FARM & HOME SUPPLY	84.03
ION ENVIRONMENTAL SOLUTIONS	3,625.00
Kevin's Sales and Service	60.00
	17,314.60

Ashley R Greiner	75.72
Tonia Greiner	973.81
Micah Harmsen	1,857.79
Kevin L Slaubaugh	1,783.79
Alycia A Horras	1,915.68
	6,609.79

Public Forum: Nothing to report

Department Reports:

Public Works –Harmsen reported that LL Pelling was in town last week looking at problem areas to repair. Still waiting on an estimate from Goodwins for the basement repair work. If we don't receive one this week, we will look at a new option. We did a lot of prep work and grass seeding last week with hopes of moisture on the horizon, with plans to do more of this next week around the pool area. Odessa Mechanical has returned to finish up their HVAC work with the pool heater and exhaust fans. They were able to get the street sweeper out and will finish that work up tomorrow. Meter install has been slow with all the spring projects going on and the stable weather to work in. We also removed the snow fence on west end of town last week.

Library –There has been a great turnout for coffee club and quilting. There have been 39 lap quilts finished and delivered with 74 total finished. The Princess Party is set for March 9th at 9am. Toni is gearing up for the summer reading program.

Museum- The board bought a beautiful display case to go in the Singmaster Room.

Clerk – Horras shared that she heard from the KCEF and we were chosen and awarded the grant for \$5000.00 to be used to purchase an outdoor movie theater system and other various items to allow us to have Movies in the Park. The Property Tax hearing will be confirmed this evening, and is tentatively set for April 1st. Horras has been busy working on budget prep work and getting all the data in to set the proposed property tax hearing. We received a dividend check from Lyle Insurance company this week in the amount of \$3255.00. Looking in to our investments and how our accounts are structured, Horras shared that by consolidating and taking advantage of the CD rates, our relationship rate, etc. We have been able to secure an interest deposit of \$1020.82 for the one account that she restructured, within a 6 month period. This was significant jump from the previous \$144.90 that the City had been accruing for 6 months, with the previous structure. Horras has been doing some work on looking at swim lessons and the cost to get our information set and out to the citizens. She also reported that we have received several applications for our summer pool staff and some new interest along with our staff from last summer.

Resolutions and Ordinances:

RESOLUTION 2024-09 Approval of Support for Keota Unlimited to submit a grant to the WCRF - Motion to approve by Bender, 2nd by Burroughs, and all in favor.

ORDINANCE 2024- Amendment to City of Keota, Iowa 2017 Codebook of Ord. - Special Ordinances: Chapter 7, Sec. 1 & 4 of the Urban Revitalization Area:

- a. First reading of Special Ordinance Chapter 7 Urban Revitalization Area Sections 1 & 4
- b. Potential Waiving of 2nd and 3rd Readings of Special Ordinance, Chapter 7 – Motion made by Conrad, 2nd by Bender and all in favor.
- c. Potential Approval of Special Ordinance, Chapter 7 – Motion made by Conrad, 2nd by Burroughs and all in favor.

Resolution 2024-10 Approval of Renewal of Tax Abatement Program for a timeframe consistent with Special Ordinance change to Chapter 7 Urban Revitalization Area – Motion to approve by Burroughs, 2nd by Bender and all in favor.

Ordinance 2024-301 Amendment to City of Keota, Iowa 2017 Codebook of Ord. – Zoning Allowances

- a. First reading of Zoning Allowances 6-14-15
- b. Potential Waiving of 2nd and 3rd Readings of Zoning Allowances 6-14-15 – Motion made by Greiner, 2nd by Burroughs and all in favor.
- c. Potential Approval of Zoning Allowances 6-14-15 – Motion made by Greiner, 2nd by McDonald, and all in favor.

Resolution 2024-11 – Building Permit for Bill Miller – Motion to approve by Conrad, 2nd by Burroughs and all in favor.

Resolution 2024-12 – Approval of Proposed Property Tax Hearing on April 1, 2024 – Motion to approve by Bender, 2nd by McDonald and all in favor.

Resolution 2024-13 – Approval of submission to Miller-Meeks Community Project Funding program – Motion to approve by Conrad, 2nd by Heath and all in favor.

New Business:

Discussion/Possible Approval – February Payroll/Benefit time for City Employees – Motion to approve by Burroughs, 2nd by McDonald and all in favor.

Preview/Possible Action – 2024 Cemetery Mowing Bids and Acceptance – Motion to approve a 3year contract at \$24,000.00 each year with Scott Westendorf was made by Bender, 2nd by Burroughs and all in favor.

Preview/Possible Action – Trailer Bids for Trailer located at 505 S Green St. – Motion to accept the bid that was presented by Tribulation and Trust Ministries for \$500.00, with the agreement to move the trailer to the new location of 310 N Davis St., to replace the current run down trailer and to add a permanent foundation below this new addition, with a firm time frame for completion set between Darren Brown, Councilman Conrad and Administrator Horras, was made by Burroughs, 2nd by Greiner, and all were in favor.

Debate/Possible Action – 20AE Agreement Fire Department – Motion to approve the 20AE agreement with the verification that the maintenance fee is set for a 5 year term to include '21, '22, '23, '24, & '25, as to finalize FY25, made by Burroughs, 2nd by McDonald and all in favor.

Debate – Public Safety – 20AE Agreement with Sigourney PD – Agreement to have the Safety Committee review the 20AE agreement and meet with the Sigourney Safety Committee to negotiate and come to an agreement and then re-present the agreement to the Council for final approval.

Discussion/Possible Action – Options for potential Side by Side for City Employee Usage – Council agrees that this is a good purchase for various uses at the City and would like the city employees to work together to look at some bids for what is out there and bring that back to the council.

Discussion/Possible Action – Changes to Insurance with added assets – Motion to move forward with insurance options on the rental property and to bring that back to the council to decide the structure that is best, made by Conrad, 2nd by Burroughs and all in favor.

Mayor Comments: Mayor Cansler asked the city staff to look at Spring Clean up and to be diligent in looking at our Ordinances and keeping things addressed and cleaned up as we get closer to clean up time. This is a good time to bring items to our residents attention to assure compliance.

Adjournment: Motion made to adjourn meeting by Conrad, 2nd by McDonald, and all in favor. Time 9:21pm.

Next regular meeting, March 18th, 2024 at 7:00 pm.

Attest:

Mayor Anthony Cansler

City Administrator Alycia A Horras