

**AGENDA
KEOTA CITY COUNCIL
KEOTA CITY HALL
225 E. BROADWAY AVE.
SEPTEMBER 21, 2020
7:00 P.M.**

1. Roll Call

2. *Approve Consent Agenda

Note: These are routine items and will be enacted by one motion without separate discussion unless a Council member requests an item be removed for separate consideration.

- a. Minutes of September 2, 2020
- b. Bills for payment
- c. August month end financials

3. Department/Committee Reports

4. Business

- a. Second Reading of Ordinance 2020-286: Fireworks
- b. Approve Resolution 2020-36: Street Finance Report
- c. Approve Resolution 2020-37: Tax Abatement 407 S. Iowa St.
- d. Review Keota Fire Department 28-E Agreement
- e. Approve Building Permit – 104 E. Rock Island Ave.

5. Citizen Comments

While Citizen's Comments are not required by law, the Mayor and City Council welcome comments from the public. An opportunity to speak is not guaranteed, and is allowed at the discretion of the Chair. You are asked to state your name and address for the record and to limit your remarks to 3 minutes in order that others may be given the opportunity to speak.

The following requirements will be enforced by the Mayor and City Council;

- *All comments must be directed at the Council*
- *Only the citizen given the chair to speak is allowed to speak. Anyone else speaking will be removed from the meeting.*
- *You may ask questions to the Council; however, your questions will not be answered during Citizens comments and will be considered, though no answer guaranteed, during the Council's debate.*
- *Once Citizens comments are complete there is to be no talking or comments from the gallery. Any citizen speaking once Citizen's comments are complete will be removed from the meeting.*

Please remember, Robert's Rules of Order requires that all debate be conducted by the Council without interruption from the gallery and is enforceable by law. Likewise, the Council is not to enter into debate with the public during the meeting. If a Councilman asks a question of a Citizen, the Citizen will be allowed to answer the question only.

Robert's Rules of Order also states that the Order of Business is at the discretion of the Chair who is the Mayor.

6. Clerk/Council Comments

7. *Adjournment

*Mayor Anthony Cansler*Councilman Matt Greiner*Councilman Rod Hill
*Councilman Keith Conrad*Councilman Mike Bender*Councilman Heath McDonald

*Public Works Director Kevin Slaubaugh*Public Works Employee Kevin Miller*Police Chief Doug Conrad
*City Clerk Tomisha Hammes

September 2, 2020

The Keota City Council met on September 2, 2020, at the Keota City Hall. The meeting was called to order at 7:00 p.m. by Mayor Anthony Cansler.

Council members answering roll call were: Mike Bender, Keith Conrad, Rod Hill, Heath McDonald, and Matt Greiner arrived at 7:19 p.m. City Employees present were Kevin Slaubaugh, Toni Greiner, and Tomisha Hammes. Also in attendance was Rich Klein, Nick Mahan, Jim Tinnis, Danielle Imhoff, Kathy Davis, Karen Sypherd, Trenton Redlinger, Mary Pat Redlinger, and Dan Flynn.

Motion was made by Councilman Bender to approve the consent agenda including minutes from the August 17 and 19, 2020 meetings and payment of bills. Councilman Conrad seconded the motion. Motion passed with a 4-0 vote.

CITY OF KEOTA
SEPTEMBER 2, 2020 COUNCIL MEETING
FOR PERIOD AUGUST 18 - SEPTEMBER 2, 2020

<u>PAYEE</u>	<u>AMOUNT</u>	<u>COMMENT</u>
ALTENHOFEN, CHERYL	\$69.36	Payroll
CONRAD, DOUGLAS L.	\$1,851.08	Payroll
GREINER, ASHLEY	\$55.66	Payroll
GREINER, TONIA	\$901.21	Payroll
HAMMES, TOMISHA	\$1,330.46	Payroll
MILLER, KEVIN	\$1,207.77	Payroll
SLAUBAUGH, KEVIN L.	\$1,496.86	Payroll
EFTPS	\$2,025.64	Employee Withholdings
IPERS	\$2,859.52	Employee Benefits
WINDSTREAM	\$145.26	Library - Phone/Fax/Internet
INFOMAX	\$140.17	Library - Copier Lease
CENTER POINT LARGE PRINT	\$44.34	Library - 2 Lg Print Books
CENGAGE LEARNING	\$88.88	Library - Books
ALL AMERICAN PEST CONTROL	\$30.00	Library - Pest Control
OVERDRIVE	\$419.62	Library - Bridges E-Books Content Fee
QUILL CORP.	\$89.51	Library - Supplies/Janitorial
STATE LIBRARY OF IOWA	\$62.00	Library - Bridges Platform Fee
SWANK MOVIE LICENSE	\$322.00	Library - Copyright License
WOODWARD PUBLIC LIBRARY	\$10.00	Library - Book
KOCH OFFICE GROUP	\$138.04	CH - Copier
DIGITAL - ALLY	\$205.00	Police - Chest Camera
CARGILL	\$5,074.60	Water - KD CRSE Bulk
BLUE CROSS BLUE SHIELD	\$9,079.55	Employee Benefits
WINDSTREAM	\$238.71	All Dept. Phone/Fax
ION ENVIRONMENTAL SOLUTIONS	\$1,935.80	Water/Sewer - Operations/Labs
KEILA ROSS	\$100.60	Finalized Bill - Refund
MUNICIPAL SUPPLY INC.	\$282.05	Sewer - Curb Box/Repair Clamp
TREMMEL BACKHOE SERVICE	\$1,035.00	Water - Main Leak(s) Carpenter Street
TREASURER, KEOKUK COUNTY	\$708.00	Economic Development - 105 N. Davis Street/506 N. Ellis St. Final
COX SANITATION	\$5,068.00	Garbage Pick Up/Garbage Bags
ALLIANT ENERGY	\$7,689.52	All Dept. Gas/Electric
FIRST NATIONAL BANK	\$571.21	Library - Books/DVDs/Programs
FIRST NATIONAL BANK	\$711.50	CH - Keokuk County Endowment Grant Tech
FIRST NATIONAL BANK	\$161.90	Police - Veh O & M
FIRST NATIONAL BANK	\$497.15	Water - Iowa Rural Water Conference Hotel/Training
MALLEY HARDWARE	\$105.28	CH/Library/Water - Supplies

VISION AG	\$109.81	Streets - Liberty Bulk
WATER SOLUTIONS UNLIMITED	\$249.98	Water - Hypochlorite
VERIZON WIRELESS	\$40.01	Police - Hot Spot
ACTION SERVICES	\$105.00	Park - Porta Potty
RAY-MAN	\$255.88	CH - Metal Pieces for Front Desk
FARMERS COOP ASSN.	\$349.65	All Dept. - Veh.O & M
WHITE LAW OFFICE	\$1,303.90	Legal - Misc. Charges April to August

TOTAL \$49,165.48

Department Reports:

-Public Works Department – Slaubaugh called and talked to Alex Schwenke, Alliant Energy, about the trees on west end of town between Washington Avenue and Keokuk Avenue on 330th Avenue. Alliant Energy will come through and trim up the trees, but with the derecho it will take some time for them to get here to do the work. Generator at the new building will work – it currently runs the front doors and old teller booths. He is going to have Ollinger Electric come in to switch it over to work the doors and the clerk’s office and cemetery office. There are switches for a portable generator. He contacted Atwood Electric to get an estimate on a new generator and was told it would cost \$40,000. He then called Larry Smith, Keokuk County Emergency Management, to see if there would be grants available. Smith said he would check on grants for generators in emergency shelters.. Slaubaugh stated he will sweep the streets once we get more rain.

-Police Department – A written report was submitted. Reporting period of August 14 through August 31, 2020, there were sixteen (16) service calls/complaints and eight (8) citation issued. Service Calls/Complaints: one theft, two simple assault, one sex offenses, one controlled substances, one suicide/statements, one accident (traffic), four assist and serve, one death and bodies found, two misc. complaints, one dog/cat/misc. animal, one harassment. Citation: six (6) speed/alternative enforcement, one failure to provide proof of financial liability, one operating a non-registered vehicle.

-Wilson Memorial Library – Library Board minutes were provided.

-Keota Historical Museum – In the process of talking to a mover to move the cabinet from the Dumont Museum in Sigourney to Keota and they will also ask the movers to move the cabinets from the basement of the library to the new building.

A ballot was done by the Council to appoint a Councilman to the Objection Hearing Panel. Ballots were turned into the Mayor and he read them out loud. They went as follows: Mike Bender, Mike Bender, Keith Conrad. Mike Bender accepted the appointment.

Motion was made by Councilman Bender to set the Objection Hearing for Thursday, September 3, 2020 at 7:30 p.m. Councilman Conrad seconded the motion. Motion passed with a 4-0 vote. The city clerk then posted the agenda at 7:13 p.m. within the 24-hour posting requirement

The city clerk did the first reading of Ordinance 2020-286: Fireworks.

Motion was made by Councilman to approve the tax abatement application for 407 S. Iowa Street. Councilman Bender seconded the motion. Motion passed with a 4-0 vote.

The Council reviewed the Keota Fire Department 28-E Agreement. Matt Greiner arrived during discussion. The city clerk was given a couple amendments to the contract to make before the next council meeting.

The Council discussed the date of Halloween. Halloween Trick or Treat will be on Saturday, October 31, 2020 from 5:00 to 7:00 p.m. for the City of Keota for those wishing to participate.

Citizen Comments: Danielle Imhoff, Jim Tinnes, Nick Mahan, Rich Klein, and Kathy Davis gave their comments/statements/questions on the process of appointing the Council position, the petition, and the objection process.

Clerk/Council/Mayor Comments: Councilman Bender stated that he had an enclosed trailer for the Museum Board to use if they want to move their items. The trees at the southwest corner of Jefferson Street and Keokuk Avenue are blocking the view of traffic. Councilman Bender, Councilman Conrad, Councilman Hill, and Councilman Greiner gave their statements and comments on the Council vacancy appointment, petition, and objection hearing process. Mayor Cansler stated that the objection hearing will be on Thursday, September 3, 2020 at 7:30 p.m. in the chambers – the Mayor, Councilman Mike Bender, and city clerk Tomisha Hammes will be on the Panel for the Objection Hearing. The letters of consideration are public record, so those that would like to see the decision making process can view those at any time. This process has been followed under the guidance of the Keota City Attorney, the legal department at the Secretary of State Office, Keokuk County Auditor's office, and resource information provided from these organizations.

Motion was made by Councilman Conrad to adjourn at 8:05 p.m. Councilman Bender seconded the motion. Motion passed with a 5-0 vote. The City Council will next meet on Monday, September 21, 2020, starting at 7:00 p.m.

MAYOR ANTHONY CANSLER

ATTEST:

CITY CLERK TOMISHA HAMMES

These are not official minutes. These minutes will be approved at the next council meeting.

CITY OF KEOTA
 SEPTEMBER 21, 2020 COUNCIL MEETING
 FOR PERIOD SEPTEMBER 3 - SEPTEMBER 21, 2020

<u>PAYEE</u>	<u>AMOUNT</u>	<u>COMMENT</u>
ALTENHOFEN, CHERYL	\$69.36	Payroll
CONRAD, DOUGLAS L.	\$1,851.08	Payroll
GREINER, ASHLEY	\$55.66	Payroll
GREINER, TONIA	\$901.21	Payroll
HAMMES, TOMISHA	\$1,330.46	Payroll
MILLER, KEVIN	\$1,207.77	Payroll
SLAUBAUGH, KEVIN L.	\$1,496.86	Payroll
EFTPS	\$2,025.64	Employee Withholdings
JEFFERY GARMAN	\$1,875.00	Cemetery - Mowing Contract
UNITED STATES POST OFFICE	\$131.95	Water/Sewer - Monthly Bills
LL PELLING	\$44,982.00	Streets - Resurfacing
ION ENVIRONMENTAL SOLUTIONS	\$1,810.80	Water/Sewer - September Operations
MID-AMERICAN PUBLISHING	\$383.46	All Dept. Printing and Publishing
ALL AMERICAN PEST CONTROL	\$55.00	City Hall - Pest Control
US CELLULAR	\$195.46	All Dept. Cell Phones
COX SANITATION	\$6,024.50	Spring City Wide Clean Up - April 2020
MIKE'S LOCK AND KEY	\$87.00	City Hall - Change Locks to Offices
MUNICIPAL SUPPLY INC.	\$158.05	Water - Repair Clamps
RIVER PRODUCTS COMPANY	\$190.95	Water - Water Main Leak Gravel for Repair
SCHUMACHER ELEVATOR COMPANY	\$1,535.00	Library - Down Payment on Elevator Repair
JJ NICHTING	\$71.25	Park - Parts for Skid Loader
KEOTA EAGLE FOODS	\$33.28	All Dept. Supplies
WINDSTREAM	\$237.76	All Dept. Phone/Fax

TOTAL \$66,709.50

KEOTA

Consolidated Reconciliation
For Month of

Aug-20

A Petty Cash - Library \$25.00
 Petty Cash - City Hall \$50.00
 Cash Drawer - City Hall \$100.00

B Investments

C Type	Account Name	Account #	
CD	LIBRARY CD 1	1155	\$39,350.23
CD	LIBRARY CD 2	1156	\$30,907.78
CD	SEWER CD	1173	\$145,156.41
CD	SEWER VEH CD	1175	\$20,604.66
CD	WATER CD	1163	\$69,525.34
CD	WATER VEH CD	1164	\$420.79
CHECKING	DARE	1115	\$977.62
CHECKING	POLICE FORFEITURE	1116	\$572.49
SAVING	GEN FD INV	1141	\$1,449.09
SAVING	GEN FD LIBR INV	1142	\$4,979.56
SAVING	LIB BUILDING	1143	\$1,304.89
SAVING	LIB MEMORIALS	1140	\$305.88
SAVING	PERPETUAL CARE FUND	1144	\$7,512.71
SAVING	POLICE VEHICLE INV	1145	\$27,147.55
SAVING	PARK & CEM VEH	1146	\$606.20
SAVING	CITY HALL BLDG RPR	1147	\$19,211.51
SAVING	CIVIL DEFENSE FU	1148	\$3,174.09
SAVING	KEOTA DAYCARE	1154	\$1,189.84
SAVING	WILSON MEMORIAL LIB	1149	\$17,569.00
SAVING	T&A METER INV	1152	\$23,665.24
SAVING	SIDEWALK SAVINGS	1176	\$14,520.28
SAVING	WTR VEH SAVINGS	1177	\$29,298.77
SAVING	WTR TWR MAIN SAVINGS	1178	\$9,641.76
SAVING	SEWER VEH SAVINGS	1179	\$9,117.81
SAVING	SNOW EQUIPMENT SAVINGS	1182	\$5,070.22
CHECKING	CHECKING	1110	\$453,027.71
TOTAL BANK STATEMENTS:			\$936,307.43

D Less Outstanding	General Fund- Pool	
	General Fund	
	General Fund- Library	\$3,326.93
	General Fund- Park	
	General Fund- Clerk	175.00
	General Fund-Police	1,853.22
	General Fund-Mayor/Council	
	General Fund- Cem	
	Roads	
	Water	\$237.39
	Sewer	40.00
	Total Outstanding:	5,632.54

E Add deposits in transit
 General Fund

F GRAND TOTAL \$ 936,307.43

G Total fund balance per Treasurer's Report \$936,307.43

H Variance \$ -

I Reconciliation performed by: Tomisha Hammes 9/8/2020

J Reviewed by: *Kirra Miller* 9-14-2020

Aug-20

FUND	BEGINNING BALANCE	RECEIPTS	EXPENDITURES	END BALANCE
LIBRARY CD 1	\$39,262.13		\$88.10	\$39,350.23
LIBRARY CD 2	\$30,865.46		\$42.32	\$30,907.78
SEWER CD	\$145,156.41			\$145,156.41
SEWER VEH CD	\$20,436.52		\$168.14	\$20,604.66
WATER CD	\$68,958.00		\$567.34	\$69,525.34
WATER VEH CD	\$420.79			\$420.79
DARE	\$977.62			\$977.62
POLICE FORFEITURE	\$572.49			\$572.49
GEN FD INV	\$1,448.97		\$0.12	\$1,449.09
GEN FD LIBR INV	\$4,979.14		\$0.42	\$4,979.56
LIB BUILDING	\$1,304.78		\$0.11	\$1,304.89
LIB MEMORIALS	\$305.88			\$305.88
PERPETUAL CARE FUND	\$7,512.07		\$0.64	\$7,512.71
POLICE VEHICLE INV	\$27,144.09		\$3.46	\$27,147.55
PARK & CEM VEH	\$606.15		\$0.05	\$606.20
CITY HALL BLDG RPR	\$19,209.88		\$1.63	\$19,211.51
CIVIL DEFENSE FU	\$3,173.82		\$0.27	\$3,174.09
KEOTA DAYCARE	\$1,189.74		\$0.10	\$1,189.84
WILSON MEMORIAL LIB	\$17,567.51		\$1.49	\$17,569.00
T&A METER INV	\$23,663.23		\$2.01	\$23,665.24
SIDEWALK SAVINGS	\$14,520.28			\$14,520.28
WTR VEH SAVINGS	\$29,298.77			\$29,298.77
WTR TWR MAIN SAVINGS	\$9,641.76			\$9,641.76
SEWER VEH SAVINGS	\$9,117.81			\$9,117.81
SNOW EQUIPMENT SAVINGS	\$5,070.22			\$5,070.22
CHECKING	\$433,775.83	\$82,466.47	\$63,214.59	\$453,027.71
GENERAL		\$15,585.55	\$30,925.86	
GENERAL - LOCAL OPTION		\$7,395.35		
DARE				
ROAD USE		\$10,676.84	\$3,265.41	
EMPLOYEE BENEFITS		\$952.82	\$1,820.44	
DEBT SERVICE				
CAPITAL IMPROV RESER		\$968.81		
LIBRARY		\$302.97	\$4,021.16	
LIBRARY MUSEUM			\$79.65	
WATER		\$33,164.15	\$11,534.10	
CP. WTR. TRTMNT. PLANT				
CP. WTR. TOWER				
CP. WTR. MAIN DAVIS ST				
CP. WTR MAIN BROAD/DAVIS				
UTILITY DEPOSITS		\$802.01	\$30.89	
SEWER		\$26,396.16	\$9,512.88	
SEWER EXT-BROADWAY				
SEWER PLANT UPGRADE				
TOTAL				\$936,307.43

Ordinance No. 2020-286

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF KEOTA, IOWA, 2017, BY AMENDING PROVISIONS PERTAINING TO THE COMMUNITY PROTECTION; FIREWORKS.

BE IT ENACTED by the City Council of the City of Keota, Iowa:

SECTION 1. Title III, Chapter 1, Section 5(8)(f) of the Keota Municipal Code, 2017, is hereby repealed and the following adopted in lieu thereof:

3-5-8-f: FIREWORKS. The use or exploding of fireworks within the City of Keota is subject to the following:

Fireworks – Discharging General Requirements.

A. No person under the age of 18 shall discharge a DOT 1.4 class consumer firework without parental supervision.

B. A person shall only discharge a consumer fireworks device on real property he or she owns or on property where consent has been given. Novelties, including snakes, sparklers, or caps, may be discharged on a public place so long as all trash, wrappers, and wires are properly disposed of.

C. Consumer fireworks shall not be discharged by persons showing visible signs of, or determined to be, intoxicated or under the influence of a drug or narcotic.

D. Any person discharging a consumer fireworks device assumes all responsibility for its operation and the consequences thereof. No person shall discharge a consumer fireworks device in a reckless manner or manner likely to cause death, injury, fire, or property damage.

E. No person shall discharge a consumer fireworks device outside the following dates and hours:

(1) July 1 through July 7 from the hours of 9:00 a.m. until 11:00 p.m.

F. It is unlawful to alter, remove, or discharge components of a consumer fireworks device from its intended method of discharging.

G. Sky lantern open flame devices are not permitted to be released within the City limits, except if tethered by a retrievable rope so long as the person discharging has control over the sky lantern.

H. No person shall discharge a consumer fireworks device during a state, county, or local burn ban.

Violations. All violations of any provisions of this section are hereby declared simple misdemeanors and/or municipal infractions. Violations may be prosecuted as either a misdemeanor criminal offense or a municipal infraction at the sole discretion of the Police Officer. Violations of this chapter shall be reported to the State Fire Marshal.

Exceptions. This section does not prohibit the sale by a resident, dealer, manufacturer, or jobber of fireworks that are not prohibited; or the sale of any kind of fireworks if they are to be shipped out of State; or the sale or use of blank cartridges for a show or theater, or for signal purposes in athletic sports or trucks for signal purposes, or by a recognized military organization. This section does not apply to any substance or composition prepared and sold for medicinal or fumigation purposes.

SECTION 2. REPEALER. That all other ordinances or parts of ordinances in conflict herewith are repealed.

SECTION 3. SEVERABILITY CLAUSE. That if any section, subsection, sentence, clause, or phrase of this ordinance is, for any reason, held to be unconstitutional, such decision shall not affect

the validity of the remaining portions of this ordinance. The City Council of the City of Keota, Iowa, hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

SECTION 4. WHEN EFFECTIVE. This Ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

ANTHONY CANSLER, MAYOR

FIRST READING: SEPTEMBER 2, 2020
SECOND READING: SEPTEMBER 21, 2020
THIRD READING: OCTOBER 5, 2020

ATTEST:

TOMISHA HAMMES, CITY CLERK

ORDINANCE APPROVAL

MOTION MADE BY: _____ 2ND BY: _____

ROLL CALL VOTE				
COUNCIL MEMBER NAME	AYES	NAYS	ABSTAIN	ABSENT
MIKE BENDER				
KEITH CONRAD				
ROD HILL				
MATT GREINER				
HEATH MCDONALD				

RESOLUTION 2020-36

A RESOLUTION APPROVING THE STREET FINANCE REPORT FOR THE FISCAL YEAR ENDING JUNE 30, 2020, BY THE CITY OF KEOTA, IOWA.

BE IT RESOLVED by the City Council of the City of Keota, Iowa, that their approval is given for the Street Finance Report for the fiscal year ending June 30, 2020.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF KEOTA, IOWA, that the 2019-2020 Street Finance Report is approved by the City Council of the City of Keota, Iowa, and can be submitted to the Iowa Department of Transportation.

PASSED AND APPROVED this 21st day of September 2020.

MAYOR ANTHONY CANSLER

ATTEST:

CITY CLERK TOMISHA HAMMES

ROLL CALL VOTE				
COUNCIL MEMBER NAME	AYES	NAYS	ABSTAIN	ABSENT
MIKE BENDER				
KEITH CONRAD				
ROD HILL				
MATT GREINER				
HEATH MCDONALD				

Street Finance Report for Keota 2020

Expenses	General Fund Streets (001)	Special Revenues		Debt Service (200)	Capital Projects (300)	Utilities (600 & Up)	Grand Total
		Road Use (110)	Other				
Salaries - Roads/Streets		\$12,007					\$12,007
Benefits - Roads/Streets		\$11,236					\$11,236
Vehicle & Office Equip Operation and Repair		\$702					\$702
Other Maintenance and Repair		\$962					\$962
Other Contract Services		\$50,387					\$50,387
Operating Supplies		\$36					\$36
Replacement Posts & Signs		\$137					\$137
Heavy Equipment		\$2,300					\$2,300
Storm Drainage		\$980					\$980
Street Lighting		\$20,849					\$20,849
Snow Removal		\$9,850					\$9,850
Total	\$0	\$109,446	\$0	\$0	\$0	\$0	\$109,446

Street Finance Report for Keota 2020

Revenues	General Fund Streets (001)	Special Revenues		Debt Service (200)	Capital Projects (300)	Utilities (600 & Up)	Grand Total
		Road Use (110)	Other				
Interest	\$34						\$34
State Revenues - Road Use Taxes		\$129,695					\$129,695
Total	\$34	\$129,695	\$0	\$0	\$0	\$0	\$129,729

Street Finance Report for Keota 2020

Bond/Loan Description	Principal Balance As of 7/1	Total Principal Paid	Total Interest Paid	Principal Roads	Interest Roads	Principal Balance As of 6/30
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No bond/loans found

Street Finance Report for Keota 2020

Description	Model Year	Usage Type	Cost	Purchased Status
Chevy pick up	2005	Purchased	\$18,000	No Change
Dump Truck	2003	Purchased	\$15,000	No Change
John Deere Tractor	1983	Purchased	\$17,000	No Change
Dump Truck	1978	Purchased	\$10,000	No Change
John Deere Power Washer	2013	Purchased	\$1,000	No Change
Chevy Pick Up	2015	Purchased	\$31,777	No Change
John Deere Skid Loader	2014	Purchased	\$11,430	No Change

Street Finance Report for Keota 2020

Project Description	Contract Price	Final Price	Contractor Name
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No projects found

Street Finance Report for Keota 2020

Summary	General Fund Streets (001)	Special Revenues		Debt Service (200)	Capital Projects (300)	Utilities (600 & Up)	Grand Total
		Road Use (110)	Other				
Beginning Balance	\$239,686						\$239,686
Expense		\$109,446					\$109,446
Revenue	\$34	\$129,695					\$129,729
Ending Balance	\$239,720	\$20,249					\$259,969

Resolution Number: 2020-36

Execution Date: 9/21/2020

Signature: Tomisha Hammes

RESOLUTION NO. 2020-37

**RESOLUTION APPROVING APPLICATION FOR TAX EXEMPTION UNDER THE
KEOTA URBAN REVITALIZATION PLAN**

WHEREAS, the Keota City Council adopted a Keota Urban Revitalization Plan (the "Plan") which sets forth a schedule of tax exemptions for qualified real estate located within the urban revitalization area, all as described therein; and

WHEREAS, an application has been filed by certain property owners, copy of which is attached hereto, which requests prior approval of the City Council for improvement project within the urban revitalization area; and

WHEREAS, said improvement project is in conformity with the Plan developed by the City and relates to qualified real estate located within the designated revitalization area.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KEOTA, IOWA:

Section 1. The application for tax exemption filed by said property owner(s) is in accordance with the Plan and is hereby approved as to the real estate described in said application.

Section 2. The tax exemption provided by the Plan are hereby approved as to said real estate, subject to the completion of the improvements and subject to review by the Keokuk County Assessor as provided by law.

Section 3. This resolution shall become effective upon its passage and approval as provided by law.

PASSED AND APPROVED this 21st Day of September, 2020.

Name of Applicant(s): Jesse and Madonna Aller – 407 S. Iowa St.

Type of Improvement: House moved to town.

Mayor Anthony Cansler

Attest:

City Clerk Tomisha Hammes

ROLL CALL VOTE				
COUNCIL MEMBER NAME	AYES	NAYS	ABSTAIN	ABSENT
MIKE BENDER				
KEITH CONRAD				
MATT GREINER				
ROD HILL				
HEATH MCDONALD				

**AGREEMENT AND CONTRACT FOR
FIRE PROTECTION AND EMERGENCY REPSONSE SERVICES
BETWEEN**

Keota Volunteer Fire Department, Inc. of Keota, located in Keokuk County, State of Iowa
And the City of Keota, Keokuk County, State of Iowa.

1. PUBLIC ENTITIES

This agreement and contract shall be between the Keota Volunteer Fire Department, Inc., hereafter referred to as "the Fire Department", and the City of Keota, hereafter referred to as "the City".

2. AREA SERVICE

The legal description of the area to be afforded fire suppression and emergency response services as provided by this agreement is attached as Exhibit A to this agreement. A map of the area described in Exhibit A is attached as Exhibit B to this agreement.

3. SERVICES PROVIDED

It is agreed that the Fire Department will provide fire protection and other emergency services as set forth in Exhibit C for all property in the City as described in Exhibit A. Exhibit C is hereby included and made part of the agreement.

4. EQUIPMENT

It is further agreed that the Fire Department will own, maintain, and staff the fire protection and other emergency equipment used under this agreement. The equipment provided shall meet or exceed standards set by the National Fire Protection Association.

5. TAX LEVIES

It is agreed that the City Council will levy enough taxes within the tax limitations prescribed by the Code of Iowa to pay for the City's agreed upon share of the fire and emergency equipment maintenance, replacement and all other necessary expenditures to provide fire protection to the signatories.

6. CITY CONTRIBUTION

The City of Keota will cover the following costs: water system and fire hydrants, including repair and upkeep; siren upkeep and monthly utility costs; ownership of building at 309 E. Broadway Avenue and insurance for said property. The Keota Fire Department will cover all other costs associated with the property at 309 E. Broadway Avenue.

The Keota QRS emergency rig will be housed by the Keota Fire Department.

7. COST SHARING

The taxable cost to all Townships and Cities or contracted areas will be the same for each. It will be figured on cents per 1000 dollar of evaluation, determined by the County Auditor of the county in which they are located.

8. FIRE ADVISORY BOARD

In order to determine the amount required for fire protection there is hereby created a Fire Advisory Board, consisting of one trustee from each Township served by the Fire Department, one elected official of the City and Fire Chief. This Board shall consider and advise the Fire Department on the annual budget for the operation of the department and for all major expenses and purchases of new fire vehicles and equipment. The Fire Advisory Board shall be

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created for strictly advisory and communication purposes and shall not be responsible for the administration and operation of the Fire Department.

The budget for expenditures for the fire protection shall be submitted to the Fire Board, no later than February 1st prior to the time of tax asking by the City of the ensuing fiscal year. The annual budget shall be prepared and presented as outlined in Exhibit D of this agreement.

9. TOWNSHIP PAYMENTS

It is agreed that the Township treasurers shall promptly transmit to the Fire Department by direct deposit or check to the Secretary/Treasurer of the Corporation, as soon as it is received from the County Auditor. Payments shall be sent to the Fire Department at their mailing address or direct deposited to the Fire Department Checking Account. The Cities or separate contractees can make a one-time payment before the end of December at the middle of their fiscal year.

10. MUTUAL AID AGREEMENTS

It is agreed that the Fire Department's fire equipment may be used in fire protection areas outside the area covered by this agreement in accordance with Mutual Aid Agreements between the Fire Department and other cities or fire departments, to assist each other in the event of an extraordinary emergency.

11. SERVICE TO OTHER AREAS

If the Fire Department wishes to serve a Township or part of a Township or a City of a part of a City not party to this agreement on an annual basis, it may do so as long as the fee assessed and collected is equal to what the assessment would be under the formula used for the original entities involved herein, calculated after the new costs and depreciation on inventory.

12. INSURANCE COVERAGE

The Fire Department shall provide and maintain the following insurance coverage from companies and agents properly licensed and authorized to do business by the State of Iowa.

- a. Public Liability: Including coverage for direct operations, independent contractors, contractual liability, and competed operations, with limits not less than:
 1. Body Injury Liability: \$100,000.00 each person
\$300,000.00 each occurrence
 2. Property Damage Liability \$100,000.00 each occurrence
\$100,000.00 aggregate
- b. Workers' Compensation: Including employers' liability in accordance with the Workers' Compensation Laws of the State of Iowa.
- c. Malpractice/Errors & Omissions: Coverage for all fire fighters and officers for errors and omissions in the performance of duties with a minimum of no less than \$1,000,000.00.

13. LIABILITY AND INDEMNIFICATION

The public entities that are parties to this agreement shall, at all times during the term of this agreement and thereafter, indemnify, defend and hold one another harmless against claims and expenses, including legal expenses and reasonable attorney fees, arising out of death of, injury to, any person or persons, or out of any damage to property and against any other claim, proceeding, demand, expense, and liability of any kind whatsoever resulting from any action or

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inaction related to either entity which is deemed by a court of law or arbitrator not to be an action or inaction of the other entity. Notwithstanding the above, each entity at all times reserves the right to retain counsel of its own to defend its respective interests.

14. TERMS OF AGREEMENT

The entities agree that this agreement is the complete agreement of the parties and nothing further may be utilized to explain, contradict, or nullify the agreement. The parties further agree that this document contains twenty (20) numbered sections and four (4) exhibits. Each party has had ample opportunity to seek independent advice with regard to its terms. If there are to be any changes made to this agreement, they shall be done in writing and signed by all entities.

15. JURISDICTION, VENUE, AND ATTORNEYS FEES

In the event there are any disputes that arise between the entities, all entities hereby consent and agree to the jurisdiction of the State of Iowa and the venue of Keokuk County, Iowa. All disputes shall be decided according to the laws of the State of Iowa and prevailing entity shall be entitled to reasonable attorney fees.

16. ARTICLE HEADINGS

The article headings contained in this agreement are for reference purposes only and shall not affect the meaning or the interpretation thereof.

17. EXECUTION OF DOCUMENTS

The parties agree to timely execute any documents necessary to carry out the terms of the agreement. The parties further agree that this document may be executed outside the presence of the other party in separate counterparts.

18. AMENDMENTS

As required by Section 28E.8 Code of Iowa, this agreement before going into effect must be filed with the Secretary of State and recorded with the County Recorder of Keokuk County, Iowa.

The President of the Fire Department shall cause this agreement to be recorded in the office of the County Recorder and filed with the Secretary of State prior to the effective date of this agreement which shall be deemed effective fifteen days subsequent to the last date of approval, below, by the governing bodies designated. Any amendment, before adoption, must receive unanimous approval of the governing bodies of the public entities who are signatories of this agreement. An amendment is required to add another public agency as a signatory party to this agreement. Any duly approved amendments to the agreement shall be filed with the Secretary of State and recorded in the office of the Keokuk County Recorder.

19. TERM OF AGREEMENT

This agreement shall be in effect for the two years ending on June 30, 2022, and may be terminated, or be extended for periods of two years at a time and/or amended by all parties by resolution of the Fire Advisory Board, City Council, and/or Township Trustees made at least thirty (30) days prior to the first day of February next, preceding the above date or any subsequent February 1st thereafter.

20. TERMINATION

In the event that any public entity that is a party to this agreement shall desire to withdraw or terminate this agreement, a written notice of withdraw shall be completed and delivered to all other public entities by hand delivery or certified mail by the first day of February prior to the expiration date of this agreement as stated in section 19.

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Said withdraw or termination shall not become effective until June 30th, and all current and outstanding payments for services and large purchases not fully paid for have been made by all parties involved.

APPROVED BY THE KEOTA VOLUNTEER FIRE DEPARTMENT INC. OF KEOTA, IOWA.

PRESIDENT, RYAN SIEREN

DATE

ATTEST:

SECRETARY/TREASURER

DATE

APPROVE BY THE CITY COUNCIL OF THE CITY OF KEOTA, IOWA.

ANTHONY CANSLER
MAYOR, CITY OF KEOTA

DATE

ATTEST:

TOMISHA HAMMES
CITY CLERK/ADMINISTRATOR

DATE

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EXHIBIT A

The Keota Volunteer Fire Department Inc., agrees to provide fire protection and emergency services to the entire incorporated area of the City of Keota, Iowa, being in the south half of section 24 and the north half of section 25 of Lafayette Township in Keokuk County, Iowa. The attached map being on Exhibit B.

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EXHIBIT B

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EXHIBIT C

DUTIES AND RESPONSIBILITIES OF

THE KEOTA VOLUNTEER FIRE DEPARTMENT OF KEOTA, IOWA FOR THE PROTECTION AND EMERGENCY RESPONSE SERVICES

- 1.) The Fire Department shall be responsible for the operation and maintenance of the fire protection, suppression, and emergency services, emergency extrication, and other emergency services.
- 2.) The Fire Department shall be responsible for contracting with companies or individuals to provide services for the efficient operation of the fire protection and emergency response system.
- 3.) The Fire Department shall be responsible for recruiting, training, and compensating all the personnel needed to operate and maintain fire and emergency response vehicles and equipment.
- 4.) The Fire Department will at all times operate, maintain, and replace its system in an efficient manner and will take such action as may be necessary to furnish the City or Township with fire suppression and emergency services. Except during an emergency, service to the Township shall not be interrupted. Service shall be resumed, as soon as possible, after alleviation of the emergency conditions. In the event of an emergency, the Fire Department shall give immediate notice thereof to the City or Township.
- 5.) The Fire Department shall obtain such permits, certificates, or the like as may be required by any County, State, or Federal Agency that may have jurisdiction over the suppression of fires and emergency service response system.

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EXHIBIT D

BUDGETING FORMAT

INCOME

Receipts from	how budgeted amount is figured	Budgeted Amount
TWP		
City		
Fundraising		
Donations		
Interest (checking or interest from CD not rolled over to new CD and noted)		

TOTAL INCOME

DISBURSEMENTS

Categories	Amount Budgeted
Alliant/Siren	
Alliant Gas/Electric	
Clothing Allowance	
Communication (radios, pagers, etc.)	
Computer	
Dues and Subscriptions	
Equipment Repairs (gear, saws, fans, generators, etc.)	
Fire Equipment Purchases	
Breathing Air (air compressor, SCBA's, cascade tanks, and all testing)	
Fuel and Oil (use to be gas and oil)	
Fundraising Expenses (golf outing etc.)	
Insurance (all insurance – vehicle, Workman's Compensation, liability, and accident)	
Telephone (lines for faxes, incoming and outgoing calls)	
Legal Expenses	
Schooling/Training	
Truck Maintenance (servicing, testing, and repairs)	
Miscellaneous (office, postage, anything not having a spot)	
Purchase CD (large equipment fund for truck replacement or large equipment purchases)	
TOTAL EXPENDITURES	TOTAL AMOUNT BUDGETED
All CDs that are redeemed (principal) – Interest made on that CD	
What that money is spent – back into a new CD or what is purchased with it	
Balance on hand at the end of previous year	
Budgeted income for budgeted year	
TOTAL amount that can go toward expenditures	
Minus budgeted expenditures	
Balance on hand at end of budgeting year	
Also will be a bank sheet showing all CDs and their maturity dates	

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