

September 4, 2018

The Keota City Council met on September 4, 2018, in the city hall. The meeting was called to order at 7:00 p.m. by Mayor Anthony Cansler.

Council Members answering roll call were Matt Greiner, Scott Westendorf, Keith Conrad, and Mike Bender. Rod Hill was absent. City Employees present were Tomisha Hammes, Kevin Slaubaugh, Craig Frederick, and Doug Conrad. Also in attendance was Jade Redlinger, Mary Pat Redlinger, Dan Flynn, Jim Tinnes, Tom Messenger, John Butters – *Washington Evening Journal*, Scott Flynn, Aaron Gwinnup – HR Green, Nick Mahan, Amy Stourac - *The Keota Eagle*.

Motion was made by Keith Conrad to amend the agenda adding Approve Building Permit for 109 Dewey Avenue to number 24 and Approve Building Permit for 305 W. Keokuk Avenue to number 25. Mike Bender seconded the motion. The motion passed with a majority vote.

Motion was made by Scott Westendorf to approve the amended agenda. Mike Bender seconded the motion. The motion passed with a majority vote.

Motion was made by Mike Bender to approve the minutes of the previous meeting. Scott Westendorf seconded the motion. Motion carried with a majority vote.

Citizens Comments: Jim Tinnes asked if there were any updates on the McDonald Boneyard. Keith Conrad stated that he and the city clerk called the city attorney, Robert Michaels, following the previous meeting. Mr. Michaels stated that Hours of Operation in the Residential area could be establish. The city cannot pin point one specific business and tell them that they are required to work certain hours, but it could limit construction, heavy equipment or noise making business with set hours of operation. Councilman Conrad discussed the possibility of opening the north end of Carpenter Street to allow the flow of semis and trucks to enter on Davis Street to the McDonald Boneyard and exit on Carpenter Street. This would help cut down the traffic on Davis Street of trucks sitting on the side of the road or blocking the road in general. The amount of debris that has been on Davis Street was discussed. Officer Conrad stated that he has been stopping more vehicles recently telling them that after they unload they need to be sweeping off their trailers before leaving McDonald's property. Tom Messenger asked about the amount of junk accumulating at 214 North Hamilton Street. Mayor Cansler stated that the council would be passing an ordinance later in the meeting prohibiting junk and junk vehicles, so there will be tickets written if residents do not obey the ordinance.

Aaron Gwinnup discussed the Bid Letting that took place on Thursday, August 30 at city hall. There were two bids for the Northwest Drainage Project that were received. Motion was made by Mike Bender to approve Resolution 2018-17: Approving the contract for "Lowest Responsive Bidder" for the Northwest Drainage Project to James Waterhouse Construction. Keith Conrad seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

City Employee Craig Frederick requested Closed Session per Iowa Code Chapter 21.5.1.i at 7:37 p.m. Motion was made by Keith Conrad to go into Closed Session. Scott Westendorf seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Keith Conrad to end Closed Session at 7:58 p.m. Mike Bender seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Mayor Cansler stated that Craig Frederick is resigning his position with the City of Keota. He has stated that

Craig Frederick will stay on to help train the new hire.

Public Works Director Kevin Slaubaugh reported that he received an estimate of less than \$3000 to get water hooked up at the KeWash Trailhead. Easements have been received from property owners for the Northwest Drainage Project. Kevin Slaubaugh and the city clerk sat down and wrote up a job description for the Public Works Department. They will write up an ad for the position. The city clerk will send it to *The Keota Eagle*, post at city hall, post around Keota, on the city's website, and on the city's Facebook page.

Officer Doug Conrad presented his Police Report. He had twenty (20) service calls/complaints. One assault, two simple assault, one controlled substance, one family and children, one accident (traffic), four assist and serve, five attempt to locate, one misc. complaints, one dog/cat/misc. animal, two livestock, one harassment. Six citations were issued. One Juvenile operate unregistered vehicle – alternative enforcement, one interference with official acts, one arrest on federal warrant, one possession with intent to distribute methamphetamine, one possession of a firearm in furtherance of a drug trafficking crime, one possession of a firearm by a felon. Officer Conrad stated that he has been in Des Moines working on a federal indictment. The tenants at 212 N. Davis Street has been working on getting the trash cleaned up on their property. Motion was made by Mike Bender to approve the Police Report. Matt Greiner seconded the motion. Motion passed with a unanimous vote.

City Clerk Tomisha Hammes present a picture of the design plan for the new pool that Myers Construction brought to the Pool Committee. Myers Construction will come back to the Pool Committee with actual design plans to look at and make changes to.

There was much discussion on what to do to make the corner of Broadway Avenue and Ellis Street and also the corner of Fulton Street and Broadway Avenue safer. The Council decided to make a couple of parking spots at handicap only and block off one of the other spots for no parking. Kevin Slaubaugh will talk to business owners to make them aware of the council's decision.

Motion was made by Mike Bender to set Halloween in Keota for Wednesday, October 31. Keith Conrad seconded the motion. Motion passed with a majority vote. Business Trick or Treat time will be from 3:45 to 5:00 p.m. Trick or Treating around town in residential areas will be from 5:00 to 7:00 p.m. the same night.

Motion was made by Mike Bender to approve Resolution 2018-18: Washington County Riverboat Foundation Grant Application for the Keota Daycare. Matt Greiner seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Keith Conrad to approve matching funds from the City for the KeWash Trailhead water hook-up. Scott Westendorf seconded the motion. Motion passed with a majority vote.

Motion was made by Keith Conrad to approve Resolution 2018-19: Alliant Energy to change the style of luminaire at South Hamilton Street at Fagen Elevator. Mike Bender seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Mike Bender to *not* approve Resolution 2018-20: Washington County Riverboat Foundation Grant Application for Ball Association Phase 2. Scott Westendorf seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Mike Bender to approve Resolution 2018-21: Accepting Easements for the Keota Northwest

Drainage Project. Scott Westendorf seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Keith Conrad to approve Tobacco, Alternative Nicotine, and Vapor Product Permit for County Line Mart LLC. Mike Bender seconded the motion. Motion passed with a majority vote.

Motion was made by Keith Conrad to approve Tobacco, Alternative Nicotine, and Vapor Product Permit for The Roost. Mike Bender seconded the motion. Motion passed with a majority vote.

Motion was made by Keith Conrad to approve Tobacco, Alternative Nicotine, and Vapor Product Permit for Keota Eagle Foods. Mike Bender seconded the motion. Motion passed with a majority vote.

Tomisha Hammes did the First Reading of Ordinance 263: Amending the Rates Charged for Sewer. 6-9-2: Rental Rate: Each customer shall pay a sewer rental based on water used each month. 1. For the first 2,000 gallons of water used, sewer rent shall be \$32.94 (Minimum Charge). 2. For the next 3,000 gallons of water used, sewer rent shall be \$5.00 per 1,000 gallons.

Motion was made by Matt Greiner to table First Reading of Ordinance 263 per city attorney Robert Michaels recommendation. Mike Bender seconded the motion. Motion passed with a majority vote.

Tomisha Hammes did the First Reading of Ordinance 265: Amending provisions pertaining to Junk and Junk Vehicles. 3-11-8B: Junk and Junk Vehicles Prohibited. It is unlawful for any person to store, accumulate, or allow to remain on any private property, within the corporate limits of the City, any junk or junk vehicles. Motion was made by Mike Bender to waive the 2nd and 3rd Reading of Ordinance 265. Matt Greiner seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote. Motion was made by Mike Bender to approve Ordinance 265. Matt Greiner seconded the motion. Roll call vote: Ayes: Matt Greiner, Scott Westendorf, Keith Conrad, Mike Bender; Nays: None. Absent: Rod Hill. The motion passed with a majority vote.

Motion was made by Keith Conrad to approve Building Permit for 109 Dewey Avenue. Mike Bender seconded the motion. Motion passed with a majority vote.

Motion was made by Matt Greiner to approve Building Permit for 305 W. Keokuk Avenue. Mike Bender seconded the motion. Motion passed with a majority vote.

Motion was made by Keith Conrad to approve the May Financial Report. Mike Bender seconded the motion. Motion passed with a majority vote. The May, June, and July Financial Reports were delayed due to the server being down. Each meeting the council will approve a month to catch up to the regularly scheduled monthly financials.

Motion was made by Scott Westendorf to approve the Payment of Bills. Mike Bender seconded the motion. Motion carried with a majority vote.

Clerks/Council/Mayor Comments: Tomisha Hammes presented the Council with Human Resources Audit that was done by Paul Greufe on November 2, 2011. It was requested that the council consider contracting PJ Greufe and Associates to fix the issues that were found and review/update the employee handbook. The council asked to have this item put on the agenda for the next meeting. The clerk looked into other options for security at the front door and presented the option. The council decided to go with the original proposal by Walsh Security. Discussion was held on the amount of legal fees that the city is paying for recently. The newsletter was discussed and the clerk will start working on a fall newsletter. The resolution for the application for the Ball Association was

commented on. The Council is not against the project that the Ball Association is wanting to do, they just feel that the Keota Daycare is priority at the moment. The Council will determine the rate of pay for the new Public Works position and set up an interview committee at the next council meeting.

Motion was made by Keith Conrad to adjourn the meeting at 9:20 p.m. Mike Bender seconded the motion. Motion passed with a majority vote. The next Keota City Council Meeting will take place on Monday, September 17, 2018, at 7:00 p.m.

MAYOR ANTHONY CANSLER

ATTEST:

CITY CLERK TOMISHA HAMMES

*These are not official minutes. These minutes will be approve at the next council meeting. All documents mentioned in these minutes can be viewed during business hours at the Keota City Hall.