

Wall Lake, Iowa

September 23, 2024

Wall Lake City Council met in council chambers at 7:00 p.m. presided by Mayor Rohlf.

Councilmen present: Mott, Nuetzman, Steinkamp, Riedell and Schroeder.

Visitors: None.

Riedell made the motion to approve the agenda. Mott seconded. Ayes: All. Motion carried.

Nuetzman made the motion to approve the minutes of the September 9th meeting as presented. Steinkamp seconded. Ayes: All. Motion carried.

Nuetzman made the motion to approve the bills with a change from Access to Acco on an invoice to pay. Access was listed in error for \$149.26. Schroeder seconded. Ayes: All. Motion carried.

PUBLIC HEARING FOR PROPERTY GIFT TO GOVERNMENTAL ENTITY

The Mayor opened the public forum at 7:02 p.m. There were no comments or questions received by the Clerk. Riedell made the motion to close the public hearing at 7:04 p.m. Mott seconded. Ayes: All. Motion carried.

Public Forum: The 60+ Meal Site is asking for the city to pay for anti-fatigue mats for the kitchen. Nuetzman reported to the council that Peace Lutheran Church has agreed to be the pick up and drop off location for kids that take the school bus to and from school. This will protect the kids from the ongoing Business center construction taking place and will provide a warm place to wait for the bus as the weather turns colder.

Discuss/Approve DPT and Performance purchase agreement or contract: The Clerk reported that he has not heard anything back from DPT regarding items the Clerk sent to them.

Discuss/Approve Third Look AFR year end 2024: Steinkamp made the motion to approve third look AFR year end 2024. Nuetzman seconded. Ayes: All. Motion carried.

Discuss/Approve Resolution 2024-22; a resolution authorizing the conveyance of real estate as a gift to Region XII: Riedell made the motion to approve Resolution 2024-22. Mott seconded. Ayes: All. Motion carried.

Discuss/Approve Resolution 2024-23; a resolution amending Multi-Jurisdictional Hazardous Mitigation Plan: A resolution submitted earlier for the Hazardous Mitigation plan did not include the lift station. Resolution 2024-23 includes the lift station and by having this in place the City of Wall Lake can apply for FEMA funds for improvements to the lift station. Riedell made the motion to approve Resolution 2024-23. Schroeder seconded. Ayes: All. Motion carried.

Discuss Quit Claim Deed 408 Sherwood St: The Quit Claim Deed states that the City of Wall Lake will be gifting the property to Region XII.

Discuss/Approve Resolution 2024-24; a resolution approving the deed and date of conveyance: The Council reviewed the deed which states that Wall Lake is gifting the property to Region XII so that it can be renovated to allow the property to be inhabited.

Discuss/Approve Ordinance 2024-04; First reading of an ordinance amending the electric rate in Wall Lake Code or Ordinance: Mott made the motion to introduce and accept the 1st reading of Ordinance 2024-04. Steinkamp seconded. Roll Call Vote: Schroeder;yes, Mott;yes, Riedell;yes, Steinkamp;yes, Nuetzman;yes. Motion carried.

Discuss/Approve Albrecht Oil TIF project payment: Albrecht Oil will take advantage of the frontage improvement program and concrete improvement program offered through TIF. City of Wall Lake offers a sidewalk improvement program which will be additional money towards the project. The city will certify through TIF the estimated \$5000.00 for the concrete in November of 2025. Riedell made the motion to approve the Albrecht Oil TIF project payment. Nuetzman seconded. Ayes: All. Motion carried.

Discuss/Approve Generator Easement from Corn Belt Telephone: Cornbelt Telephone would like to have an agreement in place as to where the generator is being placed. Schroeder made the motion to approve the agreement for the generator easement from CBT. Steinkamp seconded. Ayes: All. Motion carried.

Discuss/Approve August employee vacation, utility reconciliation, budget, clerks report: Riedell made the motion to approve the August Clerk's report. Schroeder seconded. Ayes: All. Motion carried.

Discuss/Approve open area South of pool for sale: There is an individual interested in purchasing some land by the pool, another individual has come forward and also is interested. The council agreed that the city should know what the plans are for the property before selling to an interested party.

Discuss/Approve Empire Excavation Pay Request #3: Riedell made the motion to approve pay request #3 from Empire Excavation for Schroeder's 4th. Mott seconded. Ayes: All. Motion carried.

Discuss Average Utility Bill Increase from sewer and electric increases: The average residential bill will increase by \$9.50 for electric and sewer for the first year. Commercial average bill will increase \$13.50 and Industrial average bill will increase \$22.00 for the first year.

Discuss Meter Reading Equipment Purchase: The equipment we currently use was purchased in 2012. In 2025 parts for the current equipment we use will be obsolete and unavailable. The Clerk is informing the council that getting new equipment in the near future is inevitable. The new equipment will be more efficient and it will be a process to get in place. Additional information to follow at future meetings.

Discuss/Approve Schroeder's 4th Utility plan: The Clerk presented a map to the council showing where electric wire will be put in. Transformer's will not be placed right away. Gas main will be on West side of the road and will go across the road to the East to each lot. Schroeder made the motion to approve Schroeder's 4th utility plan. Nuetzman seconded. Ayes: All. Motion carried.

Adjourn

Riedell made the motion to adjourn. Steinkamp seconded. Ayes: All. Motion carried.