

Wall Lake, Iowa

August 23, 2021

Wall Lake City Council met in regular session in council chambers at 7:00 p.m. presided by Mayor Steven Druivenga.

Councilmen present: Rohlf, Schwanz, Riedell, Steinkamp and Lahr.

Visitors: Curtis Bloes.

Riedell made the motion to approve the agenda as written. Rohlf seconded. Ayes: All. Motion carried.

Rohlf made the motion to approve the minutes from the August 9th meeting as written. Schwanz seconded. Ayes: All. Motion carried.

Steinkamp made the motion to approve the bills to be paid as presented with the addition of a bill from Joe Herrig for work boot reimbursement. Rohlf seconded. Ayes: All. Motion carried. The Clerk spoke to council about increasing the boot allowance to \$175.00. The Clerk will update the employee handbook and bring that to the next meeting for council approval.

Discuss/Approve Resolution 2021-31; a resolution setting a public hearing date for property sold to Cornbelt: Cornbelt has a building that is on city property and the council has discussed giving the property to them. After consulting with attorney Bush the clerk was advised that the city must notify the public any time property is sold. A public hearing will be held at the next council meeting at 7:00 p.m. on September 13th regarding Resolution 2021-31. Roll call vote: Rohlf;yes, Schwanz;yes, Riedell; yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve Liquor License for Wall Lake Community Center: Riedell made the motion to approve the liquor license for the Wall Lake Community Center. Steinkamp seconded. Ayes: All. Motion carried.

Discuss/Approve Resolution 2021-30; a RESOLUTION (1) APPROVING THE MINIMUM DEVELOPMENT REQUIREMENTS, COMPETITIVE CRITERIA, AND PROCEDURES FOR DISPOSITION OF CERTAIN PROPERTY LOCATED WITHIN THE URBAN RENEWAL PLAN AREA; (2) DETERMINING THAT THE PROPSAL SUBMITTED BY JAMIE SCHONEBOOM SATISFIES THE OFFERING REQUIREMENTS AND (3) DECLARING THE INTENT OF THE CITY TO ENTER INTO A PURCHASE AGREEMENT BY AND BETWEEN THE CITY OF WALL LAKE, IOWA AND JAMIE SCHONEBOOM IN THE EVENT THAT NO COMPETING PROPOSALS ARE SUBMITTED; AND (4) SOLICITING COMPETING PROPOSALS: The City has received a 3rd higher bid on Lots 8 & 9 in Schroeder's Third Addition which trumps the Vlasin's bid that was received. Schoneboom submitted a bid of \$12,000 total for lots 8 & 9. There will be a public hearing September 27th.

Additional bids for the lots must be received by September 24th. This process could keep repeating as higher bids are received and the question of how long can it go on was raised. The legality of a time frame requirement to begin building on a purchased lot was raised. Schwanz made the motion to approve Resolution 2021-30. Rohlf seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Riedell; yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve LED Lighting Program Payment to Nutrien: The City policy is to pay half of the cost of the material for LED lighting program. The cost for half of Nutrien's material would be \$63.00. Steinkamp made the motion to approve the LED lighting program payment to Nutrien. Riedell seconded. Ayes: All. Motion carried.

Discuss/Approve July employee vacation, utility rec., budget status, clerks report: Bank account balances, checks, receipts, proprietary accounts, and taxes were discussed. During the presentation council asked questions. Steinkamp made the motion to approve the July Clerk's Report. Lahr seconded. Ayes: All. Motion carried.

Discuss/Approve Building Permits(s): Riedell made the motion to approve the building permit for Steve Hedberg. Steinkamp seconded. Ayes: All. Motion carried. Steinkamp made the motion to approve building permits for Bob Ziegmann, Brian Rasmussen and Jeff Scott upon Jim Herrig's approval. Rohlf seconded. Ayes: All. Motion carried.

Discuss/Approve Ordinance 2021-01; an ordinance amending the electric rate adding Production Cost Adjustment Language: The ordinance has been amended to inform the public that increases in electric production or wholesale costs that the city may will pay can be handed down to the customer. Riedell made the motion to introduce Ordinance 2021-01 adopting to ordinance revision and approve the first reading. Steinkamp seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Riedell; yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve 2021 TIF certification projects-labor from Perrin: This will remain on the agenda to remind council of projects that could be certified for TIF.

Public Forum

The City of Wall Lake will be awarded \$114,000 from ARPA. This money will be used for our water tower project. The contractor plans on starting September 7th and it will take around 3 weeks to complete. The contractor believes they can blast and clean the pipe and get another 15-20 years which will save the city around \$20,000. Mayor Druivenga asked if the clerk had any feedback from Farm Festival. The Clerk said all positive feedback, looked like a good crowd. Steinkamp asked about the progress at the school. The contractor is continuing to remove asbestos. The architect is coming to Wall Lake on Friday. The clerk has been contacted about using the gym for volleyball practices. The city received a \$50,000 grant for a fire truck.

Adjourn

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

Attest
Lynn Grosely
Deputy Clerk