

Wall Lake, Iowa

June 28, 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, Lahr, Steinkamp, and Schwanz. Riedell is absent.

Visitors: Rob Germann, Colton Wells, Dawn Potthoff, Bill Brotherton, and Curtis Bloes.

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

Lahr made the motion to approve the minutes from the June 14th meeting as written. Rohlf seconded. Ayes: All. Motion carried.

Steinkamp made the motion to approve the bills to be paid as presented with the inclusion of a bill for an additional \$25.00 to Jim Herrig. Riedell is absent and gone for the week so Lahr will review the bills that are presented. Schwanz seconded. Ayes: All. Motion carried.

PUBLIC HEARING FOR SALE LOTS 4 IN SCHROEDER'S 3RD ADDITION

The Mayor opened the public hearing at 7:03 p.m. for Jeff Scott's resolution. There were not any comments or questions from the public. Schwanz made the motion to close the public hearing. Steinkamp seconded. Ayes: All. Motion carried. The Mayor opened the public hearing for Craig Brotherton's resolution at 7:04 p.m. Bill Brotherton made the comment that the resolution should be for CW Concepts LLC instead of Craig Brotherton. The Clerk will change that. Steinkamp made the motion to close the public hearing. Schwanz seconded. Ayes: All. Motion carried. The Mayor opened the public hearing for Kevin & Shari Bieret's resolution at 7:06 p.m. There were no comments or questions. Schwanz made the motion to close the public hearing. Steinkamp seconded. Ayes: All. Motion carried.

Discuss/Attorney Bush's response to Abbie Smith question from June 14th: Smith's question was how do we get the project done now or do we force the issue. Attorney Bush recommendation was for Mrs. Smith to contact her attorney and have her attorney send a letter directly to Ms. Luchtel. The Clerk informed Mrs. Smith regarding Attorney Bush's directions.

Discuss/Approve sale of music room to WLCIC: Rohlf made the motion to sell the music room to WLCIC for \$15,000. Schwanz seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve Water Tower specs and bid request: The Clerk informed the council that fill pipe repairs are necessary along with insulation replacement around the fill pipe. If fill pipe needs replaced the city should drain the water tower and make sure everything is in good working order. If we drain the water tower the city would paint the water tower as well. Get everything done at once at an estimated cost of \$100,000. The contractor that gets the project will begin by looking at fill pipe before beginning and then will determine whether it can be salvaged or needs replaced. If it can be salvaged at a lesser cost we could use RFP funds for other projects.

Discuss/Approve Electric Upgrade update and discuss future employment: Olerich informed the council that there is a wait on cabinets so that is slowing the progress of the project. Olerich showed the council on a map where they are working now and informed them that downtown area will be next.

Discuss/Approve resolution 2021-21; 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 PROPOSAL SUBMITTED BY JEFF SCOTT 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 JEFF SCOTT IN THE EVENT THAT NO COMPETING PROPOSALS ARE SUBMITTED; AND (4) SOLICITING COMPETING PROPOSALS. Schwanz made the motion to approve Resolution 2021-21. Steinkamp seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve resolution 2021-22; 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 PROPOSAL SUBMITTED BY CRAIG BROTHERTON aka CW CONCEPTS, LLC 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 CRAIG BROTHERTON aka CW CONCEPTS, LLC IN THE EVENT THAT NO COMPETING PROPOSALS ARE SUBMITTED; AND (4) SOLICITING COMPETING PROPOSALS. Steinkamp made the motion to approve Resolution 2021-22. Lahr seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve resolution 2021-23; 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 PROPOSAL SUBMITTED BY KEVIN AND SHARI BIERET 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 KEVIN AND SHARI BIERET IN THE EVENT THAT NO COMPETING PROPOSALS ARE SUBMITTED; AND (4) SOLICITING COMPETING PROPOSALS. Rohlf made the motion to approve Resolution 2021-23. Schwanz seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve May 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 May Clerk's report. Schwanz seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Discuss/Approve Building Permit: Schwanz made the motion to approve the building permit for Kevin and Shari Bieret. Rohlf seconded. Ayes: All. Motion carried.

Discuss/Approve Agreement with East Sac County Schools: Schwanz made the motion to approve the agreement with East Sac County Schools. Steinkamp seconded. Roll call vote: Rohlf;yes, Schwanz;yes, Steinkamp;yes, Lahr;yes. Motion carried.

Public Forum
? Anything?

Attest
Lynn Grosely
Deputy Clerk

