

Wall Lake, Iowa

October 13, 2025

Wall Lake City Council met in council chambers at 5:30 p.m. presided by Mayor Rohlf.

Councilmen present: Steinkamp, Nuetzman, and Schroeder. Riedell is absent.

Visitors: Curtis Bloes.

Schroeder made the motion to approve the agenda. Nuetzman seconded. Ayes: All. Motion carried.

Schroeder made the motion to approve the minutes of the September 29th meeting as presented. Steinkamp seconded. Ayes: All. Motion carried.

Nuetzman made the motion to approve the bills upon Riedell's approval with the addition of a bill from Sarah Koenen dba Mop Job Cleaning for additional hours worked and a bill from Access Systems. Steinkamp seconded. Ayes: All. Motion carried.

PUBLIC HEARING ON PROPOSED SALE OF PROPERTY TO CORN BELT TELEPHONE CO.

Mayor Rohlf opened the public hearing at 5:34 p.m. There were no comments or questions from the public. Nuetzman made the motion to close the public hearing at 5:35 p.m. Ayes: All. Motion carried.

PUBLIC HEARING ON THE SECOND AMENDED AND RESTATED AGREEMENT TO ESTABLISH THE IOWA PUBLIC POWER AGENCY

Mayor Rohlf opened the public hearing at 5:36 p.m. There were no comments or questions from the public. Nuetzman made the motion to close the public hearing at 5:37 p.m. Steinkamp seconded. Ayes: All. Motion carried.

Public Forum: 4th Addition dirt: Pile to the North is black dirt and will stay, the pile to the East is clay and can be removed. The dirt is not needed on West side so will be hauled away. Nuetzman reported that feedback on the Homecoming parade and Pep Rally was positive and thanked everyone for their involvement. Mayor Rohlf urged the public and council to vote in upcoming election in hopes of filling an open council seat.

Discuss/Approve Dog Park: Nothing new to report but the council would like to keep on the agenda.

Discuss/Approve Comet Room in City Hall: The Clerk shared the plan for the dimensions and location of the Comet Room at City Hall at an estimated cost of \$6500.00 for building the walls. There have been some donations made from alumni and the public totaling around \$7000. Nuetzman is hoping that by having a plan and a location in place that

additional donations will be received for the Comet Room Project. Nuetzman made the motion to move forward with the Comet Room project. Schroeder seconded. Ayes: All. Motion carried.

Discuss/Approve Insurance Policy review: Travis has the best interest of the city in mind and encourages council members to visit with him in his office with any questions they have. The Clerk will meet with him sometime in November to review the policy.

Discuss/Approve AFR second look: Schroeder made the motion to approve the Annual Financial Report. Steinkamp seconded. Ayes: All. Motion carried.

Business and Operations Update

- REC roof and Comet room costs: The Clerk talked with WL Lumber about replacing the REC roof, this will be an expensive project. Replacing the roof will be a challenge due to the different widths and angles. The Clerk will continue to research options.
- Trees in ROW: Our attorney and insurance agent informed the Clerk that if the tree does fall on the letter sender's property it will be the city's responsibility. The Clerk has contacted our tree removal contractor and asked him to remove the tree as soon as he has the time to do so.

Discuss/Approve Resolution 2025-25; a resolution approving Second Amended and Restated Agreement to Establish the Iowa Public Power Agency: Nuetzman made the motion to approve Resolution 2025-25. Schroeder seconded. Roll Call vote: Schroeder;yes, Steinkamp;yes, Nuetzman;yes. Motion carried.

Discuss/Approve Building Permit: Schroeder made the motion to approve building permits for Dan Blum and Kimmes WL Country Store. Nuetzman seconded. Ayes: All. Motion carried.

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

Discuss/Approve Utility Deposit Increase: Due to increasing utility costs and customers not paying final bills before moving an increase is necessary to cover unpaid outstanding bills. Unfortunately, this affects everyone applying for utility service. Schroeder made the motion to increase the utility deposit amount from \$250.00 to \$500.00. Nuetzman seconded. Ayes: All. Motion carried.

Discuss/ Approve Liquor License: Steinkamp made the motion to approve the Liquor License for Lake Lanes. Schroeder seconded. Ayes: All. Motion carried.

Discuss/Approve Stuart Street parking: Stuart Street is a highly travelled street especially when there are games at the complex or if the Shelter House is being rented. Schroeder is concerned for kids safety and would like to prevent an accident from occurring. Schroeder suggested talking to homeowner's that park on the street and asking them if they'd mind parking across the street at shelter house if possible on game nights.

Discuss/Approve Resolution 2025-26; a resolution to finalize the sale of property to Corn Belt Telephone Co.: Steinkamp made the motion to approve Resolution 2025-26. Schroeder seconded. Roll Call vote: Schroeder;yes, Steinkamp;yes, Nuetzman;yes. Motion carried.

Discuss/Approve Resolution 2025-27; (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 FRANK AND JEANA SCHROEDER SATISFY 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 FRANK AND JEANA SCHROEDER IN THE EVENT THAT NO COMPETING PROPOSALS ARE SUBMITTED; AND (4) SOLICITING COMPETING PROPOSALS: Schroeder made the motion to approve Resolution 2025-27. Steinkamp seconded. Roll Call vote: Schroeder;yes, Steinkamp;yes, Nuetzman;yes. Motion carried.

Discuss/Approve Resolution 2025-28; a resolution of intent to sell real property, setting hearing on sale and authorizing publication of notice of hearing: Schroeder made the motion to approve Resolution 2025-28. Nuetzman seconded. Roll Call vote: Schroeder;yes, Steinkamp;yes, Nuetzman;yes. Motion carried.

Discuss/Approve the Lineman and apprentice pay scale and Chris Lawler and Blake Slater; possible closed session code section 21.5 l (i); to evaluate the professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session. Nuetzman made the motion to go into closed session at 6:19 p.m. Schroeder seconded. Ayes: All. Motion carried. After much discussion, Schroeder suggested a \$500 bonus to Slater for passing 1st and 2nd testing. Schroeder suggested \$1000 bonus for Lawler. Both employees would be eligible for raises in January as well. Nuetzman and Steinkamp agreed to be on the raise committee for wage increase

review in January. Schroeder made the motion to give Slater a \$500 bonus and Lawler a \$1000 bonus. Steinkamp seconded. Ayes: All. Motion carried.

Adjourn

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

Attest

Lynn Grosely

Deputy Clerk

