

Wall Lake, Iowa

August 12, 2024

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

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

Visitors: Jim Wissler, Sean and Michael Lawler, Anne Vilhauer, Kris Ziegmann, Shelly Harms, Christian with LVPD.

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

Steinkamp made the motion to approve the minutes of the July 22nd meeting as presented. Nuetzman seconded. Ayes: All. Motion carried.

Nuetzman made the motion to approve the bills as presented. Schroeder seconded. Ayes: All. Motion carried.

Public Forum: Riedell commented that the alley near Nutrien will need to be put on the list for repairs next year. Jim Wissler talked about plans for the new jail and a public hearing next week regarding dilapidated properties. The Clerk talked about handicap accessibility in business district and possibly adding more handicap parking spots.

Discuss/Approve Schroeder's 4th Addition Lot Prices and Covenants and Restrictions: The Council reviewed the map of Schroeder's 4th Addition and prices for the lots. Riedell made the motion to approve the map and lot prices. Schroeder seconded. Ayes: All. Motion carried. Schroeder stated that he thinks Duplexes and Tri-plexes with a minimum of 1200 sq. feet living space should be allowed in Schroeder's 4th. Schroeder stated that apartment buildings should not be allowed. The Council agreed that the covenants should be in effect for 20 years and then consecutively for 10 years afterward. The Council agreed that if the lot owner doesn't begin building in a certain timeframe that the money paid for the lot will be retained by the city and ownership of the lot will revert back to the city. The Clerk will make the changes discussed and bring back to the next meeting.

Discuss/Approve Ordinance 2024-03; an ordinance amending sewer rates: The Clerk read Ordinance 2024-03.

2024-CURRENT	2025	2026
First 2,000 gal. <u>\$11.00</u>	First 2,000 gal. <u>\$13.50</u>	First 2,000 gal. <u>\$15.00</u>
Next 6,000 gal. is <u>\$4.00</u> per 1,000 gal.	Over 2,000 gal. cost <u>\$5</u> per 1,000 gal.	Over 2,000 gal. <u>\$5.25</u> per 1,000 gal.
Over 8,000 gal. is <u>\$3.25</u> per 1,000 gal.	Remove the third tier of the rate	

2027	2028	2029
First 2,000 gal. <u>\$16.50</u>	First 2,000 gal. <u>\$18.00</u>	First 2,000 gal. <u>\$20.00</u>
Over 2,000 gal. cost <u>\$5.5</u> per 1,000 gal.	Over 2,000 gal. cost <u>\$5.75</u> per 1,000 gal.	Over 2,000 gal. cost <u>\$6</u> per 1,000 gal.

Steinkamp introduced Ordinance 2024-03 and moved to approve the first reading. Mott seconded. Roll Call Vote: Schroeder;yes, Mott;yes, Riedell;yes, Steinkamp;yes and Nuetzman;yes. Motion carried.

Discuss/Approve Historical Society: The Historical Society presented a bill for gutter repair for \$1300.00 due to a city truck accidentally backing into the depot. Riedell made the motion to pay the gutter repair bill with the understanding that projects have a protocol that must be followed in the future. Schroeder seconded. Ayes: All. Motion carried.

Discuss/Approve car that was hit by tree limb: Sean Lawler would like the city to pay for damages to a car that was hit by a tree limb. He gave a Kelly Blue book value on the vehicle between \$3500-\$5200. Sean is willing to pay \$2500 of the cost. The Clerk will contact our Attorney regarding this issue and report back at the next meeting August 26th.

Discuss/Approve Resolution 2024-19; a resolution approving presented Covenants and Restrictions for Schroeder's 4th Addition: This was discussed earlier and is tabled until the next meeting.

Discuss/Approve Electric Cost increase and subsequent rate discussion: Costs will increase in 2025 for Wall Lake. The Clerk thinks an increase of .5 cents for residential and commercial will help with the rising cost of electric. Schroeder would like a report on how much an increase would affect the Industrial rate customers.

Discuss/Approve Building Permit: Steinkamp made the motion to approve a building permit for Zac Bush. Mott seconded. Ayes: All. Motion carried.

Discuss/Approve Trick-or-Treat and Business involvement: October 31st falls on a Thursday this year. There were some businesses that preferred to hand out in front of their business (1st Street) and council agreed that is okay.

Discuss/Approve Chris Lawler pay for Auburn work: After some discussion, Mott made the motion to approve paying Chris Lawler his overtime rate for all hours worked in Auburn to work on their electric system. Steinkamp seconded. Ayes: All. Motion carried.

Discuss/Approve Mayor Rohlf Appointments to Nuisance Abatement committee: Mayor Rohlf appointed Tommy Schroeder and Jay Stoltenberg to the Nuisance Abatement Committee. Nuetzman made the motion to approve Mayor Rohlf's appointments. Mott seconded. Ayes: All. Motion carried.

Discuss update on Airport dirt project: Contractor is waiting for water to subside and on a permit in order to move to the North. When that is obtained, work will resume.

Adjourn

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

Attest

Lynn Grosely

Deputy Clerk