

DEXTER CITY COUNCIL MINUTES

OCTOBER 24, 2022

Mayor David Venema opened the public hearing on the proposed Amendment #4 to the Dexter Urban Renewal Plan at 6:45 p.m. Jean Dissenger spoke in favor of the amendment. She suggested that the council have someone look at the library to determine if it is structurally sound before the investing any money in it. There being no further comments from the public, the Mayor declared the public hearing closed at 6:50 p.m.

Mayor Venema opened the public hearing on the Downtown Building Façade Grant at 6:55 p.m. Jeremy Rounds from the Southern Iowa Council of Governments read several statements in regard to the Community Development Block Grant. 7 property owners have shown interest in the project. The city will add the library to the project, bringing the total to 8. There being no further comments or questions from the public, Mayor Venema closed the public hearing at 7:10 pm.

At 7:10 p.m., Mayor Venema called the regular council meeting to order. Present were Morehouse, McAndrews, Wolfe and Easter (by phone). Public Works Director Canfield, Attorney Doll and Janon Douglas were also present. Moved by Morehouse, seconded by McAndrews to approve the agenda. All ayes.

Moved by Morehouse to approve September 12 and 28 meeting minutes, seconded by Wolfe. All voted aye. Moved by Wolfe, seconded by McAndrews to approve September 21 minutes. All voted aye. Moved by Morehouse, seconded by Wolfe to approve the following bills:

1 DAY CDL	CDL TEST	\$ 450.00
AGSOURCE LABORATORIES	TESTING	\$ 418.50
		\$
AHLERS & COONEY, P.C.	LEGAL FEES	1,142.50
		\$
ALLIANT ENERGY	CITY UTILITIES	4,424.36
AMAZON CAPITAL SERVICES	LIBRARY & CITY HALL	\$ 125.09
		\$
ANKENY SANITATION	MONTHLY CONTRACT	3,389.39
CANON FINANCIAL SERVICES	COPIER	\$ 76.58
CARLA HECKMAN	CLASS REGISTRATION	\$ 324.55
CITY OF GRANGER	PATRON DESK	\$ 60.00
COUNTRYSIDE LAWN SOLUTIONS		\$
	MOWING	3,925.00
	2ND QUARTER OF 2022-23	\$
DALLAS CO SHERIFF'S OFFICE	YEAR	7,139.50
DALLAS COUNTY TREASURER'S	PAINTING STREET	\$1,288.80
US POSTAL SERVICE	POSTAGE	\$ 300.00
EARLHAM BUILDING CENTER	MISC SUPPLIES	\$ 196.74
EFTPS	FED/FICA TAX	\$1,821.66
ELI CANFIELD	IOWA DNR OPERATOR CERT	\$ 32.29

FELD FIRE	TECH RESCUE	\$ 842.50
HACH	CHEMICALS	\$ 131.70
HAWKINS, INC	CHEMICALS	\$ 246.07
HOPKINS & HUEBNER, P.C.	LEGAL FEES	\$1,695.00
INTERSTATE BATTERY CENTER	BATTERIES	\$ 68.00
IOMADA SOLUTIONS LLC	MONTHLY CONTRACT	\$ 122.50
IOWA DEPARTMENT OF REVENUE	WET TAX	\$2,072.69
IDOT TRANSPORTATION	SIGN TUBING	\$1,191.70
IOWA DNR	WATER PERMIT	\$ 185.49
IPERS	IPERS	\$1,533.53
MEDIACOM	TECHNOLOGY SERVICES	\$ 273.80
MELLEN & ASSOCIATES	120VAC MOTOR	\$6,189.89
MIDAMERICAN ENERGY	UTILITY FIRE CITY	\$ 100.21
MIDWEST OFFICE TECHNOLOGY	PRINTER - CANON	\$ 54.68
PRO-IMAGE SIGN & LIGHTING	REPAIR ELECTRONIC SIGN	\$ 375.00
QUILL CORPORATION	OFFICE SUPPLIES	\$ 386.76
RD MCKINNEY	WATER MAIN BREAK	\$4,970.00
SCHWINGER LAWN SERVICE INC	TREE REMOVAL	\$3,425.00
STATE HYGIENIC LABORATORY	LAB TESTING	\$ 231.00
THE SHREDDER	SHREDDING SERVICE	\$ 42.00
TRACTOR SUPPLY	WATER TANK	\$ 379.99
U.S.CELLULAR	CELL PHONE	\$ 117.66
WALLACE AUTO SUPPLY	FIRE DEPT	\$ 363.70
WINDSTREAM	UTILITY SERVICES	\$ 846.79
WATER REFUND CHECKS	WATER	\$ 300.00

\$12,453.5

Payroll Checks

8

\$

\*\*\*\*\* REPORT TOTAL \*\*\*\*\*

63,714.20

	<b>EXPENSES</b>	<b>REVENUE</b>
	\$26,330.4	
GENERAL	4	\$31,464.05
	\$	
ROAD USE TAX	7,660.04	\$10,037.00
EMPLOYEE BENEFIT		\$ 1,600.91
EMERGENCY		\$ 630.35
LOST		\$40,491.86
TAX INCREMENT FINANCING	\$ 923.00	
PARK RAISING FUND		\$ 30.00
DEXTER FEST		\$ 570.00
	\$	
AMERICAN RESCUE ACT	3,425.00	

PUBLIC SAFETY/CITY HALL	\$ 219.50	
	\$20,168.2	
WATER	4	\$13,819.56
	\$	
SEWER	4,987.98	\$12,315.72
STORM WATER		<u>\$ 279.67</u>
	\$63,714.2	\$111,239.1
TOTAL FUNDS	0	2

The Mayor had no updates at this time. There were no handouts from the Boards and Commissions. Public Works Director Canfield let the Council know that he had passed his second water test and would be taking his CDL test next week. He would be locating, digging and repairing shut off valves tomorrow (10-25). The Fire and EMS departments have been conducting a lot of training.

Janon Douglas informed the council that Mid-American had sent a notice that the city could apply for a \$1,000 matching tree grant. The deadline is December 31, 2022. The council gave permission to apply for this grant. The DNR is going to have another \$10,000 grant application during the month of November to replace trees which have been killed by the Emerald Ash Borer. The city will apply for this to replace trees in the park. The city will also look into 2 grants for the library.

There were no citizen comments.

Jordan Koppos from Veenstra and Kimm presented an engineer's estimate for drainage improvements around the Roundhouse in the amount of \$42,200.00. The council, Marilyn Boyle and Canfield discussed the various options with him. They decided that the sidewalk did not need to be 5 inches thick but could be 4 inches. They asked for some other changes but asked Koppos to get firm bids for the work to be done in early spring. Koppos thought that was doable. He will be at the December meeting with bids.

The council also asked him to have one of the engineers look at the library and let them know if it was structurally sound as soon as possible. Also to let them know what it would cost to make it ADA accessible.

Moved by Easter, seconded by Morehouse, to accept the bid from West Central Tree Service to remove trees, haul them away and grind stumps at the park, in the amount of \$11,005. All voted aye.

The council decided to advertise for a permanent part-time public works employee. The amount of pay will be determined by the qualifications of the person and availability. The person should have, but not required, a CDL. Must be able to pass a drug test, have a clean driving record.

Moved by Morehouse, seconded by McAndrews, to pass Resolution 2022-16, A POLICY REGARDING THE EXAMINATION AND COPYING OF PUBLIC RECORDS PURSUANT TO THE CODE OF ORDINANCES OF THE CITY OF DEXTER, IOWA, 5.04 BOOKS AND RECORDS. Roll call vote: Ayes: Morehouse, McAndrews, Wolfe, Easter.

**Moved by Morehouse, seconded by Wolfe, to approve Resolution 2022-17, AMENDMENT NO. 4 (2022) TO THE DEXTER URBAN RENEWAL PLAN. Roll Call vote: Ayes: Morehouse, Wolfe, McAndrews, Easter.**

Moved by Morehouse, seconded by Wolfe, to approve Resolution 2022-18, TO DESIGNATE SICOG AS THE GENERAL ADMINISTRATOR DEXTER DTR FAÇADE RENOVATION PROJECT. Roll call vote: Ayes, Morehouse, Wolfe, McAndrews, Easter.

Moved by Morehouse, seconded by McAndrews, to approve Resolution 2022-19 to ADOPT A COMMUNITY DEVELOPMENT AND HOUSING NEEDS ASSESSMENT AS PART OF THE APPLICATION PROCESS FOR THE DEXTER CDBG DOWNTOWN REVITALIZATION PROGRAM. Roll call vote: Ayes, Morehouse, McAndrews, Wolfe, Easter.

Moved by Morehouse, seconded by Wolfe, to approve Resolution 2022-20 to AUTHORIZE SUBMISSION OF DEXTER CDBG DOWNTOWN FAÇADE GRANT. Roll call vote: Ayes, Morehouse, Wolfe, McAndrews, Easter.

Moved by McAndrews, seconded by Morehouse, to correct the August 15<sup>th</sup>, 2022, minutes to reflect that McAndrews moved to waive the 2<sup>nd</sup> and 3<sup>rd</sup> readings of the ordinance. Morehouse seconded the motion. Roll call vote: McAndrews, Morehouse, Wolfe, Cope. The minutes will be corrected.

Jack Dean of 1204 Davis presented a check dated March 16, 2020, representing a payment for a building permit. He said that he requested that his garage was to be built on the alley, and that the alley was to have been vacated. Attorney Doll is making the necessary papers for this and the public hearing will be held on Monday, November 14<sup>th</sup> at 6:55 pm.

Moved by Morehouse, seconded by Wolfe, to move to close session per Iowa Code 21.5 (1) (i) at 8:25 pm. Moved by Morehouse, seconded by McAndrews, at 8:27 to move to open session.

Moved by Morehouse, seconded by Easter, to give Canfield a \$1.00 per hour raise for completion of his 2<sup>nd</sup> water test. All voted aye.

Moved by Morehouse, seconded by McAndrews to adjourn at 8:30 p.m. All voted aye.

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David Venema, Mayor

Attest: \_\_\_\_\_

Janon Douglas