

The Independence City Council met in regular session in the council chambers at 5:00 p.m., on Monday, July 10, 2023.

OPENING/ROLL CALL

Mayor Pro Tem O’Loughlin opened the meeting by calling the meeting to order with Council Members Callahan, Huston, Hanna, Moore, and Prusator in attendance. Mayor Bleichner and Council Member Jensen were excused.

This meeting was available for public attendance. The meeting was also broadcast on the local access channel.

APPROVE THE AGENDA

Motion by Council Member Prusator, second by Council Member Moore to approve the agenda as presented for the regular meeting held July 10, 2023. Ayes: All. Absent: Jensen.

CONSENT AGENDA

Motion by Council Member Prusator, second by Council Member Callahan to accept and approve the consent agenda that approves the following: 1) The minutes of the June 26, 2023, Regular Meeting. 2) Independence BrewBQ Special Class C Retail Alcohol License (BW) effective August 26, 2023, through August 30, 2023. 3) Chuong Garden Special Class C Retail Alcohol License (BW) effective July 1, 2023, through June 30, 2024. Ayes: All. Absent: Jensen.

FINANCIALS

Motion by Council Member Callahan, second by Council Member Hanna to approve the following bills for payment. Ayes: All. Absent: Jensen.

ACCO	SUPPLIES-PR	\$ 7,172.18
AFLAC	AFLAC PRE-TAX	\$ 287.46
AHERN	SERVICES-PR	\$ 330.00
AMAZON CAPITAL SERVICES	SUPPLIES-PD,CH	\$ 935.94
AMERICAN COLOR IMAGING	SIGNAGE-L	\$ 60.11
BAGBY'S AUTOMOTIVE	VEH REPAIR-PR	\$ 1,610.18
BEAM INSURANCE ADMIN LLC	VISION PRETAX	\$ 362.57
BEATTY, MARCUS	UMPIRE-PR	\$ 585.00
BEATTY, ROBERT	REIMBURSE-PR	\$ 631.00
BLACK EARTH LANDSCAPE	SERVICES-L	\$ 112.50
BOOK FARM LLC	BOOKS-L	\$ 2,773.16
BOWKER MECHANICAL	SERVICES-SW	\$ 41,031.01
BRODART CO	SUPPLIES-L	\$ 618.81
BRUENING ROCK PRODUCTS IN	ROAD ROCK-PR	\$ 641.21
BSN SPORTS, INC.	SUPPLIES-PR	\$ 2,940.27
BUCHANAN COUNTY AUDITOR	DISPATCH SERV-CH	\$ 92,124.50
BUTZLAFF, COLIN	UMPIRE-PR	\$ 300.00
CARD SERVICES-VISA	MISC EXP-CH,PD,PR,A	\$ 9,772.96
CC'S FLOORS & MORE LLC	BLDG MAINT-PR	\$ 4,757.90
CENGAGE LEARNING	BOOKS-L	\$ 229.86
CENTER POINT LARGE PRINT	SUPPLIES-L	\$ 219.56
CITY LAUNDERING CO INC	BLDG MAINT-W,PD	\$ 234.17
COLEMAN WORLDWIDE MOVING	SERVICES-CH	\$ 11,987.68
COLONIAL LIFE & ACCIDENT	COLONIALPRETAX	\$ 961.02
CONSOLIDATED ENERGY CO	FUEL-ALL	\$ 10,460.36
COPENHAVER, NATE	UMPIRE-PR	\$ 1,220.00
CORNWELL, GRADY	UMPIRE-PR	\$ 740.00
CRAWFORD ENGINEERING & SU	SERVICES-ST,SW	\$ 16,306.00
CREATIVE PRODUCT SOURCE	SUPPLIES-PD	\$ 401.39
CULLIGAN TOTAL WATER MONT	COMMERCIAL SALT-A	\$ 50.50
CY & CHARLEY'S FIRESTONE	SERVICES-W,CH	\$ 3,461.50
D & K PRODUCTS	SUPPLIES-PR	\$ 3,795.13

D & S PORTABLES INC	SERVICES-PR	\$ 2,860.00
DECKER SPORTING GOODS	SUPPLIES-PR	\$ 902.00
DELTA DENTAL OF IOWA	DENTAL BENEFIT	\$ 4,010.16
DEMCO	SUPPLIES-L	\$ 127.44
DEPARTMENT OF THE TREASUR	PCORI FEE-CH	\$ 129.00
DUNLAP MOTORS INC	VEH MAINT-PR	\$ 151.75
EBSCO	DUES-L	\$ 553.17
EISELE, DYLAN	UMPIRE-PR	\$ 20.00
EMPLOYEE BENEFIT SYSTEMS	ADMIN FEE-ALL	\$ 325.00
ENVISIONWARE, INC	DUES-L	\$ 624.75
ESCHEN'S CLOTHING	SUPPLIES-PR	\$ 186.00
ESRI	FEES-W	\$ 385.00
FAHR BEVERAGE INC	SUPPLIES-PR	\$ 1,371.09
FAREWAY STORES INC	SUPPLIES-PR	\$ 2,955.37
FERTILIZER DEALER SUPPLY	REPAIRS-PR	\$ 242.10
FISH WINDOW CLEANING	BLDG MAINT-L	\$ 939.00
FLETCHER-REINHARDT CO	SUPPLIES-PR	\$ 825.00
G & L LAWN RANGERS LLC	SUPPLIES-PR	\$ 360.00
GALLS INC	UNIFORM-PD	\$ 54.10
HARDWARE HANK	SUPPLIES-PR,W,ST,A	\$ 866.32
HOG SLAT	SUPPLIES-PR	\$ 167.28
HOWARD, JOHN	UMPIRE-PR	\$ 195.00
HOWARD, KELLEN	UMPIRE-PR	\$ 120.00
HUPKE, DEWEY	UMPIRE-PR	\$ 260.00
HUPKE, KORVER	UMPIRE-PR	\$ 145.00
HY-VEE ACCOUNTS RECEIVABE	SUPPLIES-PR	\$ 500.00
IA DNR	FY24 FEE-W	\$ 667.23
IA LAW ENFORCEMENT INTELL	TRAINING-PD	\$ 255.00
IMWCA	WORK COMP PREMIUM-L,PR	\$ 4,427.64
INDEPENDENCE LIGHT & POWE	UTILITIES-ALL	\$ 6,265.94
INDEPENDENCE PLUMBING HEA	SERVICES-PR	\$ 507.69
INDEPENDENCE ROTARY CLUB	DUES-CH	\$ 278.00
INGRAM LIBRARY SERVICES	BOOKS-L	\$ 451.09
INTEGRATE AVL	VIDEO SYSTEM-CH	\$ 6,205.51
INTERNAL REVENUE SERVICE	FED/FICA TAX	\$ 27,494.67
IPERS	IPERS-PROTECTIV	\$ 47,345.87
JOHN DEERE FINANCIAL	SUPPLIES-PR	\$ 3,168.29
JOHNSON PLBG HEATING & AI	EQUIP REPAIR-PR	\$ 254.16
KEYSTONE LABORATORIES INC	LAB ANALYSIS-W	\$ 17.00
KILER, CHASE	UMPIRE-PR	\$ 225.00
KITNER, ALAN	UMPIRE-PR	\$ 230.00
KLUESNER CONSTRUCTION INC	SERVICES-ST	\$ 36,540.00
KOBLINSKA, BOBBY	UMPIRE-PR	\$ 470.00
KREMER, KADEN	UMPIRE-PR	\$ 865.00
KUENNEN, GABE	UMPIRE-PR	\$ 2,190.00
KURT, DYLAN	UMPIRE-PR	\$ 470.00
LEVI ARCHITECTURE	SERVICES-PD	\$ 1,638.00
LIBRARY IDEAS LLC	AUDIO RECORD-L	\$ 82.57
LIFE TIME FENCE COMPANY	SUPPLIES-PR	\$ 2,102.55
LYNCH, DAVE	SERVICES-ST	\$ 3,381.40
LYON, DANE	UMPIRE-PR	\$ 400.00
MARQUART, RYLIE	UMPIRE-PR	\$ 500.00
MASTER PITCHING MACHINE	EQUIP MAINT-PR	\$ 50.06
MAVERICK POWERSPORTS	VEH REPAIR-PR	\$ 656.22
MCDONALD, CONNIE	UNIFORM-PD	\$ 15.00
MEIKE, CAIDEN	UMPIRE-PR	\$ 2,270.00

MESTAD, GAVIN	UMPIRE-PR	\$ 250.00
MICHAEL, MADISON	REIMBURSE-PR	\$ 89.43
MIDAMERICAN ENERGY COMPAN	UTILITY-PR	\$ 1,164.71
MIDWEST SAFETY COUNSELORS	SAFETY EQUIP-W	\$ 255.00
MILLER QUARRY	ROCK-PR	\$ 430.21
MSA PROFESSIONAL SERVICES	SERVICES-W,B,SW	\$ 3,668.75
MYERS-COX CO	CONCESSIONS-PR	\$ 20,484.45
NAPA AUTO PARTS	SUPPLIES-PR,ST,W	\$ 699.88
NORTH CENTRAL LABORATORIE	LAB ANALYSIS-W	\$ 25.50
NORTHEAST IA NUISANCE ANI	SERVICES-ST	\$ 370.00
NORTHERN ESCROW, INC.	SERVICES-CH	\$ 40,353.11
NUTRIEN AG SOLUTIONS	CHEMICALS-PR	\$ 310.03
OELWEIN PUBLISHING COMPAN	PUBLICAT-A,CH	\$ 231.46
OFFICE TOWNE INC	SUPPLIES-PR,PD	\$ 1,922.46
OVERDRIVE INC.	E-BOOKS-L	\$ 1,940.00
P & N CORPORATION	FUEL PROFITS-A	\$ 977.58
PAYROLL CHECKS	PAYROLL CHECKS	\$ 93,723.11
PENGUIN RANDOM HOUSE LLC	SUPPLIES-L	\$ 69.00
PENWORTHY COMPANY, THE	BOOKS-L	\$ 175.81
PEPSI-COLA GEN. BOT. IN	CONCESSION-PR	\$ 5,218.37
PERMA-BOUND	BOOKS-L	\$ 112.87
PIZZA RANCH	CONCESSIONS-PR	\$ 468.00
PORTZEN CONSTRUCTION, INC	EQUIP REPAIR-PR	\$ 795.50
PRECISION PLUMBING, HEATI	REPAIR-PR	\$ 2,466.49
PRINT EXPRESS	PRINTING-L	\$ 2,586.16
PURCHASE POWER	POSTAGE-B,PR	\$ 208.99
PUSH-PEDAL-PULL INC	EQUIP MAINT-PR	\$ 275.00
RAY O'HERRON CO.	UNIFORM-PD	\$ 82.03
REED, RANGER	UMPIRE-PR	\$ 820.00
REED, TODD	UMPIRE-PR	\$ 240.00
REXCO EQUIPMENT, INC	CHEMICALS-PR	\$ 659.69
RJS WELDING LLC	SERVICES-PR	\$ 146.00
RYDELL AUTO GROUP	VEH MAINT-PD	\$ 133.75
SHANNON, HUNTER	UMPIRE-PR	\$ 520.00
SIDLES, JAKE	UMPIRE-PR	\$ 1,595.00
SIDLES, LUCAS	UMPIRE-PR	\$ 40.00
SIGNS & MORE	SUPPLIES-PR	\$ 4,074.45
SPAHN & ROSE LUMBER COMPA	SUPPLIES-PR,ST,W	\$ 1,196.24
STATE STREET BANK & TRUST	ICMA-RC \$ PRE	\$ 4,701.90
STOREY KENWORTHY - MATT P	SUPPLIES-L	\$ 102.42
SUPERB CLEANING SERVICES	LDG MAINT-L	\$ 2,065.00
T & W GRINDING & COMPOST	SERVICES-ST	\$ 8,143.00
TASC	FLEX MEDICAL	\$ 1,259.81
TESTAMERICA LABORATORIES	LAB ANALYSIS-W	\$ 2,047.81
THE SLED SHED-TOOL SHED	VEH REPAIR-PR	\$ 161.56
TREASURER-STATE OF IOWA	STATE TAXES	\$ 10,744.72
TROTT TROPHIES	AWARDS-PR	\$ 855.00
TRUE VALUE HARDWARE	SUPPLIES-PR	\$ 1,559.13
TRUMBLEE, TYLER	UMPIRE-PR	\$ 160.00
UNUM	LIFE/AD&D INS	\$ 332.50
US CELLULAR	PHONE-L	\$ 304.43
USA BLUE BOOK	SUPPLIES-W	\$ 888.99
UTILITY EQUIPMENT COMPANY	SUPPLIES-W	\$ 2,857.92
VERIZON WIRELESS	UTILITY-CH,PR,F,PD	\$ 172.22
WALMART COMMUNITY	SUPPLIES-PR	\$ 1,500.78
WASTE MANAGEMENT	GARBAGE-ALL	\$ 44,292.24

WEBER MECHANICAL INC.	SERVICES-PR	\$ 645.17
WELLMARK BCBS	HEALTH BENEFIT	\$ 45,731.54
WICKS CONSTRUCTION, INC.	SERVICES-A	\$ 2,756.43
WILSON, DAVID	UMPIRE-PR	\$ 1,420.00
WINTHROP NEWS, THE	PUBLICAT-CH,A	\$ 404.07
YOUNG'S PAINTING	SERVICES-CH	\$ 665.00

**CLAIMS TOTAL \$708,363.02;** General Fund \$458,960.33; Library \$36,621.62; Streets Dept-Road Use \$26,045.32; Employee Benefits \$4,556.64; Economic Development \$40,353.11; Cap Project-City Buildings \$1,638.00; Cap Project-Airport \$2,806.35; Cap Outlay Savings/LOST \$44,712.84; Cap Project Highway 150 \$6,714.00; Water Fund \$12,169.30; Sewer Utility Fund \$28,101.16; Storm Water \$875.00; Storm Water Projects \$44,484.35; Self Insurance \$285.00; Self Insurance-Enterprise \$40.00.

**REVENUES MONTH TO DATE TOTAL \$80,455.02;** General Fund \$29,529.98; Cap Project-Airport \$35,820.00; Water Fund \$5,934.12; Sewer Utility \$7,954.36; Storm Water \$896.56; Self Insurance \$280.00; Self Insurance-Enterprise \$40.00.

The revenues and expenses by department to date were available for council review and discussion.

**RESOLUTIONS**

Council Member Callahan with a motion to approve a resolution to assess property owner(s) for Chapter 52 Mowing of Properties – Failure to Comply, second by Council Member Hanna. The roll being called the following Council Members voted: Ayes: Huston, Hanna, Moore, Prusator, O’Loughlin, and Callahan. Absent: Jensen.

**Resolution adopted and upon approval by Mayor Pro Tem assigned No. 2023-62 in the Official Book of Resolutions.**

Council Member Hanna with a motion to approve a resolution that grants financial assurances for the Enterprise Drive Trail Phase II Project, second by Council Member Huston. City Manager Schmitz stated the SRT application was submitted and upon initial review of the application, the City did not have a statement regarding the minimum 25% match requirement. This resolution includes the statement and will be submitted to the Iowa DOT so the SRT application can be processed. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Prusator, O’Loughlin, Callahan, and Huston. Absent: Jensen.

**Resolution adopted and upon approval by Mayor Pro Tem assigned No. 2023-63 in the Official Book of Resolutions.**

Council Member Huston with a motion to approve the Engineering Services Agreement with Crawford Engineering for the Baseball/Softball Complex Turf Project, second by Council Member Moore. Council Member Hanna asked how much has been set aside for this project. City Clerk Lampe reported that \$500,000 has been received from the recent bond monies, \$100,000 will be used from the American Rescue Plan funds, Park and Rec Director Beatty will be using Capital Improvement monies, and there will be fundraising efforts as well. City Manager Schmitz said the goal is to start construction later this year. The roll being called the following Council Members voted: Ayes: Moore, Prusator, O’Loughlin, Callahan, Huston, and Hanna. Absent: Jensen.

**Resolution adopted and upon approval by Mayor Pro Tem assigned No. 2023-64 in the Official Book of Resolutions.**

**OTHER BUSINESS**

Council Member Huston with a motion to authorize the City Manager to begin the process of applying to have a Rural Housing Readiness Assessment completed and to authorize the funding of \$5,000 for this assessment, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Prusator, O’Loughlin, Callahan, Huston, Hanna, and Moore. Absent: Jensen.

Council Member Hanna with a motion to create a Housing Steering Committee and to appoint three members of the Council to said committee, second by Council Member Moore. Council Member Hanna asked if this was the same committee that she had previously participated in. City Clerk Lampe responded this is something different from the first housing committee. City Manager Schmitz clarified this is part of the Iowa Thriving Communities Designation Program. This committee will outline areas within Independence to develop affordable housing. Council Member Hanna said she would sit on this committee. Council Members Callahan and Moore said they would sit on it also. The roll being called the following Council Members voted: Ayes: O’Loughlin, Callahan, Huston, Hanna, Moore, and Prusator. Absent: Jensen.



Council Member Callahan with a motion to approve the contract amendment for Section 3 of the Phase 1 Façade Project, second by Council Member Hanna. City Manager Schmitz reported the Iowa Economic Development Authority wanted this language added to the contract. There are no monetary changes to the contract with the addition of the language. The roll being called the following Council Members voted: Ayes: Callahan, Huston, Hanna, Moore, Prusator, and O'Loughlin. Absent: Jensen.

Council Member Callahan with a motion to approve the request of an additional curb cut on Fifth Avenue SW, second by Council Member Huston. The roll being called the following Council Members voted: Ayes: Huston, Hanna, Moore, Prusator, O'Loughlin, and Callahan. Absent: Jensen.

Council Member Prusator with a motion to approve Change Order #2 for the Taxiway and Apron Expansion Project in the amount of \$5,170.00, second by Council Member Callahan. Council Member Moore asked if a project involves seeding, shouldn't the straw wattles have been figured into the contract and then deducted if they were not needed? The roll being called the following Council Members voted: Ayes: Hanna, Moore, Prusator, O'Loughlin, Callahan, and Huston. Absent: Jensen.

## REPORTS

The following comments were heard from Council and Staff: Huston- Gave a shout out to Parks and Rec about the tournament held last weekend. Hanna- City did well on the 4th of July. Moore- Received comments about the mulch on the south side of Bland Boulevard and complaints about how it looks. Prusator- 4<sup>th</sup> of July went well. O'Loughlin- 4<sup>th</sup> of July went well and his family enjoyed it. There were lots of fireworks going off. Police- There were zero fireworks calls until June 29<sup>th</sup>. During July 1 – 4, there were 7 fireworks complaints and 3 citations. Also, during July 1 – 4, there were 69 calls for service. The normal average for that time period is 52 calls for service. He has been working with Buchanan County Mental Health, Mental Health Services of Northeast Iowa, and Buchanan County Sherriff to get a law enforcement mental health liaison to respond to calls where an individual needs more assistance. Buchanan County Sherriff's Office is hiring for this position and will split the cost between agencies. City Manager- A check for the sound system equipment has been mailed. Habitat for Humanity is working on a house and asked if the City would be able to assist with grinding down the trees. There is a panel missing on the Liberty Trail and the school was contacted about it as the panel is on their property. Waste Management has been charging the City for overages at the recycling dumpsters located at Waste Management. Staff reached out to Waste Management to see if another dumpster could be delivered there. Another dumpster was brought in last week. Adams Furniture is participating in the Regular Phase of the Façade Project and has asked the City for financial reassurance for any upcoming, unforeseen project related items that need to be addressed. He will be out of the office Wednesday afternoon to Friday afternoon for the IaCMA Conference in Storm Lake.

## POSSIBLE CLOSED SESSION: PER IOWA CODE: 21.5(1), (I)

City Clerk Lampe had sought the opinion of the City Attorney prior to this meeting to ensure the possible closed session was valid. Council Member Moore with a motion to enter into a closed session per Iowa Code 21.5 (1), 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, at 5:30 p.m., second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Prusator, O'Loughlin, and Callahan. Nays: Huston. Absent: Jensen. The individuals invited into the closed session were: Council Member Callahan, Council Member Huston, Council Member Hanna, City Attorney Doug Herman, City Manager Schmitz, Mayor Pro Tem O'Loughlin, City Clerk Lampe, Council Member Moore, and Council Member Prusator.

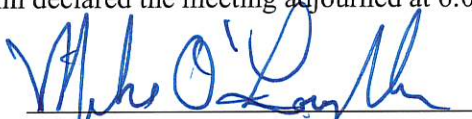
Council Member Prusator with a motion to resume regular session at 6:03 p.m., second by Council Member Callahan. The roll being called the following Council Members voted: Ayes: Moore, Prusator, O'Loughlin, Callahan, Huston, and Hanna. Absent: Jensen.

Council Member Callahan with a motion to file the evaluation in the City Manager's personnel file, second by Council Member Moore. The roll being called the following Council Members voted: Ayes: Prusator, O'Loughlin, Callahan, Huston, Hanna, and Moore. Absent: Jensen.

## ADJOURNMENT

Motion by Council Member Callahan, second by Council Member Huston to adjourn. Ayes: All. Absent: Jensen.

Whereupon Mayor Pro Tem O'Loughlin declared the meeting adjourned at 6:04 p.m.

  
Michael O'Loughlin, Mayor Pro Tem  
of the City of Independence, Iowa

ATTEST:

Susi Lampe  
Susi Lampe, IaCMC, IaCFO, City Clerk/Treasurer  
of the City of Independence, Iowa