

CITY HALL
EVANSDALE, IOWA, DECEMBER 6, 2022
CITY COUNCIL
DEANNE KOBLISKA, MAYOR, PRESIDING

The City Council of the City of Evansdale, Iowa met in regular session, according to law, the rules of said Council and prior notice given each member thereof, in the Council Chambers of City Hall of Evansdale, Iowa at 6:00 p.m. on the above date.

Council members present in order of roll call: Smock, Bergman, Nichols, Seible, and Osborne. Quorum present.

Nichols/Bergman to approve the agenda for the December 6, 2022 meeting. Ayes-Five. Motion carried.

Seible/Smock to approve the minutes from the November 15, 2022, special meeting and November 15, 2022, regular meeting. Ayes: Bergman, Nichols, Osborne, Seible, Smock. Nays: None. Motion carried.

Evansdale Rental Program presented by Dan Morgan, Lynch Dallas PC. Morgan presented two examples of rental property programs. One example required an annual fee for all landlords, included property inspections every three years, and gives the City the authority to suspend occupancy and remove the tenant for non-compliance. The other example allows the City to charge fees when the Police Department is continuously called to the property for criminal activity. Osborne asked if the code currently allows Code Enforcement to address nuisances on rental properties. Morgan said yes. Smock said that the biggest issue facing the City is not being able to contact the current owners of some rental properties when there is an issue. Seible said that he does not believe the part-time Code Enforcement Officer has enough time to take on the amount of work that will be needed to carry this out. The Mayor said she would like to re-visit this at a later date.

Public Discussion: Jerry Makendonski, 110 Doyle Ave, stated that he is a landlord and recommended starting a volunteer gold certificate standard program that would landlords to choose to be inspected and the City would place them on a list of recommended landlords for residents to consider when renting. Laura Benson, 1674 Michigan Dr., said that some houses are not up to fire code and she worried about the safety of surrounding properties. Sandy Clements, 143 East End Ave, stated that if a tenant is in a rental property that is not being taken care of by the landlord, it is not always easy for them to leave the property due to financial issues and a rental program would protect tenants in the City.

Nichols/Seible to approve the Consent Agenda – All items listed under the consent agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time Council votes on the motion: a. Liquor License: Kuger’s Feed n Drinks #LC0046114 – Effective January 8, 2023 b. Liquor License: Casey’s General Store #2864 #LE0003184 - Effective February 1, 2023. Ayes-Five. Motion carried.

Smock/Nichols that all the following items listed under the Resolution Calendar will be enacted by one vote. a. Resolution 6601 authorizing payment of bills and transfers b. Resolution 6602 approving payment #3 (final retainage) to Municipal Pipe Tool for the Saunders & Miner Lining Project c. Resolution 6603 approving payment #1 to Baker Enterprises, Inc. in the amount of \$88,422.22 for the Deerwood Campground Sewer Expansion Project. Ayes: Bergman, Nichols, Osborne, Seible, Smock. Nays: None. Resolution adopted.

Seible/Bergman to approve the agreement with Black Hawk County Conservation for the Cedar Valley Storm Water Partnership with a term of July 1, 2023 through June 30, 2026. The Mayor said that this was a requirement to be in compliance with the Stormwater Maintenance Program. Ayes-Five. Motion carried.

Nichols/Seible approve the request from Public Works to repair tarping arm on 2006 Freightliner in the amount of \$1,079 with Don's Truck Sales (to be offset by MidAmerican grant of \$500). Ayes-Five. Motion carried.

Nichols/Bergman to approve the sale of the 2013 Dodge Charger without the requested repairs from Chief Dean in the amount of \$1,729.66. The Mayor said that the vehicle will eventually be sold, however, it cannot be sold without the necessary repairs. Nichols said that he doesn't think the City would get a lot of money for the vehicle due to its age. Osborne wanted to see the repairs done for safety. Ayes-Five. Motion carried.

Osborne/Seible to table the request from Chief Dean to purchase 2023 Dodge Durango in the amount of \$41,726 to be delivered in July 2023. Ayes-Five. Motion carried.

Seible/Bergman to approve the purchase of speed bumps to be placed at Poyner/Central and S. Roosevelt/ Bunger. The Mayor said that they would not be installed until April. Ayes-Five. Motion carried.

Seible/Nichols to approve the request from Fire Chief Phillips to dispose of outdated Jaws of Life. Ayes-Five. Motion carried.

Ordinance 686 amending Evansdale City Code Chapter 147 section 12, first reading. The amendment would allow Evansdale Water Works to assess unpaid stormwater fees. Smock/Osborne to approve the amendment to Ordinance 686 Evansdale City Code Chapter 147 section 12. Ayes: Bergman, Nichols, Osborne, Seible, Smock. Nays: None. Smock/Bergman to continue with the second and third reading. Ayes-Five. Motion carried.

Discussion/Action: Purchasing Policy. Smock requested that the proposed policy be reviewed by department heads before voting. Osborne agreed and requested that a full mock policy be drafted before voting.

Mayor/Council Reports: The Mayor thanked everyone who donated to the Salvation Army on Saturday. She also did a presentation on Eagles Landing at the Grow Cedar Valley and received an email from an interested developer. Smock said that the Cedary Valley Sports Association had a successful fund raising event at Lofty's last week.

There being no further discussion, Seible/Nichols to adjourn the meeting at 7:23 p.m. Ayes-Five. Motion carried.

ATTEST:

DeAnne Kobliska, Mayor

Dana Laidig, City Clerk