

Mayor Brian Johnson called the regular meeting of the City Council of the City of Lime Springs to order in the Community Center on January 3, 2023 at 7:00 pm.

**Member(s) present:** Jeff Burnikel, Jennifer Kalstabakken, Mary Bielefeld, Michael Leverson, Richard Cottrell

**Member(s) absent:** none

**City Employees:** Tyler Smith (Public Works), Jane Tibbals (City Clerk)

**Visitor(s):** Marcie Klomp (TPD), Jill Tibbals, Scott Osmundson, Casey Sebastian (IRWA), Jarry Hughes, Jason Passmore

#### **PLEDGE OF ALLEGIANCE recited.**

**Agenda, Previous Month's Minutes, Approval of Bills, and Financial report:** Burnikel motioned to approve the agenda, previous month's minutes, bills and financial reports. Leverson 2<sup>nd</sup>. All 5 present voted yes. The Agenda, December 6 & 14 minutes, bills and financial reports were approved.

**Open Forum:** Jason Passmore asked Council to be aware of new business LS Tap plans to open Thursday with a ribbon cutting ceremony planned January 12, 2023 at noon.

**Fire Department Report:** Scott Osmundson, Fire Chief, reported no calls for December. Fire Chief reported Fire Department election results. Burnikel motioned Fire Dept Officers to be accepted as presented. Kalstabakken 2<sup>nd</sup>. All 5 votes Aye. Motion approved for Fire Dept Officers as: Fire Chief Scott Osmundson; Asst Chief Matt Leverson; Training Officers Jeff Hovde and James Wendel; Safety Officer Michael Leverson; Treasurer/Secretary Dan Gibbs. Osmundson reported updating structure of officers which will require job descriptions and Council approval.

**Community Center:** Jarry Hughes, Board Chair reported they made about \$ 5,000 with the raffle. He had someone go up on the roof to unscrew and then re screw back down the panels, hoping that will take care of the leak in the kitchen area. The rubber gaskets on the screws may be deteriorating due to time. Cement replacement is scheduled for this Spring. Their next meeting will work on the budget.

**Public Works Report:** Tyler Smith, Public Works Director, reported steel plates were put in the box of the plow truck by the Steel Shop as well as new batteries. Steel Shop also repaired the tractor blade. No current problems at the Lift Station. 3 out of 4 aerators are frozen at the sewer plant, which is not affecting the numbers currently. Lift station is currently working properly. Cottrell asked Casey Sebastian if he was aware of the new type of aerating using blowers. Sebastian reported that system is called a SAGR System, and it also uses a stone bed for filtering. Sebastian went on to report a few Iowa cities that are looking at this type of system with Walker, Iowa installing similar almost 20 years ago.

**Upper Iowa Beef (UIB):** Casey Sebastian and Jason Passmore reported they had spoken with Upper Iowa Beef regarding their potential expansion. UIB approached State of Iowa, which in turn asked Jason Passmore who is with Iowa Economic Development Agency, to explore the possibility of a \$ 48 million project. State of Iowa is looking at a 5 year window to build their 3 year plan, leaving 2 years to prove the maintenance of the plan. Their plan also includes adding up to 172 new workers, which will increase their work force to 450 employees. Passmore reported currently they are processing 420 head of cattle daily, with the requested changes to bring the potential daily count up to 800 head. The State of Iowa is asking the City if they will show their support with a 5 year tax abatement on the new expansion as a minimum, the City could give up to 20 year tax abatement. Passmore showed Council a rough drawing reflecting the 3 year construction plan on their existing property. A grind building is listed as an added structure, which will be like a mini locker, to process and sell their product on premise. Their most immediate plans include spending 17 million on their wastewater treatment area. The future plans do not appear to have additional parking, tho a second shift may be part of the plans. Passmore mentioned there may be some trade-offs to the City from UIB. Changes the City may need to accommodate this include bigger water tower, increase lagoon use, and increase current well needs in next two years. A separate work session with City engineers, City Council and employees, Ed Greiman, UIB engineers, Sebastian and Passmore was suggested as a great communication starting

point. Setting up a tour for Council to see the current facility will be arranged. Passmore reported UIB is using RSM for financial consulting. Council did report to Passmore that they were in favor of what UIB is proposing at this time to the State of Iowa for their expansion.

**Lighting at the Community Center:** Alliant quoted \$ 1,300 to add a light to the existing pole in front of the Community Center and \$ 1,700 to add a pole and light to the back of the Community Center. The current lights outside are from the original building time and are not all working properly and give poor task lighting. Jarry Hughes volunteered as Community Center rep to contact electricians and come back with some different options.

**Maximum Budget Levy Hearing date set:** Levenson motioned to set the hearing date as February 7, 2023 for the Maximum Budget Levy Hearing Date with Burnikel 2<sup>nd</sup>. All 5 voted Yes. Public Hearing Date approved for February 7, 2023. Asking the entities to send their budgets to City Clerk by February 1, 2023.

**Property Tax Splits for Entities:** Kalstabakken motioned property tax sharing to the entities with \$6,000 to Community Center; \$ 12,000 to Fire Dept.; \$23,000 to Library; \$7,000 to Parks; \$21,000 to Pool with balance to General Fund. Burnikel 2<sup>nd</sup>. All 5 voted Yes. Motion approved.

**Public Hearing for City Council Ordinance Change:** Burnikel motioned to close the regular meeting and open the Public Hearing with Levenson 2<sup>nd</sup>. All 5 voted Yes. Public Hearing opened at 8:48 pm. With no additional comments, Burnikel motioned to close the Public Hearing and re-open the regular meeting. Levenson 2<sup>nd</sup>. All 5 voted Yes. Regular meeting re-opened at 8:50. Kalstabakken motioned to approve Resolution 01032023-1 and to waive the 2<sup>nd</sup> and 3<sup>rd</sup> Ordinance readings with Burnikel 2<sup>nd</sup>. All 5 voted Yes. City Council Ordinance amended to change time from 7 pm to 6:30 pm for regular meetings.

**Public Hearing for Animal Control and License Ordinance Change:** Burnikel motioned to close the regular meeting and open the Public Hearing with Levenson 2<sup>nd</sup>. All 5 voted Yes. Public Hearing opened at 8:51 pm. Kalstabakken reviewed the changes as adding fees. Cottrell asked how can tell whose dog it is and Jane commented that yes, folks have sent pictures of dogs on their property. Levenson motioned to close the Public Hearing and re-open the regular meeting. Burnikel 2<sup>nd</sup>. All 5 voted Yes. Regular meeting re-opened at 8:55 pm. Kalstabakken motioned to approve Resolution 01032023-2 and to waive the 2<sup>nd</sup> and 3<sup>rd</sup> Ordinance readings with Levenson 2<sup>nd</sup>. All 5 Voted Yes. Animal Control and License Ordinance amended to add fees for failure to comply with annual registration and fees for dog running at large. A \$ 500 fine will also be imposed if dog is not removed after being requested.

**Public Hearing for Utilities-Billing Charges Ordinance Change:** Burnikel motioned to close the regular meeting and open the Public Hearing with Levenson 2<sup>nd</sup>. All 5 voted Yes. Public Hearing opened at 8:56 pm. The change is to add mandatory garbage and recycling fees. The clarification was made that this is for residential customers only and that the resident has to receive an existing water bill. There are a few that live in City limits but have their own water source and they do not have an existing water bill and therefore are not required to comply with this ordinance change. Burnikel motioned to close the Public Hearing and re-open the regular meeting. Levenson 2<sup>nd</sup>. All 5 voted Yes. Regular meeting re-opened at 8:59 pm. Levenson motioned to approve Resolution 01032023-3 and to waive the 2<sup>nd</sup> and 3<sup>rd</sup> Ordinance readings with Burnikel 2<sup>nd</sup>. Kalstabakken voted No. Burnikel, Bielefeld, Levenson and Cottrell voted Yes. Utilities-Billing Charges Ordinance amended to add mandatory garbage and recycling fees to residential occupancy with City billed water.

Levenson motioned to adjourn. Burnikel 2<sup>nd</sup>. All 5 voted Yes.  
Meeting adjourned at 9:11 pm.

  
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Brian Johnson, Mayor

  
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Jane Tibbals, City Clerk