

Mayor Pro Tem Jennifer Kalstabakken called the regular meeting of the City Council of the City of Lime Springs to order in the Community Center on October 1, 2024 6:30 pm.

Member(s) present: Jeff Burnikel, Jennifer Kalstabakken, John Heisler, Mike Levenson, Richard Cottrell

Absent: Mayor Rick Kirkpatrick

City Employees: Kendall Fox (Public Works Director), Jane Tibbals (City Clerk)

Visitor(s): Jill Tibbals, Jeff Siegenthaler, Scott Osmundson, Ed Hampe, Emily Pisney, Sonda Niewoehner, Ronda Klapperich, Garth Foley, Chris Troendle (UERPC)

PLEDGE OF ALLEGIANCE recited.

Agenda: Burnikel motioned to approve the Agenda, previous month's minutes, bills & financial reports. Levenson 2nd. All 5 voted Yes. The Agenda, Sept 3 Minutes, Bills & Financial Reports Approved.

Spring Ahead Learning Center: The current lease between SALC & City ends October 31, 2024. City expenses related to SALC thru 2024 was presented of \$ 2600. Discussion followed with new director Sonda Niewoehner stating that they are trying to get more kids enrolled with current enrollment at 20 kids, not counting school age and have 6 employees. Cottrell asked if City could put it out to bid, to see if any other agents would like to rent the building. Levenson & Heisler stated they didn't think that \$ 2,600 was too bad for annual expenses. Levenson motioned to leave the rate at \$ 150 per month and to review annually to compare expenses each time. Heisler 2nd. Cottrell voted No, Burnikel, Heisler, Kalstabakken & Levenson voted Yes. Lease will be re-written as same at \$ 150 per month, plus garbage to be billed and will be presented for signing. SALC presented Heartland's quote for floors to be stripped & waxed for \$ 1,637.10. They are asking for City's assistance for payment. Heisler pointed out that the lease states that the tenant would be responsible for cleaning. Levenson asked that this be tabled until more research can be made on when it would be done, as Sonda mentioned checking if the quote could be negotiated with Heartland.

Fire Dept: Fire Chief Scott Osmundson, reported 0 calls for September. Scott presented an applicant for Fire Dept of Devan Gates. Devan already has Firefighter 1 training. Burnikel motioned to approve with Heisler 2nd. All 5 Voted Yes. Devan Gates has been approved for joining the LS Fire Dept.

Library Board: No report presented. Cottrell said he is willing to donate LED light bulbs and change the lights over at the Library. He continued that the Library Board felt there may be a liability involved for the City and he is asking Council as this is a City building. Levenson said that the Fire Dept was told that they couldn't do it as they were not certified electricians. Cottrell stated that he didn't want to cost the Library any money, and if there is an electrician involved, then there will not be any cost savings. He is not willing to just donate the bulbs and pay someone to do it. Levenson suggested that City find out and discuss later.

Housing Trust Fund: Chris Troendle, NE Iowa Trust Fund Program Administrator from Upper Explorerland Regional Planning Commission, presented the current Housing Trust Fund program. He is asking for City's monetary support. Suggested amount of \$ 12,500 annually for next couple of years. The program helps with down payment and repair assistance to homeowners. The homeowner is qualified by income and household size. Requirement is that property taxes must be current and the home insured. Many clients are on fixed income. Downpayment assistance available up to \$ 35,000. Zero interest or forgive is available. Dollars must be matched and this is where City would be involved. All dollars spent would remain in Lime Springs. Jane added the incentive is that by folks keeping their homes up to date, this increases the property tax base. Heisler stated that he felt City had too many other obligations right now with water & sewer to commit dollars to this program.

Public Works: Kendall Fox, Public Works Director, reported Don Ristau turned down the part time job offer due to pay rate. Levenson asked how many employees should Public Works have and Jane

answered that Kendall is still working quite a bit of overtime. Employee Mitch Smith's hours was discussed. Kendall reported Mitch has been reliable working the weekends, but fewer other hours. Certified signer, Dave Felper is now eligible to be hired by the City. Council discussed rates of pay and how many hours a week for Dave to work. Kendall confirmed that his licenses are now adequate for the Sewer to sign off, but not the Water. Dave would still have to sign for the Water. Cottrell motioned to hire Dave Felper at \$ 22.00/hour with Heisler 2nd. Burnikel, Cottrell, Heisler & Levenson Voted Yes. Kalstabakken Voted No. Motion approved to hire Dave Felper at \$ 22.00/hour as part time with Resolution 10012024-1 signed. Fuel Tanks was discussed, Quote from CHS was presented for \$ 5470 for regular gas tank & \$ 6400 for diesel tank. Council decided to table and ask Fire Dept to see if they are willing to assist with paying for tanks. The concrete at the Tree Dump is now crushed and gone. Any new concrete going out will be charged for dumping. Levenson motioned for \$ 100 per pickup load and is available to City residents only with Burnikel 2nd. All 5 Voted Yes. Motion approved for min charge of \$ 100 per pickup load and limited to City residents only. There will be additional charges for bigger loads per Kendall's discretion. Kendall reported the 3 lights that are out on Main Street, could have a separate line ran from a pole at Kitchen Park to power them. To create additional light, an electrician, as well as Alliant both suggested adding a light pole in Kitchen Park either by the Library corner or closer to the sidewalk. There were no new building permits, however a one-call came in that a homeowner asking to plant flowers & bushes in the boulevard. Council discussed problems with planting in the boulevard leads to roots getting into the lines already buried and said no to anything new being planted in the boulevards. Kendall reported the City truck has a check engine light as well as blower fan is not working. Council agreed to get fixed. Levenson motioned to approve Iowa Pumps Quote for \$ 5,945 to fix one of Lagoon's pump with Heisler 2nd. All 5 Voted Yes. Iowa Pumps quote for \$ 5,945 approved. West wellhouse building is torn down and contractors have already started on the new building. Should be all enclosed by end of this Friday. Kendall presented 2 quotes for rehabbing Lift Station at Casey's & Monitoring system for sewer. Iowa Pumps quoted \$ 51,836.95 & Minnesota Pumps quoted \$ 53,919.77. Bolton & Menk approved the system, that it would be able to grow with whatever changes City may make for lagoon. Council felt the whole system seems high. The monitoring would be nice, but not a necessity right now. Levenson motioned to fix the hour meters at Lift Station with Burnikel 2nd. All 5 Voted Yes. Motion approved to fix the hour meters at Lift Station at Casey's. Kendall presented quote for DJ Electric for \$ 6,580 to change existing generator setup to auto transfer switch. Kendall had previously quoted a used generator for \$ 9,500. Levenson approved used generator plus electrical hookup with Heisler 2nd. All 5 Voted Yes. Motion approved for used generator plus necessary electrical work. Levenson reminded that another 1,000 gallon propane tank will need to be installed for generator use only. Renters on Willard asked if gravel could be added to alley. Burnikel said that it is very rough to drive on. Heisler motioned to put gravel on alley with Levenson 2nd. All 5 Voted Yes. As City Employee Jeff Siegenthaler has been working on list of trees that are City's responsibility to take down or trim, and asked about the ones that are not on City property, but are also in need of attention. Levenson recommended to send homeowners letters to let them know, make sure trees are past the 15 feet from the street. Cottrell brought up there is a federal program to add trees if anyone is interested. Jane answered there is also Trees USA & Alliant give away trees as well and Park Dept is aware of these programs.

CHS Propane contract: Levenson motioned to approve CHS propane contract of \$ 1.449 per gallon for 3,000 gallons with Cottrell 2nd. All 5 Voted Yes. Contract approved for 3,000 gallons at \$ 1.449/gallon.

Speed Sign: Heisler asked Council for \$ 500 to add to a grant for adding 1 or 2 speed signs. Levenson motioned to approve \$ 500 towards speed sign with Burnikel 2nd. All 5 Voted Yes. \$ 500 approved to be used towards speed sign for grant Heisler is writing.

Dollar General Liquor License: Levenson motioned to approve Dollar General Liquor License with Burnikel 2nd. All 5 Voted Yes. Liquor License approved for Dollar General thru Nov 1, 2025.

Annual Street Financial Report – Resolution 10012024-2: All of the City transactions relating to Road Use is reported to the Iowa DOT annually. Levenson motioned to approve with Burnikel 2nd. All 5 Voted Yes. Motion approved for Annual Street Financial Report for Fiscal Year 2024.

Money Transfers / Resolution 10012024-3: These money transfers came about during the State’s examination of the City reports and during the exam asked for a closing of QuickBooks. Burnikel motioned to approve the transfers with Levenson 2nd. All 5 Voted Yes. Fund transfers approved.

Levenson motioned to adjourn with Burnikel 2nd. All 5 Voted Yes. Meeting adjourned 8:43 pm.

Rick Kirkpatrick, Mayor

Jane Tibbals, City Clerk