

City of Camanche

June 4, 2024

The City Council of the City of Camanche, Iowa met in regular session June 4, 2024, at 6:00 p.m. at Camanche City Hall. Present on roll call: Mayor Pruett presiding, and Council members Bowman, Edens, Farrell and Klahn. Councilman Weller arrived at 6:04 p.m. Also present were City Attorneys Randy Current, John Frey and Braydon Roberts, City Engineer Dan Solchenberger, City Administrator Andrew Kida, and Department Heads Pewe, Schmitz, Schutte and Schneider.

A moment of silent prayer was observed. Mayor Pruett led the Pledge of Allegiance.

Councilman Bowman asked that the Agenda be amended to move the Oath of Office and Hometown Pride award to the beginning of the meeting.

Moved by Councilman Bowman, second by Councilman Edens to approve the Agenda, as amended. On roll call – all Ayes.

Mayor Pruett administered the Oath of Office to newly promoted Sergeant Brittney Parks of the Camanche Police Department.

Guest Francis Boggus, Hometown Pride Coach explained that Governor Reynolds awarded the Keep Iowa Beautiful Community Excellence Award, named after former Governor Robert D. Ray, to the Camanche Hometown Pride chapter. He briefly explained the program, introducing Chairperson Karlee Low and thanking the Council and City Administrator for their support of the program. The award was then presented to the Mayor by the Committee; it will be housed in City Hall.

Mayor Pruett opened a Public Hearing regarding Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances at 6:07p.m. In the absence of public comments, Mayor Pruett closed the Public Hearing at 6:08 p.m.

Mayor Pruett opened a Public Hearing regarding Amending Chapter 18.70.315(B)(5) Zoning Board of Adjustments Special Use Permits of the Camanche Zoning Code of Ordinances at 6:08 p.m. Kimberly Dickey with Rock Creek Solar spoke, saying they appreciated it being brought to their attention that the Board was considering making this change to prepare for the proposed project and keep the permit valid over the course of construction. She said they are contemplating a development agreement that honors many of the guiding documents through the rezoning process to bring everything together. She added that City staff have been awesome to work with. Mike Carberry with Bright Future Iowa spoke, thanking the City, the Council and the staff. He sees great teamwork from the entire team to try and get this project done. Camanche seems to understand how great this project will be for the economic development of the entire region. Camanche should be a beacon for other cities to follow on how to move forward on these types of projects. He also thanked Nextera. With no additional comments, Mayor Pruett closed the Public Hearing at 6:13 p.m.

Mayor Pruett opened a Public Hearing regarding a Proposal to enter into a General Obligation Water Improvement Loan Agreement and to borrow money thereunder in a principal amount not to exceed \$500,000 at 6:13 p.m. In the absence of public comments, Mayor Pruett closed the Public Hearing at 6:14 p.m.

Mayor Pruett opened a Public Hearing regarding Consent by the City of Camanche to a proposed Phase 3 Lincoln Way Industrial Rail and Airpark Urban Renewal Plan for a proposed Urban Renewal area in the City of Clinton at 6:14 p.m. In the absence of public comments, Mayor Pruett closed the Public Hearing at 6:14 p.m.

Mayor Pruett called for public comments on Agenda topics; there were none.

Moved by Councilman Bowman, second by Councilman Farrell to approve the Consent Agenda which covered the following: Approve minutes from the Council meeting held on May 21, 2024; approve Abstract No. 849 which includes the following:

ALLIANT ENERGY	GAS SERVICE	781.43
UMB BANK NA	WBLVD,21ST,9TH ST,LIFT BONDPM	637,346.88
CAMANCHE VOL FIRE DEPT	MONTHLY MAINT,SUPPLY REIMB	578.20
CENTER POINT LARGE PRINT	LARGE PRINT BOOKS	178.54
PHRIENDLY PHILS AUTO CARE	2016 FD SILVERADO REPAIRS	7,548.61
CLINTON NATIONAL BANK	COMMCTR LOAN PMT, WITHHOLD	52,131.62
IOWA ONE CALL	118 ONE CALL LOCATES	106.20
VOYA	457 PLAN DEDUCT	1,864.00
IPERS	IPERS	9,805.01
MEDIACOM	INTERNET	633.70
MICROMARKETING LLC	DVDS	81.79
JEFFREY MOORE	REIMBURSE SAFETY GLASSES	153.60
MUNICIPAL FIRE & POLICE	MUNICIPAL PENSION	12,304.31
POSTMASTER	MAIL WATER CONFIDENCE REPORT	491.06
PRESTO-X-COMPANY	PEST CTRL-CCTR,LIB,CHALL,HIST BLDG	224.78
LIFE INSURANCE	LIFE INSURANCE PREMIUMS	1,406.43
QUILL CORPORATION	FOLDERS,MARKERS,SUPPLIES-CHALL	123.92
SCHIMBERG CO	TYLER REPAIR LID-WATER DEPT	696.07
RICHARD SCHMITZ JR	REIMBURSE WELLNESS,BOOTS	335.28
DAVE SCHUTTE	REIMBURSE SAFETY GLASSES	164.19
TREASURER STATE OF IOWA	STATE WITHHOLDING TAX	5,053.96
UNIFORM DEN	UNIFORMS-OFFICER HALL	197.43
US CELLULAR	PD CELL PHONES	174.08
WINDSTREAM	PHONE/LONG DISTANCE	304.12
PREMIER PARTS INC	BATTERY-TREATMENT PLANT GENERA	698.43
CENTURYLINK	TELEPHONE EXPENSE	118.13
BLUE CROSS BLUE SHIELD	HEALTH INSURANCE PREMIUMS	21,876.63
AFLAC	AFLAC - PRETAX	465.00
CONTINUOUS TOUCH, LLC	SIP TRUNKING	155.10
HSA ACCOUNTS	HSA- EMPLOYEES	1,265.00
VESTIS	RUGS,TOWELS-PW,CH;UNIF-PEWE	342.37
REPUBLIC SERVICES	MAY 24 CITY COLLECTION	32,339.50
SPARKS SMALL ENGINE	TRIMMER STRING-CEMETERY	61.98
PLATINUM LEASING SVC	JANUARY 24 LEASE PAYMENTS	475.00
MIDWEST GROUP BENEFITS	WEEKLY CLAIMS LESS VOIDS	857.15
GEMT	STATE SHARE-GEMT JUNE 2024	919.40
ANDREW WEINGART	REIMBURSE GLASSES	90.95
FIRST CENTRAL STATE BANK	GO BOND CITY HALL SERIES A & B	44,966.00
HAROLD TEAGARDEN	CLOTHING, BOOT ALLOWANCE	344.54
CITIZENS FIRST BANK	PHASE III/EQUIPMENT LOAN PMT	54,843.81
PLAYAWAY PRODUCTS	BOOKS/DVDS	79.99
ALTORFER, INC.	GENERATOR RENTAL-WELL #5	5,047.00
BOUND TREE MEDICAL, LLC	AMBULANCE SUPPLIES	154.56
LIBERTY NATIONAL	LIBERTY NATIONAL PRETAX DEDUCTS	266.72
GINGERICH WELL & PUMP	PAY APP #2-WELL #7	1,793,375.80
FRIENDS OF GRIMES PUBLIC	TIXKEEPER SOFTWARE-LIBRARY	225.00
CLINTON PARKS & REC DEPT	7/21/24 SRP END OF PROG PARTY	350.00
IMPACT TACTICAL LASER TAG	LASER TAG-SUMMER READING PROG	225.00
PAYROLL CHECKS	PAYROLL CHECKS ON 05/24/2024	52,287.63
	CLAIMS TOTAL	2,744,515.90
	GENERAL FUND	101,671.35
	LIBRARY FUND	6,208.83
	PARKS FUND	1,945.94
	CEMETERY FUND	3,417.07
	ROAD USE FUND	6,580.66
	DEBT SERVICE FUND	777,112.47
	PFAS FUND	5,156.98
	WELL 7 FUND	1,793,375.80
	WATER UTILITY FUND	11,604.77
	SEWER UTILITY FUND	4,403.61

Approve renewal of Cigarette/Tobacco/Nicotine/Vapor permits as submitted by Kwik Star #632, Casey's Marketing Company, DEV Supermart (Food Pride) and Dolgen Corp (Dollar General); Approve appointment of Chad Macke to Planning and Zoning Commission, term ending January 2028; Receive, accept and place on file draft minutes from the Park and Recreation Commission meeting on May 13, 2024; Receive and place on file the minutes from the Board of Adjustments meeting held on May 28, 2024; Approve Change Order #1 for Well #7 Project \$14,651.00. On roll call – all Ayes.

Mayor Pruett Read the Second Reading, by Title Only, of an Ordinance Amending Chapter 2-16 Changing the number of members on the Historical Board from seven to five. Councilman Bowman proposed removing the language regarding allowing board members from outside of Camanche. Councilman Weller said he does not have a problem with members who do not live in Camanche. It was decided to leave the language as-is.

Moved by Councilman Bowman, second by Councilman Weller to approve the Second Reading, by Title Only, of an Ordinance Amending Chapter 2-16 Changing the number of members on the Historical Board from seven to five. On roll call – Ayes – Councilmen Farrell, Klahn, Edens, Bowman, Weller. Nays – None.

Moved by Councilman Bowman, second by Councilman Klahn to waive the Third Reading, of an Ordinance Amending Chapter 2-16 Changing the number of members on the Historical Board from seven to five. On roll call – Ayes – Councilmen Klahn, Bowman, Edens, Farrell, Weller. Nays – None.

Moved by Councilman Bowman, second by Councilman Edens Adopt an Ordinance Amending Chapter 2-16 Changing the number of members on the Historical Board from seven to five. On roll call – Ayes – Councilmen Bowman, Edens, Weller, Klahn, Farrell. Nays – None.

Discussion concerning eliminating fall large item pick up included Councilman Bowman saying he is working with staff on educating residents; maybe a video. City Administrator Kida pointed out that the large item pick ups result in a large cost that must be passed on to all residents, despite only a small percentage of people actually participating. Councilman Weller agreed with Kida, saying that eliminating one of the pickups is a cost-saving measure; we are not just taking something away. Mayor Pruett read a Resolution changing large item pick up to one event per year beginning Spring 2025.

Moved by Councilman Bowman, second by Councilman Weller to Adopt a Resolution changing large item pick up to one event per year beginning Spring 2025. On roll call – Ayes – Councilmen Edens, Bowman, Klahn, Weller. Nay – Councilman Farrell.

Moved by Councilman Bowman, second by Councilman Edens to Suspend the Rules of Procedure. On roll call – all Ayes.

Moved by Councilman Bowman, second by Councilman Weller to allow for the reading of a Resolution regarding a Joint Agreement with Clinton by Title Only. Councilman Klahn noted a Scrivener's error; Low should be Low Moor. On roll call – all Ayes.

Mayor Pruett read a Resolution Approving Joint Agreement with the City of Clinton for a proposed Phase 3 Lincoln Way Industrial Rail and Airpark Urban Renewal Plan for a proposed Urban Renewal area in the City of Clinton by title only.

Moved by Councilman Bowman, second by Councilman Weller to Adopt a Resolution Approving Joint Agreement with the City of Clinton for a proposed Phase 3 Lincoln Way Industrial Rail and Airpark Urban Renewal Plan for a proposed Urban Renewal area in the City of Clinton, as corrected. On roll call – all Ayes.

Mayor Pruett read a Resolution authorizing and approving a Loan Agreement, providing for the issuance of a \$500,000 General Obligation Water Improvement Note and providing for the levy of taxes to pay the same. Kida explained this debt will not be added to the tax levy, but instead will be repaid using the meter charge on quarterly water bills. He asked for Council

direction on the length on the loan. Councilman Bowman said he would like to go with 10 years instead of 15 or 20 years; all agreed.

Moved by Councilman Bowman, second by Councilman Weller to Adopt a Resolution authorizing and approving a Loan Agreement, providing for the issuance of a \$500,000 General Obligation Water Improvement Note and providing for the levy of taxes to pay the same. On roll call – all Ayes.

At the request of Councilman Bowman, Kida gave a presentation about a cemetery columbarium for the interment of cremains. We could add this at Rosehill Cemetery in an area we cannot use for full burials due to the sandy nature of the ground. There are many different styles and options, therefore prices. Councilman Klahn asked how the cemetery is funded; it is funded through burials and the sale of graves. After further discussion, it was decided to obtain more current costs and discuss this topic again in the future.

Chief Schmitz presented the Camanche Police Department April 2024 Report.

Regarding Goal Setting, Council members agreed they would do this as a workshop. It should be set up ahead of time, with members coming up 3 items each. Then pick the top 2, 3 or 4 because you can't do them all at one time. It was decided the workshop would be after the July 16, 2024 Council meeting.

Councilman Bowman asked for Storm Water Utility to be placed on the agenda because it was left hanging after the previous discussions. He said that right now, if something comes up, we pay for it from a fund and that fund comes up short. He acknowledged that \$4.5 million is a lot of money; we need to have some good ways to pay for these repairs and do something. Councilman Edens said his take on the report is not that we have a \$4.5 million problem; but it will take us to a different standard. He has checked all of the roads in town after a rain and says there are very, very, very few locations with problems. He added that a big portion of the expense is replacing blacktop. He thinks the report is more information than telling us we have a problem. After further discussion, it was decided to continue 'status quo' until the Goal Setting workshop.

Moved by Councilman Bowman, second by Councilman Klahn to allow for the Reading of an Ordinance Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances by Title Only. On roll call – all Ayes.

Mayor Pruett read the First Reading of an Ordinance Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances by Title Only.

Moved by Councilman Bowman, second by Councilman Edens to Approve the First Reading of an Ordinance Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances by Title Only. On roll call – Ayes Councilmen Edens, Bowman, Klahn, Farrell, Weller. Nays – None

Moved by Councilman Weller, second by Councilman Klahn to Waive the Second and Third Readings of an Ordinance Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances. On roll call – Ayes – Councilmen Bowman, Farrell, Weller, Klahn, Edens. Nays – None.

Moved by Councilman Bowman, second by Councilman Edens to Adopt an Ordinance Amending Chapter 18.24.050 R-1 Front Yard Requirements: A. Dwellings of the Camanche Zoning Code of Ordinances. On roll call – Ayes – Councilmen Klahn, Edens, Bowman, Weller, Farrell. Nays – None.

Mayor Pruett read the First Reading of an Ordinance Amending Chapter 18.70.315 (B)(5) Powers and Duties of the Board of Adjustments: Special Use Permits of the Camanche Zoning Code of Ordinances.

Moved by Councilman Bowman, second by Councilman Weller to Approve the First Reading of an Ordinance Amending Chapter 18.70.315 (B)(5) Powers and Duties of the Board of Adjustments: Special Use Permits of the Camanche Zoning Code of Ordinances. On roll call – Ayes – Councilmen Farrell, Klahn, Edens, Bowman, Weller. Nays – None.

Moved by Councilman Weller, second by Councilman Bowman to Waive the Second and Third readings of an Ordinance Amending Chapter 18.70.315 (B)(5) Powers and Duties of the Board of Adjustments: Special Use Permits of the Camanche Zoning Code of Ordinances. On roll call – Ayes – Councilmen Klahn, Bowman, Edens, Farrell, Weller. Nays – None.

Moved by Councilman Bowman, second by Councilman Farrell to Adopt an Ordinance Amending Chapter 18.70.315 (B)(5) Powers and Duties of the Board of Adjustments: Special Use Permits of the Camanche Zoning Code of Ordinances. On roll call – Ayes – Councilmen Bowman, Edens, Weller, Klahn, Farrell. Nays – None.

Mayor Pruett read a Resolution approving Grade Crossing Closure Agreement between the City of Camanche and Dakota, Minnesota & Eastern Railroad Corporation DBA Canadian Pacific Railway. Councilman Klahn asked about moving the arms; Kida said it is still their intent to do so and City Attorney Current elaborated.

Moved by Councilman Bowman, second by Councilman Weller to Adopt a Resolution approving Grade Crossing Closure Agreement between the City of Camanche and Dakota, Minnesota & Eastern Railroad Corporation DBA Canadian Pacific Railway. On roll call – all Ayes.

The date for the Administrator Performance Review was set as June 12, 2024 at 1:00 p.m. at City Hall. As allowed in the Iowa Code, he requested this be done in Closed Session.

Councilman Bowman led a discussion about the implementation of Quiet Zones. He has looked up the Federal Railway online and there is a wide variety of options including closing crossings, installing 4 gates or installing barriers. Nothing can be done at the Swan Drive crossing because of its proximity to water; the trains are required to sound their horns there. The cost for us would be approximately \$1 million. His thoughts are to put this on the ballot and let the voters decide and find the money. Mayor Pruett added that a road needs to be 26' wide for this to happen. 4th Avenue and 3rd Street are, 13th Avenue is close and we could maybe make 9th Avenue work. Kida added that it is not only the barriers that would be needed. There are electronics that have to be installed to signal the trains to not sound the horns. After further discussion, it was decided to talk about this during the Goal Setting workshop, get public input and maybe hold public meetings.

Councilman Bowman also led a discussion regarding moped safety. He lives on 4th Avenue and sees kids on mopeds at or above 30 miles per hour. Iowa is one of 3 states without a helmet law and he wonders if we can implement our own rule. He said we should be doing something to make it safer for these kids on mopeds if it is within Iowa Code for us to enact our own rules. Chief Schmitz agrees and would like to see something.

Moved by Councilman Bowman, second by Councilman Klahn to direct staff to look into the issue of putting helmets on kids riding mopeds. On roll call – all Ayes.

City Administrator Kida said we are moving forward on the Urban renewal area; he had a meeting with John Danos and our intern Hunter. He said the City Attorney contract is up on June 30th. He asked Council if they want to RFP or continue with current staffing. Councilman Bowman said he is fine with retaining current counsel. All agreed. Kida said the Library Director candidate interviews will take place on Thursday and he commended the current Library staff on cleaning out the space. He also commended the cemetery staff on the grounds and commended Chief Schutte and his staff on the Memorial Day ceremony. Mayor Pruett seconded Kida's remarks about the Memorial Day ceremony. Councilman Weller encourages citizens to be a little more cooperative.

Public Works Director Pewe reported that Well #7 is all drilled down and has been chlorinated but failed the Bac T test. They will re-chlorinate and re-test on Thursday. The antenna for the new water meter system has been installed on the 3rd Street water tower.

Work on Well #8 will begin in 3-4 months. His summer help will start in the next few days. Chief Schmitz said Sandholt will begin work on the Police Station back lot this week. SRO Snodgrass is at training in Arkansas this week.

City Engineer Solchenberger added that there will be additional testing on Wells 5 & 7 to see if more treatment is required.

Mayor Pruett called for Public Comments. There were none.

A recess was taken at 8:03 p.m.

The meeting reconvened at 8:12 for a Work Session: Discussion of Council Member Roles, Responsibilities and Opportunities, led by City Attorney Frey. He encouraged all Council members to have a copy of the League of Cities Municipal Handbook and keep it handy.

Mayor Pruett adjourned the meeting at 9:31 p.m.

Austin Pruett
Mayor

Toni Schneider
City Clerk/Treasurer