

COUNCIL MEETING

SEPTEMBER 26, 2023

5:30 P.M.

PRESENT: Ahrenholtz, Jackson, Sloan, Wetrich, Zmolek

ABSENT: None

Mayor Gordon presided.

No citizens spoke during the Open Forum.

On motion by Sloan, second by Jackson, the Council approved the following consent items: forgiveness of high sewer bill for 401 W Lincoln Way and September 12, 2023, Council Minutes.

AYE: Ahrenholtz, Jackson, Sloan, Wetrich, Zmolek

NAY: None

A nuisance hearing was held for Eric and Jill Johnson that live at 402 S Wilson Avenue for a notice received to abate nuisance. Jill said the vehicle is licensed, registered, the shed on skids and has been in front yard since 2015. On motion by Sloan, second by Wetrich, the Council approved to table the hearing and the matter will be reviewed by the housing committee.

AYE: Zmolek, Wetrich, Sloan, Jackson, Ahrenholtz

NAY: None

**RESOLUTION NO. 49-23**

On motion by Zmolek, second by Sloan, the Council approved Resolution No. 49-23, a resolution waiving right to review plat of survey for Rita Dunivan which is a parcel that is located outside the boundaries of the City of Jefferson but within the two-mile limit within which the City has the right to review subdivision plats or plats of survey.

AYE: Jackson, Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

This was the time and place for the Public Hearing on the proposed amendments to the Flood Plain Ordinance. Mayor Gordon called for oral or written comments and there were none. On motion by Wetrich, second by Sloan, the Council closed the Public Hearing.

AYE: Zmolek, Sloan, Wetrich, Jackson, Ahrenholtz

NAY: None

On motion by Sloan, second by Zmolek, the Council approved the first reading of an ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, pertaining to Chapter 160 Flood Plain Regulations.

AYE: Jackson, Sloan, Wetrich, Zmolek, Ahrenholtz

NAY: None

**ORDINANCE NO. 625**

On motion by Zmolek, second by Ahrenholtz, the Council approved to waive the second and third readings for final adoption of an ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, pertaining to Chapter 160 Flood Plain Regulations.

AYE: Sloan, Ahrenholtz, Jackson, Wetrich, Zmolek

NAY: None

On motion by Sloan, second by Ahrenholtz, the Council approved the first reading of an ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, regarding the responsibility for water service pipes.

AYE: Zmolek, Ahrenholtz, Jackson, Sloan, Wetrich  
NAY: None

A discussion of proposed regulations pertaining to : Camper/RV/Boat/Trailer Parking; Zero Lot Line Structures; Front Yard Setbacks for Infill Lots; Fence Regulations with residents and council members, the Council decided to send it to the housing committee to take public input and review it further. No Action Taken.

#### **RESOLUTION NO. 50-23**

On motion by Jackson, second by Wetrich, the Council approved Resolution No. 50-23, a resolution approving the removal of no parking lines on the East and West sides of South Vine Street adjacent to East Monroe Street.

AYE: Zmolek, Jackson, Wetrich, Sloan, Ahrenholtz  
NAY: None

#### **RESOLUTION NO. 51-23**

On motion by Ahrenholtz, second by Jackson, the Council approved Resolution No. 51-23, a resolution approving policy regarding issuance of solicitor licenses.

AYE: Ahrenholtz, Jackson, Sloan, Wetrich, Zmolek  
NAY: None

On motion by Zmolek, second by Wetrich, the Council approved two asphalt overlay projects at Grimmell Road from Lincoln Way to South of Monroe in the amount of \$48,790.50 and the parking lot at Harrison and Wilson for \$21,594.00.

AYE: Wetrich, Sloan, Jackson, Ahrenholtz, Zmolek  
NAY: None

On motion by Wetrich, second by Jackson, the Council approved Change Order #1 which adds alternates B & C to the project in the amount of \$48,450. This is the hangar roll up door & driveway and additional taxi lane paving. The alternates were bid at the original bid but could not be added into the project until the City received an additional grant from the State of Iowa.

AYE: Zmolek, Wetrich, Sloan, Jackson, Ahrenholtz  
NAY: None

On motion by Wetrich, second by Sloan, the Council approved change to influent line. Move the influent line to avoid damage during construction. Shank will install this pipe at no cost if the City purchases the ductile iron pipe to replace around 100' of pipe will cost \$35,000 - \$40,000. The funds will come from the \$200,000 allowance which is included in the contract price.

AYE: Sloan, Ahrenholtz, Jackson, Wetrich, Zmolek  
NAY: None

On motion by Sloan, second by Ahrenholtz, the Council approved an amendment to the Bolton and Menk engineering contract for the Russell Street Watermain Project for an additional fee of \$6000.

AYE: Sloan, Ahrenholtz, Jackson, Wetrich, Zmolek  
NAY: None

On motion by Zmolek, second by Wetrich, the Council approved an amendment to the Bolton and Menk engineering contract for the City Hall Entrance Project for an additional fee of \$10,500.

AYE: Wetrich, Jackson, Sloan, Zmolek, Ahrenholtz  
NAY: None

Council member Harry Ahrenholtz and the City Administrator Scott Peterson gave an update on the proposed Kading Housing Project. The residents voiced their concerns to the Council.

There being no further business the Council agreed to adjourn at 6:52 p.m.

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Matt Gordon, Mayor

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Roxanne Gorsuch, City Clerk