

COUNCIL MEETING

NOVEMBER 28, 2023

5:30 P.M.

PRESENT: Ahrenholtz, Sloan, Wetrich, Zmolek

ABSENT: Jackson

Mayor Gordon presided.

No citizens spoke during open forum.

On motion by Wetrich, second by Sloan, the Council approved the following consent items: November 14, 2023 Council Minutes, Sewer forgiveness charges of \$133.28 for Brent & Loretta Goughnour and Class E Retail Liquor License for Hy-Vee, Inc.

AYE: Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

ORDINANCE NO. 630

On motion by Ahrenholtz, second by Zmolek, the Council approved an Ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, regulating fencing materials.

AYE: Zmolek, Wetrich, Sloan, Ahrenholtz

NAY: None

ORDINANCE NO. 631

On motion by Sloan, second by Wetrich, the Council approved an Ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, by amending provision pertaining to water rates.

AYE: Wetrich, Sloan, Ahrenholtz, Zmolek

NAY: None

ORDINANCE NO. 632

On motion by Ahrenholtz, second by Sloan, the Council approved an Ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, by amending provisions pertaining to downtown sidewalk maintenance and repair responsibility.

AYE: Zmolek, Wetrich, Sloan, Ahrenholtz

NAY: None

RESOLUTION NO. 62-23

On motion by Sloan, second by Wetrich, the Council approved Resolution No. 62-23, a resolution proposing Grant of an Expanded Easement to Hardin Hilltop Wind, LLC, and setting public Hearing for December 12, 2023 at 5:30 p.m.

AYE: Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

RESOLUTION NO. 63-23

On motion by Ahrenholtz, second by Zmolek, the Council approved Resolution No. 63-23, a resolution obligating funds from the Mark Bauer Subfund of the City of Jefferson Urban Renewal Tax Revenue Fund for appropriation to the payment of annual appropriation tax increment obligations scheduled to be paid in the next succeeding fiscal year, not to exceed \$53,000.00 for rebate payments under Lincoln Ridge Estates Development agreement.

AYE: Wetrich, Sloan, Zmolek, Ahrenholtz

NAY: None

RESOLUTION NO. 64-23

On motion by Wetrich, second by Sloan, the Council approved Resolution No. 64-23, a resolution obligating funds from the Tri-County Cash Lumber Subfund of the City of Jefferson Urban Renewal Tax Revenue Fund for appropriation to the payment of annual appropriation tax increment obligation scheduled to be paid in the next succeeding fiscal year, not to exceed \$8,000.00 for rebate payments under Briarwood Development agreement.

AYE: Ahrenholtz, Zmolek, Wetrich, Sloan

NAY: None

RESOLUTION NO. 65-23

On motion by Ahrenholtz, second by Zmolek, the Council approved Resolution No. 65-23, a resolution obligating funds from the Jefferson Hotel Group Subfund of the City of Jefferson Urban Renewal Tax Revenue Fund for appropriation to the payment of annual appropriation tax increment obligations scheduled to be paid in the next succeeding fiscal year, not to exceed \$101,200.00 for rebate payments under Jefferson Hotel Group, LLC agreement.

AYE: Zmolek, Ahrenholtz, Sloan, Wetrich

NAY: None

RESOLUTION NO. 66-23

On motion by Sloan, second by Ahrenholtz, the Council approved Resolution No. 66-23, a resolution obligating funds from the Goodyear Tire Subfund of the City of Jefferson Urban Renewal Tax Revenue Fund for appropriation to the payment of annual appropriation tax increment obligation scheduled to be paid in the next succeeding fiscal year, not to exceed \$23,000.00 for rebate payments under Michael J. Wahl and Miranda J. Wahl agreement.

AYE: Wetrich, Zmolek, Ahrenholtz, Sloan

NAY: None

RESOLUTION NO. 67-23

On motion by Wetrich, second by Zmolek, the Council approved Resolution No. 67-23, a resolution obligating funds from the Clinic Subfund of the City of Jefferson Urban Renewal Tax Revenue Fund for appropriation to the payment of annual appropriation tax increment obligation scheduled to be paid in the next succeeding fiscal year, not to exceed \$17,500.00 for rebate payments under Jefferson Veterinary Clinic, L.C., which was assigned to BAM Properties of Iowa, LLC agreement.

AYE: Ahrenholtz, Wetrich, Sloan, Zmolek

NAY: None

On motion by Ahrenholtz, second by Wetrich, the Council approved the fund request from the Children's Center in the amount of \$5,000.00.

AYE: Zmolek, Wetrich, Sloan, Ahrenholtz

NAY: None

RESOLUTION NO. 68-23

On motion by Wetrich, second by Sloan, the Council approved Resolution No. 68-23, a resolution approving a Façade Rehabilitation Grant for 212 East State Street for the Sierra Community Theatre in the amount of \$130,000.00.

AYE: Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

On motion by Sloan, no second was made on approving the policies regarding the Animal Shelter and Dog Park and adjusting dog license fees. Motion dies with lack of second.

On motion by Wetrich, second by Ahrenholtz, the Council approved the first reading of an ordinance amending the code of ordinances of the City of Jefferson, Iowa, 2017, by amending pertaining to annoyances or disturbances caused by Dogs.

AYE: Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

On motion by Ahrenholtz, second by Zmolek, the Council approved Wellmark Health Insurance effective January 1, 2024.

AYE: Wetrich, Sloan, Ahrenholtz, Zmolek

NAY: None

Ken Paxton, GCDC Director updated the Council on Greene County Development Corporation activity. Several Residents voiced their concerns on the Kading Properties housing project. On motion by Ahrenholtz, second by Zmolek, the Council approved the quarterly payment of \$12,500.00 to GCDC.

AYE: Ahrenholtz, Sloan, Wetrich, Zmolek

NAY: None

There being no further business the Council agreed to adjourn at 6:30 p.m.

Matt Gordon, Mayor

Roxanne Gorsuch, City Clerk