

REGULAR MEETING

The Fairbank City Council met in regular session on Monday April 8, 2024. Mayor Kayser called the meeting to order at 6:15 PM with the Pledge of Allegiance. Members present: R. Woods, Williams, Erickson, T. Woods, and Hyde. Absent: None. Also, present at City Hall: Dakota Drish, Police Chief; Brian Delagardelle, Water/Wastewater Operator; Nick Kuker, Public Works; Michelle Laube, Deputy Clerk; and Brittany Fuller, City Clerk.

Motion by Erickson, second by Hyde to approve the agenda. Roll call vote- Ayes: Erickson, Hyde, T. Woods, Williams, and R. Woods. Nays: None.

Motion by Williams, second by R. Woods to open the public hearing on the rezoning request for the property located at 502 Grove Street from R-1 to C-1. Abstain: T. Woods. Motion carried. Mayor Kayser explained that the corner lot located at 502 Grove Street owned by Tyler Woods was empty and that the owner would like to put up a commercial building. Alex Schmitz, a neighbor, was present and stated that he had no comment. The Planning & Zoning Commission wrote a letter of approval for the zoning change and there were no negative comments received. Michael Gruetzmacher who was present at the meeting stated that he thought it was a great idea and that it would get rid of an empty lot in town. Motion by Williams, second by Erickson to close the public hearing. Abstain: T. Woods. Motion carried.

Motion by Erickson, second by T. Woods to approve the following consent agenda items as presented: March 25, 2024 Regular City Council Meeting Minutes, March 2024 Treasurer’s Report, and the Payment of Bills. Motion carried.

Treasurers Report for the Month of March 2024: Revenues - General, \$23,989.14; Special Revenue, \$21,141.79; TIF, \$3,401.80; Capital Projects, \$33.72; Permanent Funds, \$121.53; Proprietary, \$227,688.41; and Transfers In, \$27,055.00. Disbursements - General, \$21,675.45; Special Revenue, \$4,654.97; Proprietary, \$163,551.66; and Transfers Out, \$27,055.00. Balance on hand at close of business on March 31, 2024, was \$5,531,694.72.

Bills for the Month of March 2024

Amazon Capital Services, Supplies	\$	126.94
Black Hawk Waste Disposal, Services	\$	5,830.68
Buchanan County Economic Development, Utility Dues	\$	600.00
Butler County Rec, Electric	\$	47,752.17
Butler County Rec, Services	\$	1,025.00
Carrico Aquatic Products, Supplies	\$	42.30
Casey's General Store, Gas	\$	625.11
Clayton Energy Corporation, Natural Gas	\$	15,928.31
Clayton Energy Corporation, Reservation	\$	12,494.54
Crossroads Mobile Maintenance, Services	\$	1,458.64
Keith & Tammy Curley, Rebate	\$	325.00
Cy & Charley's, Inc., Supplies	\$	1,220.00
Davis Lawn Service, Services	\$	707.00
Ben Delagardelle, Cell Phone Reimbursement	\$	75.00
Brian Delagardelle, Cell Phone Reimbursement	\$	75.00
Dakota Drish, Mileage Reimbursement	\$	60.52
Electrical Engineering & Equip, Supplies	\$	728.00
Engineered Equipment Solutions, Equipment	\$	2,050.00
City of Fairbank, Electric & Gas	\$	4,884.43
City of Fairbank, Replenish Postage Fund	\$	37.63
Fairbank Development Corporation, Donation	\$	1,000.00
Farm Win Co-Op, Diesel	\$	804.78
Fayette Co Emergency Management, EMA Dues	\$	504.86
Frontline Warning Systems, Service Contract	\$	800.00
Brittany Fuller, Cell Phone Reimbursement	\$	75.00
Gordon Flesch Company Inc, Services	\$	114.14
Fehr Graham, Engineering Fees	\$	1,190.50
Grainger, Inc., Supplies	\$	75.61
Hawkeye Fire & Safety Company, Services	\$	49.10
Heath Consultants, Inc., Services	\$	569.65
IAMU, Member Dues	\$	4,732.00

Iowa Communities Assurance Pool, Annual Premium	\$	78,702.00
IMFOA, Training	\$	350.00
Iowa Regional Utilities Assoc., Water	\$	8,347.20
IPERS, Benefits	\$	2,747.68
Kiesler's Police Supply, Supplies	\$	181.03
Kirkwood Community College, Training	\$	293.00
Krivachek Janitorial Supply, Supplies	\$	148.82
Nick Kuker, Cell Phone Reimbursement	\$	75.00
Michelle Laube, Cell Phone Reimbursement	\$	75.00
Little Wapsie Communications, Static IP Addresses	\$	20.00
Lumber Ridge Home Source, Shipping	\$	173.91
MercyOne Waterloo Medical, Mutual Aid	\$	160.00
Microbac Laboratories, Inc., Testing	\$	347.00
Modern Building Products, Supplies	\$	597.79
NE Security Bank, Payroll Processing Fee 3/15/24	\$	8.21
NE Security Bank, Utility ACH Service Charge	\$	10.00
NSB/HSA - H S A Contributions	\$	625.00
NSB/HSA- H S A Payroll Deductions	\$	100.00
Oelwein Publishing, Publishings	\$	340.76
Overhead Door Co. Of Waterloo, Services	\$	1,044.66
Premier Technology, Services	\$	28.75
Quick Med Claims, Ambulance Billing	\$	703.18
Alexis Rausch, Supplies Reimbursement	\$	100.00
Sadler Power Train, Supplies	\$	37.48
Sam's Club Mc/Sync, Membership	\$	110.00
Sandry Fire Supply, Supplies	\$	429.75
Steffen Services, Services	\$	2,159.99
Sun Life Assurance Comp, Life Policies	\$	82.70
The Shred Master, LLC., Services	\$	106.40
Treasurer-State Of Iowa, March 2024 Sales Tax	\$	3,112.08
Treasurer State Of Iowa, March 2024 WT Excise Tax	\$	1,157.40
Treasurer-State Of Iowa, State Withholding Tax	\$	2,952.63
U. S. Treasury, 941 Taxes	\$	6,596.38
U.S. Bank, March PEFA Commodity	\$	3,363.28
Verizon Wireless, Cell Phones	\$	178.04
Visa, AVAYA Phone System/Microsoft Email Accounts	\$	454.95
Wapsie Valley CSD, Supplies	\$	121.18
Wellmark, April Premium	\$	3,979.56
Roxanne Wenner, Services	\$	150.00
Windstream Enterprise, Gas Alarm Phone Line	\$	68.03
The Library Board Approved The Following Bills On April 3, 2024:		
Amazon Capital Services, Supplies	\$	443.72
Baker & Taylor Inc., Books	\$	1,043.47
Davis Lawn Service, Services	\$	28.00
City Of Fairbank, Electric & Gas	\$	200.57
Iowa Communities Assurance Pool, Annual Premium	\$	2,802.00
Modern Building Products, Supplies	\$	5.19
NE Security Bank, Payroll Processing Fee 3/15/24	\$	1.79
Our Iowa Magazine, Subscription	\$	39.98
Taste Of Home, Subscription	\$	16.05
Visa, AVAYA Phone System/Microsoft Email Accounts	\$	53.06
Roxanne Wenner, Services	\$	200.00

During the informal public comment section, there were three companies present from the garbage companies that submitted RFP's. Rod Eckhoff with Kluesner Sanitation LLC stated that he had turned in a bid and that he just wanted to say that his bottom line is customer service and how close he lives to town. Alex Tunland with Rite Environmental was present and stated that their proposal says it all. Blane Benham was present from Black Hawk Waste Inc. and stated that he had served Fairbank for many years and has thirty-nine years of experience and since he had been doing a good job the last ten years, would enjoy the opportunity to keep serving Fairbank. A resident was present and stated that she

thought that Black Hawk Waste had been doing an excellent job but also stated that she didn't know much about the other companies.

Water and sewer rates were discussed because the code now states that a city can no longer list in their ordinances increases in rates by percentages. Water, sewer, and garbage are different than electric and gas as they are operated under a different code section. The ordinance examples presented to the council showed the rates listed in a table for the next seven years. They were calculated by using the current rate and the current ordinance percentage of increase each year. The first reading of these ordinances will be conducted at the next meeting.

Alex Schmitz offered to serve on the Planning & Zoning Commission. Mayor Kayser appointed him to the commission.

Mayor Kayser stated that he had heard from Drake Mangrich and Aaron Wust about wanting to serve on the TIF Committee. Motion by Erickson, second by T. Woods to approve the two new members to fill the vacancies on the TIF Committee. Roll call vote- Ayes: Erickson, T. Woods, Hyde, R. Woods, and Williams. Nays: None.

The ball diamond concession stand was discussed again and there is still nobody interested in running the concession stand at the ball diamond.

Motion by T. Woods, second by Hyde to approve the payment of a \$1,000.00 sponsorship from the city to the Fairbank Development Corporation for Fairbank Days 2024. Roll call vote- Ayes: T. Woods, Hyde, and Erickson. Nays: None. Abstain: R. Woods and Williams.

Mayor Kayser mentioned that the agenda item on the garbage/recycling contracts were for council discussion only and that Attorney Prendergast stated to him earlier that it would be best if the council could make a decision that night. Five RFPs were received on time by the deadline of April 1<sup>st</sup> from Black Hawk Waste, Kluesner Sanitation LLC, Republic Services, Rite Environmental, and Waste Management. Councilwoman Erickson stated that she had no comments or questions. The two city-wide clean up days were discussed, and Councilman R. Woods asked what the fees were for those two clean-up days on the lowest two bids which were Black Hawk Waste and Kluesner Sanitation LLC. Black Hawk's stated that the city would be responsible for the landfill fees for each clean-up day and Kluesner's stated that the city would be responsible for \$850.00 for each clean-up day. Motion by Erickson, second by Williams to approve the three-year contract with Kluesner Sanitation LLC for the city's garbage and recycling needs. Roll call vote- Ayes: Erickson, Williams, T. Woods, R. Woods, and Hyde. Nays: None.

The council needed to finalize the tax rate for this next budget year. They debated between \$9.15 which was last year's rate or lowering it to around \$9.00 and Councilwoman Erickson said that the lower rate seemed a little tight since she would like to see some things done to the parks in town and that the park on the Southeast side of town needed a lot of updating. Motion by R. Woods, second by T. Woods to **Approve Resolution 2024-10 – Resolution Setting Time and Place for a Public Hearing for the City's Proposed Budget for the Fiscal Year 2024-2025 Budget**. Roll call vote- Ayes: R. Woods, T. Woods, Hyde, Erickson, and Williams. Nays: None. The rate will be published at the rate of \$9.0003 and the public hearing was set for Monday April 22<sup>nd</sup> at 6:00 PM.

An ordinance needed to be read regarding amending the official zoning map after the public hearing had been completed for the rezoning of 502 Grove Street from R-1 to C-1. Motion by R. Woods, second by Williams to approve the first reading of Ordinance 361 – Ordinance Amending Official Zoning Map. Roll call vote- Ayes: R. Woods, Williams, Hyde, and Erickson. Nays: None. Abstain: T. Woods.

Motion by Erickson, second by R. Woods to waive the second and third readings of Ordinance 361 – Ordinance Amending Official Zoning Map regarding rezoning 502 Grove Street from R-1 to C-1. There had been zero negative feedback, only positive with getting something built on a current empty lot. Roll call vote- Ayes: Erickson, R. Woods, Hyde, and Williams. Nays: None. Abstain: T. Woods.

An ordinance needed to be read regarding adding a new section to our city code authorizing the use of the State Income Setoff Program. This is a program that the office uses to collect past due utilities. Motion by T. Woods, second by Erickson to approve the first reading of Ordinance 362 – Ordinance Amending the Code of Ordinances of the City of Fairbank, Iowa, by Adding a New Section Authorizing Use of the State Income Setoff Program. Roll call vote- Ayes: T. Woods, Erickson, Williams, Hyde, and R. Woods. Nays: None.

Motion by R. Woods, second by Williams to approve waiving the second and third readings of Ordinance 362 – An Ordinance Amending the Code of Ordinances of the City of Fairbank, Iowa, by

Adding a New Section Authorizing Use of the State Income Setoff Program since it is regarding new rules and regulations regarding a program that the city utilizes. Roll call vote- Ayes: R. Woods, Williams, Hyde, Erickson, and T. Woods. Nays: None.

The Library Board of Trustees had a resignation from a resident member, Paula Farrington. Due to the vacancy the Mayor needed to make an appointment. Brenda Coffin had mentioned to the board her interest in filling the vacancy. Mayor Kayser appointed Brenda Coffin to be the resident member to fill the vacancy on the Library Board of Trustees.

During the council/mayor comments or concerns, Councilwomen Erickson stated that she had gotten some questions regarding the UTV's on the corner of Myer's Polaris and the stop sign. Councilman Williams stated that with Fairbank Days approaching everyone is getting excited to not have construction and the process of getting Main Street closed has started. Brian stated that as of that day the water main work on Grove Street was 2/3 done.

During the department reports, Brian talked about a power outage along Lakeside Drive that they had been dealing with. They got the new conduit installed and finished everything up earlier that day. They also started opening the park bathrooms. Councilman R. Woods asked about some damage to the Don's building and was wondering if it was from when the utility poles were installed. Cameras will be looked at to see if there is anything on any cameras. He also asked Brian if the manhole by Costa's located in the brick can be lowered at all. The trees along Collins Road will be trim by the city guys as much as they can then they will be calling in someone to finish up what they can't get. Micheal Gruetzmacher informed the council about the request that he received for \$7,000.00 to help with the ball diamond upgrades from the Twins Community Fund's Fields for Kids Grant Program. Nick stated that the garbage cans had been set out and that the nets were installed. Mayor Kayser stated that he had been at the library, and they were concerned about the handicap ramp that was removed with the Main Street project. It was explained that the previous handicap ramp was not legal, and that the library now has a legal handicap ramp. The library is looking into putting an addition on and once those plans are finalized more information can be explored as far as accommodating another ramp along their sidewalk. Police Chief Drish gave the council an update on what the department had been up to. City Clerk Fuller stated there had been four people interested in purchasing the old Christmas lights so far and she also reminded everyone about the training that next week. The office will be closed April 17-19<sup>th</sup> and also reminded them that they would be available via the City Hall phone system as they are able to access it remotely. Just leave them a message during that time and they will get back to you as training allows.

Motion by T. Woods, second by Williams to adjourn the meeting at 7:10 PM. Motion carried.

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Jason Kayser, Mayor

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Brittany Fuller, City Clerk