

CITY OF CORYDON
CITY COUNCIL REGULAR MEETING MINUTES
WEDNESDAY, OCTOBER 23, 2024 5:30 P.M.

1. Call to Order/Roll Call

Mayor Bennett called the meeting to order at 5:30pm. Councilors present: Chase Clark, Kyle Hampton, Kenny Holmes, and Bryan Wolfe. Absent: Dawn Christian. Others present: Teresa Evans, TR; Nancy Buss, Hall Engineering; Keith Davis, WSO; Tyler Moore, WSO; Kent Ellis, Shive Hattery; Jack Gibson, Shive Hattery; Lee Havemeier, Assembly of God Church; Stacy Gibbs, and Jared Chambers (via phone).

2. Approval of Agenda

Motion to approve the agenda made by Clark. Seconded by Hampton. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

3. Open Forum

Pastor Lee Havemeier from the Assembly of God church informed the council that they will be having a carnival in the church parking lot on Saturday October 26th. He would like to close Lafayette Street between Steele and Moore Streets for the event from 6pm to 8pm. The council did not see any issue with the request.

4. Give Audience to Kent Ellis, Shive Hattery Engineering for TEAP Study Presentation

Representatives from Shive Hattery Engineering presented results from the TEAP study for potential safety improvements to Hwy 2 and the Corydon Square. The summary included additional signage, Hwy 2 reconfiguration, curb extensions and crosswalk markings. There are multiple funding sources to assist with costs. The council will meet in a work session to further discuss the study and review the recommendations.

5. Consideration/Approval of the Consent Agenda

a. Unpaid and Prepaid Bills

b. Regular Meeting Minutes October 09, 2024

c. Alcohol Renewal for Shanks Farms, Bowling Green Lanes

Clark made a correction to October 09, 2024 minutes taking his name from the motion on items #17 and #18 as he had to leave the meeting prior to those motions.

Motion to approve the consent agenda with corrections to the October 09, 2024 minutes made by Clark. Seconded by Hampton. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

6. Discussion of City Procedures and Progress

a. City Clerk Report - Gibbs reported that the lead line survey was submitted to the Iowa DNR. There were approximately 70 homes listed as unknown due to no response by the owners. The city will have to continue to contact these owners for the needed information as required by the DNR.

b. Public Works Report –no report.

c. Fire Chief Report – Chief Cobb was not present for a report.

7. Committee Reports

The Housing/Nuisance Committee reported that the city has heard from the owner of 313 & 317 N. Johnson street regarding deeding those properties to the city. The owner of 419 E. State Street requested a hearing with the council regarding his property.

8. Consideration/Approval of Resolution 2025-021 Tax Abatement for 544 E. State Street (Brian Draper)

Motion to approve Resolution 2025-021 made by Hampton. Seconded by Holmes. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

9. Consideration/Approval of Change Order #4 for Sewer Relining/Repair Project in the Amount of \$11,625.45

Nancy Buss explained that a different size of liner was needed for a portion of sewer line. Motion to approve Change Order #4 made by Holmes. Seconded by Wolfe. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

10. Consideration/Approval of Change Order #5 for Sewer Relining/Repair Project in the Amount of \$3,950.00

Nancy Buss explained that a portion of a sewer line collapsed while lining and an internal spot repair was necessary.

Motion to approve Change Order #5 made by Wolfe. Seconded by Clark. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

11. Consideration/Approval of Bid for Sale of 2007 Chevy Truck with Snowplow

No bids were received, and no action was taken. Chambers will put the truck and plow on an auction site.

12. Consideration/Approval of Quote for Maintenance Shed at South Lagoon

Nancy Buss reviewed the 4 bids received. Central Iowa Sheds submitted the low bid of \$3359.16, if purchased by 11/30/24.

Motion to approve the low bid from Central Iowa Sheds in the amount of \$3359.16 made by Clark. Seconded by Holmes. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

13. Consideration/Approval of Requests for Quotes for Decommissioning of East Lagoon

Nancy Buss explained the steps necessary to decommission the East Lagoon. Once bids are received, the council can decide how to move forward.

Motion to authorize making requests for quotes for sludge judging and sample testing for the abandoned East Lagoon made by Clark. Seconded by Hampton. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

14. Consideration/Approval to Introduce and Approve the First Reading of Ordinance 364, An Ordinance Amending Water Rates

Council reviewed proposed water rate increases to begin January 01, 2025. This will be a \$9.00 monthly increase to the minimum monthly bill. The rate would increase an additional 10% beginning July 01, 2026 and 5% beginning July 01, 2027. There has not been an increase in water rates since 2017 while operational costs have steadily increased. In addition, the city has identified significant improvements needed including a new water tower and water main replacements.

Motion to introduce and approve the first reading made by Wolfe. Seconded by Holmes. Ayes: Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.


15. Discussion Good Cause Business

Council recognized seeing residents moving into the new units at the Northern Plains housing development.

16. Next regular meeting, November 13, 2024 at 5:30 p.m.

Meeting adjourned at 7:03 pm.

ATTEST:


Stacy Gibbs, Administrative City Clerk



Nathan Bennett, Mayor