

CITY OF MONDAMIN
REGULAR CITY COUNCIL MEETING MINUTES
Mondamin City Hall
Thursday, February 6, 2025
7:00 P.M.

1. Opening of Meeting

- a. Mayor Jamie Howrey called the meeting to order at 7:05 p.m., leading those present in the Pledge of Allegiance.
- b. Roll Call Council members present: Mary Seago, Karen Breyfogle. John Glennie and Jim Rains were present by phone. Absent: Chad Wilson. Staff present: Alyx Hirst and Mike Kelley. Public present: None.
- c. Approval of Agenda Motion to approve the agenda by M. Seago with a second by K. Breyfogle. Motion carried 4-0.
- d. Approval of Minutes Motion to approve the January 6, 2025 meeting minutes by M. Seago and seconded by K. Breyfogle. Motion carried 4-0.
- e. Approval of All Claims as Presented M. Seago made a motion to approve all claims as presented and they were seconded by K. Breyfogle. Motion carried 4-0.

2. Public Comments None

3. Community Center/Facility Report The community center manager sent in her report to the city council.

4. Library Report The librarian emailed her report to the city council.

5. Fire Department Report None

6. Property Maintenance Report (John Harrison, Bluffs Inspection Service) None

7. Old Business

- a. Land development at 501 Cedar St. No Phase 1 drawing yet. M. Seago will send follow up email to JEO.

8. New Business

- a. Council review and consideration of Change Order No. 3, Project 180263.01, Water Meter Improvements, in the amount of -\$15,160.00 (credit on retainage). This also changes substantial completion date to January 31, 2025 and final payment date to March 3, 2025. Change Order No. 3 subject to USDA review and concurrence. M. Seago motioned to approve Change Order No. 3 subject to review and concurrence from USDA. The motion was seconded by K. Breyfogle. Motion carried 4-0.
- b. Council review and consideration of Pay Application No. 6, Project 180263.01, in the amount of \$20,254.00. Pay Application subject to USDA review and concurrence (water meters) K. Breyfogle motioned to approve Pay Application No. 6 in the amount of \$20,254.00 to Armodus, subject to review and concurrence from USDA. The motion was seconded by M. Seago. Motion carried 4-0.
- c. Certificate of Substantial Completion: Water Meter Improvement Project M. Seago motioned to approve the Certificate of Substantial Completion to Armodus for the Water Meter Improvement Project and it was seconded by K. Breyfogle. Motion carried 4-0.
- d. Set Public Hearing Date for Property Tax Rate K. Breyfogle motioned to hold the tax rate hearing on April 7th at 6:30 p.m. The motion was seconded by M. Seago. Motion carried 4-0.
- e. Set Date for Budget Workshop K. Breyfogle motioned to hold budget workshop on February 20th at 5:30 p.m. The motion was seconded by M. Seago. Motion carried 4-0.
- f. Set Date for Spring Clean-up Day Sunday May 18th from 2-4 p.m.
- g. Iowa DOT Installation of Speed Feedback Signs Clerk Hirst stated that she is still hearing about traffic speeding through town. Alyx reached out to the IDOT and they can provide speed feedback signs on the East and West sides of town to hopefully remind drivers that they are going too fast. The IDOT provides these signs at no cost, however, the city must comply with their terms to maintain them. K. Breyfogle motioned to approve the speed feedback signs. The

motion was seconded by M. Seago. Motion carried 4-0.

h. Iowa DNR Urban Forest Management Plan Discussion. The city has been working with Iowa DNR Urban Forestry and they have developed a management plan for us. The plan is very in depth, 30 pages long. Initially, DNR was contacted to prioritize the health of our Ash trees due to emerald ash borer. With our current budget, it would take 13 years to remove the dead or dying trees. The city needed to figure out the best way to manage the costly expense. The DNR graciously surveyed all our trees and put together this plan. This forest management plan was done at no cost to the city. M. Seago was at the forefront of this project. For budget planning, the council made the decision to set aside \$10,000 each year to pay for the removal of the affected trees.

i. Demolition Items at the Old Water Treatment Plant Discussion. According to our contract with RP Constructors, they must remove and haul away any unwanted items from the demo of the city's old water plant. It would be in the city's best interest to keep the scrap and have Mike haul it away. Doing it this way, the city could generate some revenue. Motion by M. Seago and seconded by K. Breyfogle to allow Mike Kelley to scrap unwanted items as he sees necessary. Motion carried 4-0.

9. Mayor's Report None

10. Clerk's Report Clerk Hirst stated that there have been many new residents moving into Mondamin so if you see new faces, welcome them.

11. Public Works Report Mike stated that start-up for the new water treatment plant is scheduled to happen by the end of next week.

12. Commissioner Reports M. Seago stated that she applied for a grant for new park benches and tables at the city park. K. Breyfogle stated that the EMA is currently working on budget planning.

13. Other Business None

14. Adjourn Having no further business to conduct, K. Breyfogle made a motion to adjourn the meeting. Seconded by M. Seago. Motion carried 4-0. The meeting was adjourned at 8:08 p.m.

These minutes are as recorded by the Mondamin City Clerk and subject to approval at the next regular city council meeting.

Attest: Alyx Hirst

City Clerk, City of Mondamin