

# **CITY OF SIGOURNEY, IOWA**

## **MINUTES OF REGULAR CITY COUNCIL MEETING OF**

### **May 21, 2025**

The Sigourney City Council met in regular session in the Council Chambers at City Hall on Wednesday, May 21, 2025, with Mayor Morlan presiding and the following Council members answering roll call: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Others present were: Steve Shettler, Steve Shettler Media; Casey Jarmes, The News Review; Stuart Grossman; Donald Northup, Public Works Director I; Brent Gilliland, Public Works Director II; Kadie Conrad, Deputy City Clerk and Ashley Fry, City Clerk.

The meeting was called to order at 6:00 p.m. Council member McLaughlin moved, seconded by Council member Conrad, to approve the tentative agenda. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved.

Council member Conrad moved, seconded by Council member McLaughlin, to approve the following items on the Consent Agenda items: Minutes of Regular Council Meeting of May 7, 2025; Resolution 2025-05-03 temporary closing 1100-1200 block of South Stuart Street; Resolution 2025-05-03 temporary closing downtown streets for a car show; Principal and Interest payments for general and Revenue Bonds; Community Betterment Projects; credit card report and to set time and place for the next regular scheduled Council meeting is June 4, 2025 at 6:00 p.m. at City Hall. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved.

Council member Conrad moved, seconded by Council member Clark, to approve the following items on the Consent Agenda items: Council Accounts Payable claims in the amount of \$91,357.24 Upon the roll being called, the following voted Ayes: Iosbaker, Clark, Conrad and McLaughlin. Nays: None; Abstain: Lentz and Schultz (Lentz's brother Owns Atwood Electric, Schultz's nephew owns Exceptional Edge) Motion Approved.

**Public Hearings:** Council member Conrad moved, seconded by Council member Lentz, to open the public hearing on the Budget Estimate for Fiscal Year July 1, 2025 – June 30, 2026. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved and the public hearing was opened at 6:01 p.m.

Mayor Morlan stated that the budget estimate was published in the May 7, 2025 News Review as required by law. There was no discussion on the matter. Council member McLaughlin moved, seconded by Council member Iosbaker, to close the public hearing on the Budget Estimate for Fiscal Year July 1, 2025 – June 30, 2026. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved and the public hearing was closed at 6:02 p.m.

Council Member Conrad moved, seconded by Council Member Lentz to approve Resolution No. 2025-05-01 to adopt City Budget for FY July 1, 2025 to June 30, 2026. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion Approved.

Council member Conrad moved, seconded by Council member Lentz, to open the public hearing on the Amendment of Current Budget for Fiscal Year July 1, 2024 – June 30, 2025. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved and the public hearing was opened at 6:03 p.m.

Mayor Morlan stated that the Amendment Notice was published in the May 7, 2025 New Review as required by law. City Clerk stated that the only big change is the insurance claim money that we will be receiving. No further discussion was had on the Amendment. Council member Lentz moved, seconded by Council member Conrad, to close the public hearing on the Amendment of Current Budget for Fiscal Year July 1, 2024 – June 30, 2025. Upon the roll being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion approved and the public hearing was closed at 6:06 p.m.

Council Member Lentz moved, seconded by Council Member Conrad to approve Resolution No. 2025-05-02 to adopt Proposed Amendment for Fiscal Year Ending June 30, 2025. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion Approved.

**Additional City Business:** Mayor Morlan had received an email from Mr. Fortney the Keokuk County Emergency Management director asking for us to approve the Keokuk County Multi-Jurisdiction, Multi-Hazard Mitigation Plan. In the email it stated that FEMA had approved them and now they were just waiting on minutes and a resolution to include the City of Sigourney on the plan. Council Member Conrad moved, seconded by Council Member Schultz to approve Resolution No. 2025-05-06 to participate in the Keokuk County Multi- Jurisdiction, Multi-Hazard Mitigation Plan. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion Approved.

City Clerk Fry received additional invoices from HM Consulting for the website. The invoices are very detailed and listed all the updates and hours that Humphrey had put into the website to get it up and running. Council member Iosbaker moved seconded by Council member Conrad to approve the additional invoice for HM Consulting for the new City Website. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays: None. Motion Approved.

City Clerk Fry showed the Council the Resolution for the July 4<sup>th</sup> activities. There were no changes to the road closures. They are the same as they have been in the past. Council Member McLaughlin moved, seconded by Council Member Iosbaker to approve Resolution No. 2025-05-07 Temporary closing Downtown Streets during the annual July Forth Celebration. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays. None. Motion Approved.

City Clerk Fry was asked to put the 121 E Marion building on the agenda so we could have a discussion with the Council on how they wanted to proceed with possibly getting it cleaned up. Mayor Morlan stated that the building keeps deteriorating and the longer it is left there could damage either building on the east and west side. City Clerk Fry stated that she had spoken to Jim Thompson about how we could potentially have the building brought back to the top of the list. He stated first we need to complete the emergency catalyst grant for the building to the west of 121 E Marion building then he would like to start working on 121 E Marion Building. Council member Iosbaker was also under the same impression after his conversation with Mr. Thompson. Council Member Conrad would like to have a company give us an estimate of what it would take to clean the property. In the past we did have an engineer come in and take ariel photos and let us know if any of the walls could be used or if we would have to demolition them all. Council member Clark and Lentz asked what goals there are after getting the property cleaned up. First, we need to get the property cleaned before we can decide if we want to sell it or do something with it ourselves. City Clerk Fry stated that she would ask Chris Bowers with Area XV if he had any suggestions of a contractor that would give us an estimate.

Council member Iosbaker, KCED Director, stated we are getting ready for the Farmers Market and finishing touches for the Car Show that will be in July. We are going to have fundraisers in Keota for the Child Care Network. If things continue to progress well there is a chance we could open a day care as early as August.

**Street and Sanitation:** Council Member Iosbaker moved seconded by Council Member Lentz to approve Resolution No. 2025-05-05 to approve closing parking spaces on the square for the Pavillion Project. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays. None. Motion approved.

Council Member Lentz moved seconded by Council Member Iosbaker to approve the first reading of ordinance -Title III – Community Protection – Chapter 3 – Traffic Code. We are adding words in the ordinance stating Hickory Street from South Main Street to Stuart Street there will be no parking on either side of the street. Brent stated this is to help with turning trucks and trailers, usually there are cars parked on that street and it is hard for trucks and trailers to turn down the road safely. Upon the roll call being called, the following voted Ayes: Iosbaker, Lentz, Schultz, Clark, Conrad and McLaughlin. Nays. None. Motion Approved

Council Member Schultz stated that Street and sanitation had met and has recommendations for the Title VI – Physical Environment-Chapter 4 Utilities Refuse Collection. Council member Schultz stated that we have had a lot of discussion with this ordinance. We are looking to remove the word household and cans. Some of the terms were vague and we are trying to make it make sense. Schultz stated that we are starting to get a lot of outside dumpsters in the city, and we would like to get it under control. We have received complaints that the dumpsters are overflowing and that the lids don't or can't close. I'm referring to the dumpster as being blight and I truly believe that is what they are. In this ordinance we addressed the matters of collection and disposal and the administration of how we go about that. I would like to correct a couple more things. We would like to take out household and change the word cans to bags. Also, 6-4-2 change duty to provide cans but what it should say is containers. Under 6-4-7 it needs to state Disposal not Refuse other than Garbage. Council member Clark is very concerned about the changes that the committee has proposed for the ordinance. He also asked about the verbiage in 6-4-6 was curious why we are making the outside entity pay and not the residents. Clark asked if anyone had spoken to Cox about our ordinance? Council member McLaughlin stated that she believes we have to update the ordinance before we go and speak to the outside entity. Council member Conrad stated that our current ordinance states that the city should be the only ones providing the containers, unless an outside entity has a permit. With our current ordinance we could actually start penalizing the entity for having there dumpster. It's the city duty to provide the service and if an outside entity wants to provide a dumpster they need to pay a permit fee. Conrad also stated that he has not reached out to any entity to get their opinions on the matter of this ordinance. Clark stated that he has reached out to Cox's and they are not going to pay a fee. He believes that if a resident is renting a dumpster from an outside entity then the resident should pay the fee not the entity. Council member McLaughlin stated that if the outside entity is contacted to bring a dumpster to town then they could just bill the individual for the extra cost. Mayor Morlan then stated that it was his understanding that the resident would have to apply for the permit not the company. Clark and Lentz were confused by this statement as McLaughlin had just stated that the outside company should pay for the permit and then pass the cost off onto their customers. Council member Iosbaker spoke up and stated that the verbiage is very clear and that it say's that the entity would have to pay. Council Member Lentz asked if the City offers dumpsters. City Clerk Fry stated yes, we do, and you can only keep them for a week at a time. Clark stated so in the proposed ordinance the wording of dumpsters needing to be dumped weekly is extreme. With the permit it will state on there that you can only keep the dumpster for a week at a time. It does not state that in the ordinance it will be on the permit. Conrad stated that our goals was to keep dumpster from remaining un-dumped for an unspecified amount of time. Schultz stated that we have a problem and we are trying to fix it before it gets any worse. Conrad suggested to the council, instead of dumping it once a week could it say two weeks, would you agree with that? Clark stated you should have them dumped at least once a month. Clark does not agree with this wording because at least people are getting rid of their garbage and not letting it pile up around their properties. He feels that we are attacking the people who are getting rid of their trash whether it is in a dumpster or bags. If you don't want them overflowing and to make sure the lids work then put that in the ordinance. Conrad stated that in our current ordinance you can only have it 30 days and we could start going out now and writing infractions per our ordinance which is what we are trying to avoid. If they have a lot of trash they can set it out and the sanitation workers will pick it up. Lentz stated that we have a dumpster because we don't want to deal with the bags that the city has in place. Clark stated that I'm in favor of regulating dumpsters, but I think the intent here is to get rid of dumpster completely. Iosbaker stated this is a tough subject that we aren't going to win. What are our goals with this ordinance? Suggestions – appearance and health we don't want varmints, and we want to keep our neighborhood clean. Iosbaker stated we need to work this out somehow, the only time I've heard

complaints is economical, if they had to go to the bag system they would be penalized. Size of the container. Is it worth working out the arithmetic on having a dumpster on your property. The cost of having a container and the volume of the trash. Schultz stated that he has no desire to incentivize dumpster. Iosbaker stated so you just want de-incentivize dumpster. Schultz stated that it a growing problem the largest distributor other than the City is advertising for people to put their garbage in dumpsters and that is not good. Clark asked why is that a problem? Conrad asked that if another company was advertising something illegal in town how would the sheriff's department feel about that. Clark again stated no one has reached out to the outside company to set up an agreement. He thinks the conversation should be had with the outside entity to maybe reach an agreement, he said if we talk with the outside entity could we potentially work out a permit fee and every dumpsters needs to be dumped once a month. Conrad stated are you in favor of enforcing our current ordinance? Clark, what current ordinance are you talking about? Lentz stated so basically saying that all the dumpsters that are not permitted and not registered in town. Conrad, is Cox collecting trash (yes) are they approved to contracted with the city no. Clark, Cox is the one in violation of the ordinance. Conrad, so are we just going to tell Cox's to stop. Clark believes that is where the conversation should start is with Cox to see if we can make an agreement with them. Schultz we are missing the fact that we have a city collection system and it should be used. If you cant fit it all in the bag then rent a city dumpster and get rid of some of that bigger stuff. Lentz as the ordinance state right now you cant put household garbage in the City dumpsters. Conrad stated that we are not going to pass this first reading tonight with all of this conversation. Clark stated this looks like we are wanting to get rid of dumpsters all together, if you take them away, is this going to make this town any cleaner? Clark stated that we also need to address the fact that people are illegally throwing their trash in other people's dumpster. He also wants to know who has the right of telling a city employee to walk on private property to make sure that they are following the ordinance with getting it dumped weekly. Schultz stated well some of them would be easy as they are sitting along the sidewalk or street. Conrad stated that we are looking at the dumpster permit and only having the dumpster for a week. It was not my goal to get rid of dumpsters just trying to regulate them. Conrad said that if the other members of the council that are not on the committee would like to submit their suggestion that would be helpful in coming up with an ordinance that we all could agree on. Iosbaker, how do we actually come to a resolution that will allow us to work to a decision that the council can vote on? Clark, if someone wants to have a dumpster to get rid of trash they should be allowed to. If the city wants to regulate how many times it's dumped and if a resident has to pay a fee then we could discuss that. Iosbaker, what about the appearance, if I think about upscale neighborhoods in Florida that have big containers sitting out front I want to know if objectives are to get them out of site or not. Conrad again stated that all the other council members want to write their suggestions down when we go back to the committee. The first reading of the ordinance was not voted on and will be going back to committee to continue to work on the wordings.

Mayor Morlan stated the next item on the agenda is Keokuk County Recycle Center. Morlan stated that the contract will renew on July 1<sup>st</sup> unless we give them notice that we are not going to continue the recycling contract. We have received a 3-week count of residents who have used the recycle center and the number was around 60 residents. Morlan states that he believes that we are the only ones who are paying to go to the recycle center. The city of Sigourney is paying \$1900 a month for the 28e agreement. If we decide to discontinue the agreement no one from the city would be allowed to use it. He also stated that 90% of the recycling goes to the landfill. Council member Lentz, my question is we are paying \$1900 a month, and we are not wanting to renew, then the community is going to be in an uproar if we don't give them something back. Schultz stated that we are currently looking at the Keokuk County Recycle Center. Once we get through this item we will talk about the other. Lentz, but how am I to vote not knowing what the next item on the agenda is. Council member Conrad stated that if we were to cancel the agreement for the recycle center then we would not raise the sanitation rates for the upcoming FY 2026. Council member Clark, I just don't know how a 3 week survey is long enough to make an accurate decision. Mayor Morlan stated that he believes that they completed another survey that showed the same information. Council Member Schultz moved seconded by Council Member Iosbaker to dissolve the contract for the 28E agreement with Keokuk County. Upon the roll call being called, the following voted Ayes: Iosbaker, Schultz. Nays: Lentz, Clark, Conrad, McLaughlin. Motion Failed.

**Water and Wastewater:** Council Member Lentz moved seconded by Council Member Conrad to approve Matt Walker with French Reneker-Associates to provide Preliminary Cost Estimate for the Sigourney Water Tower. Don Northup stated that the water tower needs some work and would like Matt Walker to put a plan together so we can go out for bids this summer. Upon the roll call being called, the following voted Ayes: Iosbaker, Schultz, Lentz, Clark, Conrad, McLaughlin. Nays: None. Motion Approved.

Council member McLaughlin moved, seconded by Council member Lentz, to adjourn the meeting. Upon the roll being called, the following voted Ayes: McLaughlin, Iosbaker, Lentz, Schultz, Clark and Conrad Nays: None. Motion approved

The meeting was adjourned at 7:21 p.m.

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Jimmy Morlan, Mayor

ATTEST: \_\_\_\_\_  
Ashley Fry, City Clerk