

A regular meeting of the City Council of the City of Early, Iowa was held on the 2nd day of August 2022. The meeting began with the Pledge of Allegiance. Mayor Sharon Ann Irwin called the meeting to order at 7:04 PM with roll call as follows: Present: Brian Pickhinke, Summer Schmitt, Becky Blackman, Bill Cougill, Tim Langner. A motion was made by Councilor Pickhinke and seconded by Councilor Langner to approve the consent agenda including agenda, minutes, bills for payment, approval of Casey's Liquor License. On show of hands: Ayes: Pickhinke, Schmitt, Blackman, Cougill, Langner. Motion passed.

Citizen input from L. Bainbridge in regard to the City Shelter House. She had come back that the building would be fine with the A/C unit in regard to sufficient insulation. She also came back with some more quotes on the portable A/C units. The council questioned the reasoning behind the portable unit instead of a window unit. A big enough window unit would not fit in the windows, and this would be the best money option unless we get one that goes onto the wall. The council would like for the DPW to help with finding a wall unit. L. Bainbridge also mentioned while cleaning the shelter house there was significant amount of damage/mold to the existing cabinet, and it needed to be replaced she had a quote from Menard's that was a basic model to replace. Council wanted her to check with K. Horan at VT Industries to see if they would have anything available that would be price reduced. A motion was made by Councilor Pickhinke to find an A/C wall unit under \$500.00 to purchase and after looking into VT Industries to find the best deal for the cabinet for purchase to replace the existing. It was seconded by Councilor Blackman. On a show of hands: Ayes: Pickhinke, Schmitt, Blackman, Cougill, Langner. Motion passed.

A motion was made by Councilor Cougill and seconded by Councilor Pickhinke to raise the rental fee for the Shelter House to \$50.00 and keep the deposit the same at \$50.00. On a show of hands: Ayes: Pickhinke, Schmitt, Blackman, Cougill, Langner. Motion Passed.

Discussion was revisited on the item of the Payless lot usage. L. Bainbridge had talked with the residents who show up for Koffee Klatch and asked them about ideas for the lot. She presented them with some ideas that interested her such as a self-storage unit facility, outdoor storage facility, dog park, solar energy. The residents liked the idea of the Outdoor storage idea more specifically to hold campers over the winter months. But they wanted shelter to cover over the storage. She had asked for ideas of how to pay for it, one resident had stated to buy the lot for the camper and that would help pay for the structure/fencing needed. If they ever sold the camper, it would be their responsibility to sell the spot. Then the City could charge a fee to house the campers on the site. Council had other ideas to sell the lot, and how the process would work, the mayor explained it would be a process but could be done if there was interest. No decisions were made at this time.

A motion was made by Councilor Pickhinke and seconded by Councilor Blackman to approve building permits #801. On a show of hands. Ayes: Pickhinke, Schmitt, Blackman, Cougill, Langner. Motion passed.

A motion was made by Councilor Pickhinke and seconded by Councilor Cougill to approve Change Order #2 for Schmitt Construction to change the end completion date to August 29th, 2022, from the original date of November 19th, 2022. On a show of hands. Ayes: Pickhinke, Blackman, Langner, Cougill. Abstain Schmitt. Motion passed.

City Attorney was not present, but Cudaback Parcel purchase was discussed on what needs to happen next. According to the Assessor years ago this parcel was the edge of town. When they were adding the new addition for the out lot they missed this strip of land, so there are no dimensions or legal description to go off of. In order for the land to be purchased it has to be surveyed. The council unanimously agreed that Cudaback will pay for the survey and all other charges associated with the purchase of this bit of land.

Council reviewed the first draft of the new Code of Ordinances and went over some new rate changes for sewer and garbage that were given by the financial advisor from D.A. Davidson, they also discussed changes for ATV/UTV Ordinance to follow State of Iowa guidelines.

The monthly sheriff report was given to all members of the council.

Kris Alesch, Director of Public Works presented his monthly report. A few things to note the water tower inspection report came back and repairs will need to be made on the interior of the tower pricing will be around \$50,000 for the repairs for the recoating. Some sewer lines will need to be cleaned and camera ranging from 6,500 - \$8,000 in price. Also, the Iowa DNR has issued from the EPA new guidelines for all lead-based water lines to be inventoried by October 16, 2024. This includes ALL lines going into residential homes that are connected to the City's water source. The City believes these lines will need to be eradicated in the near future. If homes were built before 1988 it is believed that they will have lead-based pipes, unless upgrades were made. All homeowners on the City's water service will be sent out a letter to help identify whether they have knowledge of their service line and identify the material that is being used.

The Clerk reported the following receipts and bills that were approved for payment in the consent agenda:

AFLAC	AFLAC	36.16
IPERS	IPERS	417.15
STATE OF IOWA TREASURER	STATE TAXES	78.07
US TREASURY	FED/FICA TAXES	517.50
CASEYS GENERAL STORE	FUEL	442.90
DONS PEST CONTROL	PEST CONTROL	43.00
MIDAMERICAN ENERGY CO	POWER \$ GAS	77.80
THOMSON-STRACKE IMPLEMENT	TANK 716 TIRE REPAIR	355.74
KRIS ALESCH	PHONE STIPEND	15.00
LARSON OIL	NEW PUMP- TREE DAMAGE	1333.78
MIDAMERICAN ENERGY CO	POWER \$ GAS	363.07
CAPITAL ONE	SHOP SUPPLIES	19.98
IA DEPARTMENT OF REVENUE	SALES TAX	58.02
RUDD SANITATION & RECYCLE	GARBAGE/RECYCLE	3398.75
RUDD SANITATION & RECYCLE	GARBAGE/RECYCLE	1033.00
AMAZON.COM	VINYL FOLDING CHAIRS-LIBRARY	800.02
EARLY PUBLIC LIBRARY	POSTAGE	43.46
FRONTIER COMMUNICATION	TELEPHONES	75.32
HGTV MAGAZINE	1YR SUBSCRIPTION W/ 1 MAGAZINE	21.40
JEFF QUINN	MAGIC SHOW	375.00


PHAZE ONE ENTERTAINMENT	FOAM PARTY- SUMMER PROGRAM	250.00
CAPITAL ONE	MOVIES	55.88
CASEYS GENERAL STORE	FUEL	39.23
LANDUS	WEED KILLER	416.82
MIDAMERICAN ENERGY CO	POWER \$ GAS	30.06
MIDAMERICAN ENERGY CO	POWER \$ GAS	41.40
NOLL EXCAVATING	DONNA BOHMS CREMATION	300.00
PHIL DAVIS	CEMETERY MOWING	1185.00
CHRONICLE	LEGALS/AD SPONSOR	217.35
COUNSEL	PRINTING	9.91
FRONTIER COMMUNICATION	TELEPHONES	110.53
HEARTLAND MARKETING	ANNUAL DUES	316.75
TRI-COUNTY SPECIAL	NEWSLETTER	135.99
WELLS FARGO	PRINTER LEASE	29.66
ZOOM	REMOTE BUISNESS	5.35
BOMGAARS	CITY RAILING	118.05
DONS PEST CONTROL	PEST CONTROL	58.00
LEXI BAINBRIDGE	REIMBURSE-CARPET REPAIR	27.75
MIDAMERICAN ENERGY CO	POWER \$ GAS	469.56
WALL LAKE LUMBER	DOORS-CITY BUILDING	869.58
AFLAC	AFLAC POST TAX	18.69
IPERS	IPERS	429.75
GIS BENEFITS	LIFE INSURANCE	5.45
STATE OF IOWA TREASURER	STATE TAXES	54.81
US TREASURY	FED/FICA TAXES	481.27
LANDUS	WEED KILLER	416.82
CASEYS GENERAL STORE	FUEL	246.62
MIDAMERICAN ENERGY CO	POWER \$ GAS	774.89
IMWCA	WORK COMP FY 2023 INSTALL 2	280.00
BUENA VISTA REGIONAL MEDICAL	PRE EMPLOYEMENT-SCREENING	30.00
IMWCA	WORK COMP FY 2023 INSTALL 2	100.00
LORING HOSPITAL	PREEMPLOYMENT SCREENING	90.00
UNITY POINT -OCCUPATIONAL MED	PRE-EMPLOYMENT SCREENING	42.00
UNITYPOINT HEALTH-FORT D	PRE-EMPLOYMENT SCREENING	289.00
ADVANCED COMMUNICATION SERVICE	SECURITY SYSTEM	2337.45
ADVANCED COMMUNICATION SERVICE	SECURITY SYSTEM	3878.42
AFLAC	AFLAC	79.21
IPERS	IPERS	437.40
GIS BENEFITS	LIFE INSURANCE	12.62
STATE OF IOWA TREASURER	STATE TAXES	106.05
US TREASURY	FED/FICA TAXES	643.72
AFLAC	INSURNACE	0.01
COUNSEL	PRINTING	14.86
FOUNDATION ANALYTICAL LAB	WATER TESTING	33.00
HACH COMPANY	CHEMICALS	377.14
IA DEPARTMENT OF REVENUE	WET TAX	949.65

IAMU	QRTLTY SAFETY TRAINING DUES	435.53
IMWCA	WORK COMP FY 2023 INSTALL 2	51.00
IOWA DNR	NPDES ANNUAL PERMIT	274.65
IOWA ONE CALL	LOCATES	42.00
KRIS ALESCH	PHONE STIPEND	15.00
MAGUIRE IRON INC	WATER TOWER INSPECTION	1914.75
MIDAMERICAN ENERGY CO	POWER \$ GAS	263.30
WELLS FARGO	PRINTER LEASE	29.66
ZOOM	REMOTE BUISNESS	5.34
BOLTON & MENK, INC.	PROFESSIONAL SERVICES	17001.50
CERTIFIED TESTING SERVICE	SL325-2ND ST MAIN	2459.00
JOHN T JONES CONSTRUCTION	PAY APP#12- WATER TREATMENT FA	156137.10
REGION XII	CDBG ADMIN BILLING #8	1721.00
SCHMITT CONSTRUCTION	WATER MAIN 2ND STREET	166046.23
AFLAC	AFLAC POST TAX	79.18
IPERS	IPERS	437.43
GIS BENEFITS	LIFE INSURANCE	12.63
STATE OF IOWA TREASURER	STATE TAXES	106.07
US TREASURY	FED/FICA TAXES	643.72
COUNSEL	PRINTING	14.85
IA DEPARTMENT OF REVENUE	SALES TAX	58.02
IMWCA	WORK COMP FY 2023 INSTALL 2	200.00
LANDUS	WEED KILLER	418.06
MIDAMERICAN ENERGY CO	POWER \$ GAS	56.09
WELLS FARGO	PRINTER LEASE	29.68
ZOOM	REMOTE BUISNESS	5.35
TOTAL		374,777.96

	EXPENSES	REVENUES
GENERAL	18,919.29	29,369.33
ROAD USE TAX	4,367.93	6,691.55
EMPLOYEE BENEFITS	2,426.31	
LOCAL OPTIONS SALES TAX	1,215.10	6,075.48
DEBT SERVICE	3,338.00	3,338.00
EQUIPMENT REPLACEMENT	15,750.00	15,750.00
FIRE TRUCK RESERVE	459.00	459.00
WATER UTILITY	14,030.37	31,128.46
WATER SINKING	141,482.73	13,257.25
SEWER UTILITY	6,498.60	10,464.86
SEWER SINKING		2,276.67

A motion was made by Councilor Pickhinke and seconded by Councilor Langner to close the meeting at 9:00 PM. Meeting closed.


Lexi Bainbridge, City Clerk


Sharon Ann Irwin, Mayor