

Regular meeting of the City Council was held Tuesday, March 14, 2023, at 7:00 p.m., at City Hall with Mayor Holland presiding. Mayor Holland called the meeting to order with the following Councilmembers present: Warner, Blatchford, Christensen, Skarin, Collison. Absent: Kreger.

Move by Collison second by Blatchford to approve consent agenda: (a) approve minutes of the last regular meeting as sent to the council; (b) pay bills as approved by the finance committee; (c) appoint Jeannie Bottorff, Duane Simmons and Linda Gunderson to the Low Rent Housing Agency for a 2-year term ending April 1, 2025; (d) approve new 5-day license for Ten34 Brickhouse at the community center effective 3-22-23 pending completion of paperwork. Ayes: Unanimous. Nays: None. Motion carried.

PAID BILLS

David M. Nagel	replace ck. no. 91354	757.23
Beckstrom Construction, Inc.	EL project pmt. #13	33,781.90
KMEG	skywatch camera	7,200.00
Monona Co. Economic Develop	2023 dues	10,000.00
US Bank	analysis fees	590.79
Iowa Assoc. of Municipal Utl.	transformer school	1,000.00
Black Hills Energy	gas	2,710.09
Bomgaars	supplies	1,004.89
Border States	fire resist clothing	1,904.72
C J Cooper & Associates	testing	90.00
Canon Financial Services Inc.	copier - CH / PWA	231.84
Onawa Chamber of Commerce	2023 dues	25.00
City of Onawa	petty cash	45.73
Display Sales	flags	418.00
Larry's Propane & Fuel	fuel	1,180.76
McCloy Chiropractic Clinic	testing	40.00
Loffler	copier contract – Shop / CH	250.33
Onawa Senior Center	subsidy	2,000.00
People Service	water/Waste Water Mo. Service	31,001.00
Simmering-Cory Ia. Codification	URP Amend #1	1,200.00
02-28-2023	payroll	51,750.56
Analytical & Consult. Serv., Inc.	CBODS	959.76
Bills Water Conditioning Inc.	water	20.95
Onawa Chamber of Commerce	annual chamber dinner	120.00
Onawa Chamber of Commerce	advertising	6,000.00
Electric Pump	repairs	2,385.00
Jason Halverson	fireworks 2023 show	5,000.00
Iowa One Call	locates	20.70
Iowa Prison Industries	supplies	177.20
Eakes Office Solutions	supplies – Comm. Center	159.78
John Deere Financial	parts	76.25
McCloy Chiropractic Clinic	employee screen	40.00
Max I Walker	uniforms	1,342.57

Monona Co. Extension Service	ornamental turf	110.00
Cindy S. Remmick	H.S.A. Contribution	458.33
RESCO	tools	122.75
Albers Excavating & Hauling	road salt	1,008.70
Blackstrap, Inc.	blackslicer	5,960.50
Border States Industries Inc.	supplies	1,885.33
CHN Industrial Accounts	supplies	124.34
Kyle Cuka	meal reimbursement	68.46
IAMU	re-certified crane operator	950.00
IA Dept. of Revenue	Feb. Use Tax	883.88
Ia. Dept. of Revenue	Feb. WET Tax	3,213.05
Ia. Dept. of Revenue	Feb. Sales Tax	5,791.76
IMFOA	spring 2023 conference	125.00
Monona County Recorder	fees	99.00
Municipal Supply, Inc.	supplies	704.53
Steve's Window Service	window clean	42.00
VISA	supplies	1,233.64
McLaughlin's	excavation 200 blk Ia. Ave	1,705.00
IA Dept. of Inspections	food license / pool	150.00
03-15-2023	payroll	58,490.89

Bills

Adergy, Inc.	downtown music service	\$	32.95
Ahlers Cooney	professional services		991.50
Albers Excavating	salt delivery		691.00
Al's Corner Oil	fuel		442.99
American Water	membership 4/23-3/24		418.00
Base	HRA monthly		58.00
	annual renewal		250.00
Kelsi Blake	cleaning contract – comm center		600.00
Carrier Container	garbage fees		17,314.80
Casey's	fuel		2,905.96
Century Link	auto dialer – wwtp		53.82
Allen Christensen	cleaning contract – city hall		250.00
Onawa Emp Flex	MERP		4,474.09
City of Onawa	utilities		11,418.56
	utility deposits		640.12
Crary Huff	professional services		4,640.00
Cubby's	fuel		1,054.08
Delta Dental	retiree insurance		41.04
Family Medicine	employee physical		165.00
WIMECA	power bill		194,358.59
Harland/Scantron	email disclaimer		66.80
Hydraulic Equip	bucket truck repairs		1,551.10

JEO Consulting	professional services	45,715.00
Eakes Office	supplies – comm center	223.19
Jerry Johnson	animal control contract	225.00
Menards	supplies	63.75
Mo Co EMA	deposit refund – comm center	100.00
Municipal Supply	clamps – water	466.54
Onawa Democrat	subscription	28.00
Orkin	professional services	95.00
Postmaster	postage	1,000.00
Rasmussen Lumber	supplies	234.00
RQP Jetting LLC	jetting – 235 th St	900.00
RXC Tires	tire repair	66.00
Siouxland Lock	door lock repairs – FD	276.00
Sooland Bobcat	part	285.00
Starnet Technologies	auto dialer – sewer lift	480.00
Steve's Window	window cleaning – comm center	17.00
	window cleaning – city hall	25.00
Scott Umberger	2023 HSA contribution	458.33
State Hygienic Lab	testing – water plant	20.50
Util Equip Co.	clamps	244.70
Verizon	cell service	853.94
Veenstra & Kimm	professional services	6,181.26
Visa	parts & accommodations	834.29
Williams & Co.	professional services	18,285.00
WIPCO	power	301.23
Susan Collison	deposit ref – comm center	40.00
Lorie Mordhorst	deposit ref – comm center	100.00
Goslar Funeral Home	refund – overpayment burial	50.00
Thomas Bean	deposit ref – comm center	100.00
Emily Bryan	deposit ref – comm center	30.00
Linda Walker	deposit ref – comm center	20.00
Gary Harper	util deposit refund	136.67
Gage Nelson	util deposit refund	73.21
Kasey Moore	deposit ref – comm center	40.00

TOTAL REVENUES: \$492,921.65
TOTAL EXPENDITURES: \$604,099.57

Public hearing was opened at 7:00 p.m. on request to amend zoning for Country Villa from mobile home district to arterial commercial. No oral or written comments or objections were received. Public hearing closed 7:03 p.m.

ORD 525

Budget discussion. Move by Skarin second by Christensen to set public hearing on budget for April 11, 2023, at 7:00 p.m. Ayes: Unanimous. Nays: None. Motion carried.

Discussion on YMCA proposal and community needs. No action taken.

Move by Skarin second by Christensen to approve a 3-year lease with the Onawa Senior Citizens Center, Inc. effective June 1, 2023, and ending May 31, 2026, for the Senior Center room at the Onawa Community Center with minor clarification to paragraph 4 as suggested by city attorney. Ayes: Unanimous. Nays: None. Motion carried.

Move by Blatchford second by Skarin to adjourn at 7:55 p.m. Ayes: Unanimous. Nays: None. Motion carried.

/s/Tracy L. Holland, Mayor

ATTEST:/s/Elaine D. Miller, City Clerk

ORDINANCE NO. 525

**AN ORDINANCE REZONING AN AREA WITHIN THE CITY OF ONAWA, IOWA
FROM MOBILE HOME DISTRICT (MH) TO ARTERIAL COMMERCIAL DISTRICT
(AC)**

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF ONAWA, IOWA:

WHEREAS, the owners of property described as follows:

All that part of the Southwest Quarter of the Northwest Quarter and the Northwest Quarter of the Southwest Quarter of Section 9, Township 83 North, Range 45 West of the Fifth Principal Meridian, Monona County, Iowa, described as follows:

Beginning at the Northwest Corner of the Southwest Quarter of Section 9-83-45, thence South 00° 37' 53" West 100.00 feet along the west line of said Southwest Quarter, thence North 89° 44' 15" East 204.22 feet, thence North 00° 02' 13" East 94.79 feet, thence South 88° 55' 45" East 125.00 feet, thence South 00° 02' 13" West 91.89 feet, thence North 89° 44' 15" East 195.05 feet, thence North 00° 01' 28" East 474.78 feet, thence North 88° 54' 57" West 523.00 feet to point on the west line of the Northwest Quarter of said Section 9-83-45, thence South 00° 02' 04" West 387.08 feet along said line to the Point of Beginning. Said parcel contains 5.51 acres, more or less, including the presently established road right-of-way;

(locally known as 1735 10th Street)

in the City of Onawa, Monona County, Iowa (the "Property") requested zoning change for the Lots from mobile home district (MH) to arterial commercial district (AC); and

WHEREAS, the Planning and Zoning Commission considered the request, after public hearing, and has made a recommendation to approve the zoning change; and

WHEREAS, prior to amending or changing the zoning, a public hearing is required under Iowa Code §414.4; and

WHEREAS, pursuant to Iowa Code §414.5, a written protest may be filed with the City Clerk by the owners of twenty percent (20%) or more of the area of lots included in the proposed zoning change, or by the owners of twenty percent (20%) or more of the property which is located within two hundred (200) feet of the exterior boundaries of the property for which the change is proposed. The protest must be filed before or at the public hearing; and

WHEREAS, a properly filed written protest would require a favorable vote of at least three-fourths of all members of the Council to approve the zoning change; and

WHEREAS, notice of the public hearing was properly published in the newspaper and provided to the property owners; and

WHEREAS, after comment and consideration of objections by the public, if any, the Council believes the rezoning is in the best interest of the City of Onawa and is reasonable for the character of the area of the district and the suitability of such area for the particular uses; and

WHEREAS, Council has considered the smart planning principles under Iowa Code §18B.1.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Onawa, Iowa as follows:

1. The above-described Property is rezoned from mobile home district (MH) district to arterial commercial (AC) district.

2. The official zoning map of the City of Onawa shall be amended to note the change in classification.

3. If any section, subsection, sentence, clause, or phrase of this Ordinance, for any reason, is held to be unconstitutional, such shall not affect the validity of the remaining portion or portions of this Ordinance. The City Council of Onawa, Iowa hereby declares that it would have passed this Ordinance, and each section, subsection, sentence, clause, or phrase thereof irrespective of the fact that any one or more sections, subsections, sentences, clauses, and phrases be declared unconstitutional.

4. This Ordinance shall be in full force and effect after its final passage, approval, and publication as provided by law.

Councilperson Warner introduced, caused to be read and moved the adoption of the foregoing ordinance. Councilperson Skarin seconded the motion to adopt the ordinance.

Ayes: Blatchford, Christensen, Skarin, Collison, Warner.

Nays: None

Councilperson Skarin moved and Councilperson Collison seconded the motion that the Council dispense with the requirement that the ordinance be fully read on three different days. The Mayor then put the question on the motion to dispense with the three readings, and, upon the roll being called, the vote was:

Ayes: Christensen, Skarin, Collison, Warner, Blatchford.

Nays: None

The foregoing motion having passed by three-fourths votes of the Council, the Mayor then put the question on the adoption and enactment of the foregoing ordinance and upon the roll being called, the vote was:

Ayes: Christensen, Skarin, Collison, Warner, Blatchford.

Nays: None

WHEREUPON, the Mayor declared the foregoing ordinance duly enacted on March 14, 2023.

/s/Tracy L. Holland, Mayor

ATTEST:/s/Elaine D. Miller, City Clerk

I certify that the foregoing was published as Ordinance No. 525 on the 22nd day of March, 2023.

/s/Elaine D. Miller, City Clerk