

REGULAR COUNCIL MEETING
SEPTEMBER 3, 2025 AT 6:00 P.M.
MILES CITY HALL

Mayor Brandon Meyer called the regular council meeting to order at 6:00 p.m. at City Hall. PRESENT: N. Voss, L. Horst, N. Corlis, R. Wilslef, and A. Petersen. Mayor Brandon Meyer presided.

Agenda: The agenda was approved unanimously.

GUESTS: Several individuals were present, including Glen Mommsen, Dennis Johnson, Jesse Jepsen, Marc Ruden, Police Officer Adam McPherson, Todd Volquardsen, and Paul Maze.

Citizens/Public Comments – Marc Ruden addressed the Council regarding the water services engineering agreement for the Water System Improvements and Meter Replacement Plan. He noted that while the total project cost is \$82,000, the City’s share to position itself for the CDBG grant is \$67,600—approximately \$10,000 less than previously anticipated.

Marc explained that if the city does not receive the CDBG grant, the \$67,600 investment would not be wasted, as it provides a complete set of usable construction documents. In the event of a future grant application, those documents could still be used without additional work.

Mayor confirmed that the remaining project costs (approximately \$15,000) would be addressed later when the project moves forward to construction and bidding.

Mayor questioned regarding the “opinion of probable project cost. Marc explained that these figures are engineers’ estimates and may vary once the project goes to bid, though contingencies are included based on current contractor pricing and market conditions.

Following discussion, L. Horst made a motion to approve the Engineering Agreement for the Water System Improvements Project. The motion was seconded by N. Voss. Motion carried.

APPROVAL OF CONSENT AGENDA – N. Voss made a motion to approve the consent agenda, including the minutes of previous meeting, paid, unpaid, July financial statements, water, sewer, maintenance, and police report, the motion was seconded by A. Petersen. Motion carried.

PAYEE DESCRIPTION AMOUNTS		AMOUNT
GENERAL FUND		
ACCESS SYSTEMS	COPIER AGREEMENT	103.35
CITY OF PRESTON	POLICE PROTECTION	18415
KEENEY WELDING	REPAIR FORKS	215.66
TREAS. STATE OF IOWA	SALES TAX	146.79
ALLIANT ENERGY	ELECTRICITY	319.91
AT DISPOSAL	GARB/RECYCLING	4064.88
BADRICK SALES & SERVICE	TUBE	39.95
BLACK HILLS ENERGY	GAS	86.12
BRANDENBURG DRAINAGE	WALL TILE	6716.2
JACKSON CO. CLERK	ARNOLD DOG	275

JESSE'S AUTO. & MINI MART	FUEL TRUCK MOWERS	130.74
MILES LUMBER HARD.	LOCKPIN, BATTERIES, BUG	10.18
MILES TELEPHONE CO.	PHONE/INTERNET	155.78
PRESTON TIMES	MINUTES/EXPEND	489.66
RIPEVA LLC	FIREWALL	62.5
SCHOENTHALER,BARTELT,KAHLER ETC	MUN INFRACTION,ARNOLD	580
EMPLOYEES	SALARIES	5437.4
GENERAL FUND TOTAL		37249.12
ROAD USE TAX		
ALLIANT ENERGY	ELECTRICITY	583.38
ROAD USE TAX TOTAL		583.38
28E RUT FUND		
ALLIANT ENERGY	ELECTRICITY	583.37
28E RUT TOTAL		583.37
DEBT SERVICE		
CLINTON NATIONAL BANK	WATER TOWER MTE	1431.59
KUBOTA CREDIT CORP	TRACTOR PAYMENT	1266.87
DEBT SERVICE TOTAL		2698.46
WATER		
ACCESS SYSTEMS	COPIER AGREEMENT	51.67
MASTER CARD	SENA PHONE, IRWA	450
TREAS, STATE OF IOWA	WET EXCISE TAX	913.1
HAWKINS	AZONE	813.31
ALLIANT ENERGY	ELECTRICITY	1078.78
BLACK HILLS ENERGY	GAS	43.06
JESSE'S AUTO. & MINI MART	FUEL TRUCK MOWERS	194.18
MAQUOKETA FAMILY CLINIC	DANNY STITCHES	240
MILES LUMBER HARD.	LOCKPIN, BATTERIES, BUG	51.96
RIPEVA LLC	FIREWALL	31.25
TEST INC	COLIFORM	25
EMPLOYEES	SALARIES	2496.54
WATER FUND TOTAL		6388.85
SEWER		
ACCESS SYSTEMS	COPIER AGREEMENT	51.67
MASTER CARD	SENA PHONE,IRWA	299.4
TREA. STATE OF IOWA	SALES TAX	237.93
ALLIANT ENERGY	ELECTRICITY	328.42
JESSE'S AUTO & MINI MART	FUEL TRUCK MOWERS	194.18
MAQUOKETA FAMILY CLINIC	DANNY STITCHES	240
QUALITY FLOW SYSTEMS	SER CK LIFT STATION	800
RIPEVA LLC	FIREWALL	31.25
USA BLUE BOOK	COVERALLS SAMPLES	730.28
EMPLOYEES	SALARIES	2336.66
SEWER FUND TOTAL		5249.79
CEMETERY-MUN ENTERPRISE		

KEENEY WELDING	NO PARKING SIGNS MADE	279.41
EMPLOYEES	SALARIES	1511.2
CEMETERY-MUN ENTERPRISE TOTAL		1790.61
EMPLOYEES BENEFIT		
EMPLOYEES	SALARIES	1187.58
EMPLOYEES BENEFIT TOTAL		1187.58
GRAND TOTAL		55731.16
AUGUST REVENUES 2025		
GENERAL FUND		8174.18
ROAD USE		3048.11
ECON. DEVELOPMENT		1944.15
WATER FUND		8661.02
SEWER FUND		21810.05
CUSTOMER DEPOSIT		400
CEMETERY-MUN ENTERPRISE		200
TOTAL		44237.51

MAINTENANCE REPORT - was reviewed and placed on file.

NEW BUSINESS

L. Horst made a motion to approve the Water System Improvement Project Engineering Agreement; N. Voss seconded the motion. Motion carried.

A motion was made by N. Corlis to approve Res. 2025-15, A Resolution approving Iowa Department of Transportation (IDOT) 2024-2025 Street Finance Report and authorizing the Mayor and City Clerk to sign, L. Horst seconded the motion. Motion carried.

Mayor and Council discussed the Fall Newsletter 2025. R. Wilslef made a comment to add about unattended fire pits. Fire pits must be attended at all times. If unattended, they are required to be fully extinguished in accordance with County Code.

The Clerk informed the mayor that she had emailed Mel Pins from the DNR to inquire about potential funding for 332 Ferry Road. Mel explained that his program is not intended to provide funds if the City does not move forward with use or redevelopment of the property once the grant is closed. Since no action has been taken on 346 Ferry Road, funds are not available at this time.

Following this information, the Clerk and Mayor consulted with the City Attorney regarding Mr. Pins' statement about the redevelopment of 346 Ferry Road. Based on the City Attorney's recommendation, the Council agreed that the City should request proposals for the purchase and development of 346 Ferry Road, with specific stipulations requiring redevelopment of the property. N. Voss made a motion to direct the City Attorney to prepare a Request for Proposals. The motion was seconded by A. Petersen. Motion carried.

Mayor and council discussed Trick or Treat times. The council declared Trick-or-Treat Saturday, November 1st from 4-6 p.m.

A motion was made by L. Horst to approve Res. 2025-16, A Resolution approving Urban Renewal Report for Fiscal year ending June 30, 2015, A. Petersen seconded the motion. Motion carried.

Dawn Danielson from ECIA inquired about the property at 332 Ferry Road. The Clerk explained to her the comments made by Mel Pins regarding 346 Ferry Road. Ms. Danielson recommended the city begin with a Phase I assessment under ECIA's Brownfield Assessment Grant. If the City chooses, ECIA can order the Phase I at no cost to the city, with Geosyntec serving as the consultant firm. A Phase I provides a history report of the site and satisfies purchaser due diligence requirements, enabling the City to pursue Brownfield funds to assist with cleanup if the City acquires the property. N. Corlis made a motion to approve ECIA to move forward with a Phase I assessment for 332 Ferry Road under the Brownfield Assessment Grant. The motion was seconded by R. Wilslef. Motion carried.

Mayor announced next council will be held Wednesday, October 1, 2025 at 6:00 p.m.

ADJOURNMENT – With nothing further to be brought before the city council, N. Voss made a motion to adjourn the meeting, N. Corlis seconded the motion. Meeting adjourned at 6:21 p.m. Motion carried.

Brandon Meyer, Mayor

ATTEST:

Brenda L. Tebbe, City Clerk