

**CITY OF CORYDON**  
**CITY COUNCIL REGULAR MEETING MINUTES**  
**WEDNESDAY, JUNE 25, 2025 5:30 P.M.**

1. Call to Order/Roll Call  
Mayor Bennett called the meeting to order at 5:30pm. Councilors present: Dawn Christian, Chase Clark, Kyle Hampton, Kenny Holmes, and Bryan Wolfe. Others present: Stacy Gibbs; Brennan Banks, Wayne Co. Sheriff's Office; Teresa Evans, Times Republican; and Amanda West.
2. Approval of Agenda  
Motion to approve the agenda made by Clark. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.
3. Open Forum  
No comments.
4. Consideration/Approval of the Consent Agenda
  - a. Unpaid and Prepaid Bills
  - b. Regular Meeting Minutes June 11, 2025Motion to approve the consent agenda made by Christian. Seconded by Wolfe. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.
5. Discussion of City Procedures and Progress
  - a. City Clerk Report – Gibbs reported on updates to right of way dead tree removal. Bids will be due July 09<sup>th</sup> and will be on the council agenda for approval. She will schedule a council work session later this summer to review the capital improvement plan for updates, additions, and budget planning.
  - b. Public Works Report – Chambers was not present. Gibbs reported that the crew has been busy keeping up with mowing and other city projects. The next phase of televising and cleaning of sewer mains will begin the week of June 30<sup>th</sup>.
  - c. Fire Chief Report – Cobb was not present, and no report provided.
6. Consideration/Approval of Resolution 2025-059 approving and authorizing a form of Interim Loan and Disbursement Agreement by and between the City of Corydon, Iowa, and the Iowa Finance Authority, and authorizing and providing for the issuance and securing the payment of \$279,000 Water Revenue Capital Loan Notes Anticipation Project Note, Series 2025B, of the City of Corydon, Iowa, under the provisions of the Code of Iowa, and providing for a method of payment of said Notes.  
Motion to approve Resolution 2025-059 made by Christian. Seconded by Clark. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.
7. Consideration/Approval of Resolution 2025-060 approving and authorizing a form of Interim Loan and Disbursement Agreement by and between the City of Corydon, Iowa, and the Iowa Finance Authority, and authorizing and providing for the issuance and securing the payment of \$364,000 Sewer Revenue Capital Loan Notes Anticipation Project Note, Series 2025A, of the City of Corydon, Iowa, under the provisions of the Code of Iowa, and providing for a method of payment of said Notes.  
Motion to approve Resolution 2025-060 made by Holmes. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.
8. Consideration/Approval to Make Formal Request to Corydon Planning & Zoning Commission for Re-Zoning of An Area of East Hwy 2 from Residential 2 to Commercial 2  
The council discussed adding three properties to the re-zoning area where residential housing is still allowed in Commercial 2 zones and there would be no affect to property taxes.  
Motion to approve request to re-zone an area of East Hwy 2 made by Holmes that include the properties abutting Hwy 2 from 400 E State and east to and including 511 E Jefferson. Seconded by Clark. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.
9. Consideration/Approval of Resolution 2025-061 Setting Public Hearing for Hwy 2 Re-Zoning for August 13, 2025, 5:30pm at Corydon City Hall

Motion to approve Resolution 2025-061 made by Christian. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

10. Consideration/Approval of Resolution 2025-062 Payroll Resolution for J. Chambers Wastewater 2 Certificate  
Motion to approve Resolution 2025-062 made by Holmes. Seconded by Wolfe. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

11. Consideration/Approval to Remove Trees in Alley Near 300 East Marion  
The council reviewed a quote from Twisted Oak Tree service for \$4,500.00. Gibbs recommended that this alley be vacated. The council will consider this and other alleys at a later date. Motion to approve the quote of \$4,500 for the tree removal made by Christian. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

At this time, the council recognized Amanda West. Ms. West requested that council consider vacating the North alley on the west side of 509 W North, which is currently the only driveway to access the property. There is also an east/west alley on the north side of the property that could be vacated. Ms. West asked if the entire north/south alley could be deeded to them because of driveway access. Gibbs will get more information from the city attorney on the process and report back to the council for next steps.

12. Consideration/Approval of Repairs to Intersection of Marion and Dekalb Streets  
Gibbs reported that during the 2024-25 sewer main relining/repair project, the intersection of Marion and Dekalb Streets had to be removed to replace a manhole. The intersection was not re-paved due to school being in session and high traffic. Chambers reached out to Hall Engineering to get an estimate for design. Hall estimated that construction costs would be under the competitive bid threshold of \$62,000. This means that engineering would not be required, and the city can get competitive quotes. Quotes would include ADA ramps to all sidewalks at this intersection. The council discussed the condition of the sidewalks in this area and the need for ADA ramps on all sides. Gibbs suggested that council table the sidewalk discussion to a future meeting or work session where they could have a more comprehensive review.  
Motion to proceed with competitive quotes for the intersection of Marion and Dekalb Streets without engineering made by Christian. Seconded by Clark. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

13. Consideration/Approval to Close City Hall/Public Works On Thursday, July 03, 2025 in Observance of the July 4<sup>th</sup> Holiday  
Motion to approve closing city hall and public works on Thursday, July 03, 2025 made by Christian. Seconded by Wolfe. Ayes: Christian, Clark, Hampton, Holmes, and Wolfe. Nays: none. Motion carried.

14. Committee Reports  
Parks & Rec: Gibbs reported that the committee is working on the first phase of improvements to the Van Terry outdoor classroom and resurfacing the tennis courts which would include two pickle ball courts. Nicole Strickland is working on costs and potential funding sources for these projects.  
Nuisance/Housing: Gibbs reported on issues with two vicious dogs cited by the Wayne County Sheriff's Office. Bids for the property at 409 E. Jackson are due July 08, 2025. The council discussed next steps is there are no acceptable bids for this property and the property at 313 N Johnson. The fire chief had explained to Gibbs that these locations are not suitable for training fires because of the condition of the structures. He advised that the city consider tearing down the structures and burning at the city bush dump. This is allowed by the DNR after the structures have been tested for asbestos and required notice has been given to the DNR. Gibbs has reached out to two asbestos testing companies and is waiting for quotes.  
Chambers had discussed the issue of no parking violations at the June 11<sup>th</sup> council meeting. Clark followed up with the Wayne County Sheriff's office (WSO). They can issue tickets but a state fine and surcharge must be included which would make a parking ticket \$83.75. Garrett Abel with the WSO has reviewed areas of the city where no parking designations should be reviewed. Clark and Gibbs have asked the WSO to focus on habitual offenders of the 2-6 AM No Parking areas. The city will need to review current ordinances and areas of no parking and 2-6am no parking for conflicts.

15. Discussion Good Cause Business  
Gibbs reported that she attended the Wayne County Board of Supervisors meeting on July 24<sup>th</sup>. Supervisor Lance Lange had reported that he had attend a presentation on human trafficking at the Humeston Public Library. He

recommended that this presentation be brought to Corydon and other cities in Wayne County for more awareness of this issue. Gibbs had recommended using the Walden Community Building.

Clark discussed a request from the Wayne County Engineer to deed a section of property just north of the Wayne Schools bus barn to the city. He mentioned that there is a small section of city owned property within the Wayne County Yards that could be “swapped” for the other property. Gibbs will get more information and bring it to the Finance Committee for review on July 2.

16. Next regular meeting, July 09, 2025 at 5:30 p.m.

17. Meeting adjourned at 6:37 pm.

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Nathan Bennett, Mayor

ATTEST:

Stacy Gibbs, Administrative City Clerk

**JUNE 25, 2025 CLAIMS**

<b>VENDOR</b>	<b>VENDOR REFERENCE</b>	<b>AMOUNT</b>	<b>FUND DESCRIPTION</b>
ACCESS SYSTEMS	CITY HALL COPIER	402.62	GENERAL
ACCO UNLIMITED CORP	POOL MAINTENANCE	10,664.65	GENERAL
ALLERTON LUMBER CO	POOL REPAIR SUPPLIES	70.71	GENERAL
ALLIANT ENERGY	ELECTRIC/GAS	1,329.02	GENERAL
ATLANTIC COCA-COLA BOTTL	POOL CONCESSION SUPPLIES	567.83	GENERAL
BLANK PARK ZOO	LIBRARY LEARNING	200	GENERAL
COOK INSURANCE	INSURANCE	4,745.32	GENERAL
CORYDON PLUMBING AND HEAT	TOILET AT GOLF COURSE	75	GENERAL
EFTPS	FEDERAL PAYROLL TAX	3,363.30	GENERAL
HAMM INC	ROAD ROCK	2,089.42	GENERAL
HOOPLA BY MIDWEST TAPE	AUDIO BOOKS/MOVIES	854.75	GENERAL
HY-VEE ACCOUNTS RECEIVABL	POOL CONCESSION SUPPLIES	94.38	GENERAL
MASTERCARD	MATERIALS & SUPPLIES	1,630.71	GENERAL
QUILL CORPORATION	MISC OFFICE SUPPLIES	51.24	GENERAL
SHAWN FOSTER	GAS FOR TRAVEL/GOLF COURSE	20	GENERAL
VISA	MISC LIBRARY SUPPLIES	1,443.19	GENERAL
WAYNE COMMUNITY PASSTHROU	REFUND FOR OVERPAYMENT	250	GENERAL
WAYNE COUNTY SHERIFF	28E AGREEMENT	10,154.46	GENERAL
	<b>TOTAL FUND</b>	<b>38,006.60</b>	
MASTERCARD	MATERIALS & SUPPLIES	3,775.28	RECREATION
	<b>TOTAL FUND</b>	<b>3,775.28</b>	
ALLIANT ENERGY	ELECTRIC/GAS	2,314.06	ROAD USE TAX
ANGELA NICKELL	RE-IMBURSEMENT/AFLAC	57.04	ROAD USE TAX
ATLANTIC COCA-COLA BOTTL	CITY SHOP SUPPLIES	273.9	ROAD USE TAX
BOMGAARS	MULCH	19.33	ROAD USE TAX
COOK INSURANCE	INSURANCE	1,407.53	ROAD USE TAX
EFTPS	FEDERAL PAYROLL TAX	928.11	ROAD USE TAX
HAMM INC	ROAD ROCK	2,089.42	ROAD USE TAX
MASTERCARD	MATERIALS & SUPPLIES	275.11	ROAD USE TAX
	<b>TOTAL FUND</b>	<b>7,364.50</b>	
WAYNE COUNTY TREASURER	1/2 LOST MONTHLY PYMT	8,846.26	LOCAL OPT SALES TAX

	<b>TOTAL FUND</b>	<b>8,846.26</b>	
ALLIANT ENERGY	ELECTRIC/GAS	271.63	WATER FUND
ANGELA NICKELL	RE-IMBURSEMENT/AFLAC	57.04	WATER FUND
ATLANTIC COCA-COLA BOTTL	CITY SHOP SUPPLIES	273.9	WATER FUND
BOMGAARS	MULCH	19.33	WATER FUND
COOK INSURANCE	INSURANCE	1,800.70	WATER FUND
EFTPS	FEDERAL PAYROLL TAX	848.04	WATER FUND
FERGUSON WATERWORKS	WATER METER	1,544.38	WATER FUND
MASTERCARD	MATERIALS & SUPPLIES	71.34	WATER FUND
POST OFFICE	WATER BILL POSTAGE	249.03	WATER FUND
USA BLUEBOOK	MATERIALS & SUPPLIES	1,084.70	WATER FUND
	<b>TOTAL FUND</b>	<b>6,220.09</b>	
ALLERTON LUMBER CO		241.37	SEWER FUND
ANGELA NICKELL	RE-IMBURSEMENT/AFLAC	57.04	SEWER FUND
ALLIANT ENERGY	ELECTRIC/GAS	4,014.87	SEWER FUND
ATLANTIC COCA-COLA BOTTL	CITY SHOP SUPPLIES	273.9	SEWER FUND
BOMGAARS	MULCH	19.33	SEWER FUND
CLAYTON PLUMBING & HEATIN	SEWER REPAIR SUPPLIES	28.89	SEWER FUND
COOK INSURANCE	INSURANCE	2,183.71	SEWER FUND
EFTPS	FEDERAL PAYROLL TAX	847.89	SEWER FUND
ELECTRIC PUMP	LIFT STATION MAINT/REPAIR	2,820.90	SEWER FUND
IOWA DEPARTMENT OF NATURA	SEWER TESTING	31.5	SEWER FUND
MASTERCARD	MATERIALS & SUPPLIES	170.37	SEWER FUND
MID-AMERICAN RESEARCH CHE	WEED KILLER FOR LAGOON	2,073.73	SEWER FUND
	<b>TOTAL FUND</b>	<b>12,763.50</b>	
GOBEN AUTOMOTIVE LLC		65.45	RURAL FIRE PROTECTION
	<b>TOTAL FUND</b>	<b>65.45</b>	
	<b>CLAIMS TOTAL</b>	<b>77,041.68</b>	

Attest: \_\_\_\_\_  
 Stacy Gibbs, Administrative Clerk

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 Nathan Bennett, Mayor