**CITY OF CORYDON**

**REGULAR COUNCIL**

**MEETING MINUTES**

**WEDNESDAY, MAY 11, 2022 5:30 P.M.**

1. Call to Order/Roll Call

Mayor Bennett called the meeting to order at 5:30pm. Councilpersons present: Christian, Clark, Hampton, Holmes, and Rodgers.

1. **Open** Public Hearing Regarding Rezoning of Property North of 140th and East State Streets

Motion to open the public hearing regarding rezoning property north of 140th and East State Street made by Holmes. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Motion carries.

Gibbs reviewed a request made by Corydon Housing Project on behalf of Ultra 7 for rezoning of property from Residential 2, one to two family dwelling, to Residential 3, multifamily dwelling for purposes of a proposed housing development. The Zoning Commission reviewed the request on April 12 and recommended the request to city council for approval. There have been no comments or concerns received from residents surrounding the property for this public hearing. No residents were present at the public hearing for comments.

1. **Close** Public Hearing Regarding Rezoning of Property North of 140th and East State Streets

Motion to close the public hearing regarding rezoning property north of 140th and East State Street made by Holmes. Seconded by Rodgers. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Open Forum

No comments were made.

1. Approval of Agenda

Motion to approve the agenda made by Christian. Seconded by Rodgers. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consent Agenda (automatic approval for all items)
   1. Unpaid and Prepaid Bills
   2. April 27, 2022 Regular Meeting Minutes
   3. WAYCO Alcoholic Beverage License Renewal

Motion to approve the consent agenda made by Christian. Second Hampton. Ayes: Christian, Clark, Hampton, and Holmes. Rodgers Abstains as she was absent from the last council meeting. Motion carries.

1. Discussion of City Procedures and Progress
   1. City Hall Report

Gibbs noted a correction from an article posted in the Times Republican on Tuesday May 3, 2022. The article reported that “bids had been received for asbestos removal and deconstruction in the city; Star Equipment will be doing the work.” This was incorrect as bids for asbestos removal and deconstruction have not yet been awarded. Star Equipment was mentioned as providing equipment demonstrations for the city crew. Gibbs also reported that we have a good number of residents signing up for online bill pay through the FrontDesk system. We now have a paper form that residents can complete to sign up for electronic billing and online bill pay.

* 1. Public Works Report

Chambers reported the following:

* + 1. We have received several good applicants for the temporary part time position for summer work. Interviews will be held next week.
    2. The crew found another water leak at the reservoir and was able to get it fixed in order for the campground to be open for Mother’s Day weekend.
    3. Earlier this week, the crew fixed a water line break that occurred during sewer repair work being done near the Meyer & Lain Law office
    4. Several street projects are being finalized to be completed this summer.
    5. Water main valves have been exercised
    6. Several water mains have been flushed
    7. The pool has been a focus this week and will be next week as well. There were several high school volunteers that came out May 11 to help clean up the pool area and did a great job.
    8. The crew have started completing daily and weekly reports on projects, activities, and on-call issues as a way to track work being completed.
    9. Star Equipment will be in Corydon May 12 to demonstrate a Durapatcher for pothole and other street repairs.

1. Committee Reports

Parks & Rec: Rodgers reported that Chambers and Kenny Banks have marked off area for the new playground at the Corydon Lake Park. Brady Bloomquist has advised the group not to cut any oak trees until October through March as doing so may cause other oak trees to die. Because of this, it is possible that the installation of the playground may need to be postponed until fall. Rodgers also reported that the committee discussed placement of pedestals for the Library’s Story Walk project. They would like to see those pedestals be placed along the walking trial from the golf course to the elementary. Chambers and Rodgers will work on the locations and timeline for installation. A question was asked about the walking bridge at the end of West South Street. The bridge had been closed due to construction by East Penn. Chambers reported that the bridge is in an unstable state and should not be used until it can be repaired. Rodgers and Gibbs will work together to contact East Penn about possible help repairing the bridge.

1. Give Audience to Wayne County Housing and Ultra 7 Regarding Housing Project Funding

Dave Daughton and Caleb Housh with Wayne County Housing Committee (WCHC) were present along with Zeb Joiner and Jeff Kulmatycki from Ultra 7 to discuss a housing project near East Street and request funding for the city for a new street and infrastructure. At this point, $1 million dollars has been secured from a donor. An additional $100,000 dollars has been committed from Corydon Community Development Corporation. The cost of the street and infrastructure project is estimated at $1.289 million dollars. WCHC have approached other community groups for additional funding commitments of $100,000 dollars and they requested $89,000 dollars from the city to complete the needed funding.

Joiner, with Ultra 7, reported that they have worked with Alliant to bring in electric, gas, and streetlights for the project at no cost. They asked that the city make a decision for the commitment of $89,000 by the May 25 council meeting in order to keep the project on schedule.

1. Consideration/Approval of Bid for Fairground Road Repair Project

Chambers provided background on the work needing done on Fairground Road. Last fall the county assisted the city in removing concrete and replacing the drainage tube. No concrete was poured back at that time knowing that this would be completed this spring/summer. A specifications document was sent to various contractors to submit a bid for paving and intakes. Chambers reviewed the three bids received for the work to be done. Bid #1 proposed a storm box along with paving. Bids #2 and #3 proposed metal grate drain intakes along with paving. Chambers reported that Bid #1 would provide the most long-lasting solution, but all three bids met the specifications. He received estimated start dates of 30 days from a bid being awarded from Bids #1 and #2. The working period would be a two-to-four-day period with two days of the truck route being closed for Bid #1 and #2. The city public works crew would work with the contractor awarded to complete certain aspects of work. Council asked if funds to pay for the project can come from funds left in the SRF loan from the 2019 street project. Gibbs will review that account for the amount still available.

Motion to approved Bid #1 for the Fairground Road Repair Project in the amount of $28,587.00 made by Holmes. Seconded by Christian. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consideration/Approval of Purchase of Cold Patch Material for Road Repair

Chambers reported that we have used up remaining cold patch for street repairs. He has received quotes for a new supply at $4500.

Motion to approve the purchase of cold patch material for road repair in the amount of $4500.00 made by Rodgers. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consideration/Approval of Wage Rate for Temporary Employee for Mowing

Mayor Bennett informed Council that the city has an applicant who we would hire strictly for mowing. This person is asking for a higher wage as he would be using his own vehicle and gas to haul the city trailer and mower because the city does not currently have a truck for him to use. The mowing position would up to 20 hours per week.

Motion to approve a wage rate of $14 per hour for temporary employee for mowing made by Christian. Seconded by Holmes. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consideration/Approval of Resolution 2022-018 Adding Stop Signs

Council reviewed a map of additional stop signs to be added at various locations. Those locations are:

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| * The intersection of E. English Street and N. East Street to make that intersection a one-way stop on E. English Street, east bound. |
| * The intersection of N. Johnson Street and E. Moore to make that intersection a two-way stop, east and west bound. |
| * The intersection of E. North Street and N. East Street to make that intersection a two-way stop on N. East Street, north and south bound. |
| * The intersection of E. Anthony Street and N. Johnson Street to make that intersection a two-way stop, east and west bound. |
| * The intersection of E. Marion Street and McKinley Street to make that intersection a one-way stop on E. Marion Street, east bound. |
| * The intersection of E. South Street and S. Johnson Street to make that intersection a one-way stop on E. South Street, east bound. |
| * The intersection of N. Dekalb Street and W. Anthony Street to make that intersection a two-way stop, north and south bound |
| * The intersection of N. West Street and W. Anthony Street to make that intersection a four-way stop, north and south bound and east and west bound. |
| * The intersection of N. Greeley Street and W. Anthony Street to make that intersection a two way stop, north and south bound. |

Motion to approve Resolution 2022-018 adding stop signs made by Holmes. Seconded by Clark. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consideration/Approval of the Purchase of Stop and Yield Signs

Gibbs reviewed quotes from Econosigns and Barco for signs needed for the new intersections as well as signs that need replaced. The quote from Barco was the more efficient option.

Motion to approve the purchase of traffic control signs up to $2500 from Barco made by Christian Barco for up to $2500. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none.

Motion carries.

1. Consideration/Approval of the Purchase of City Crew vehicles

Mayor Bennett had reported as the last council meeting that one of the city trucks is out of service. Chambers and the crew have been researching options for a new truck and planning for a rotation of the remaining city trucks. All the remaining trucks are nearing 20 years of age and are deteriorating in condition due to wear and tear. Mayor Bennett proposed that the city purchase, at minimum, two trucks as replacements. All city vehicles would be put on a rotation for replacement for future budget planning. Chambers reported that an auto dealer contacted him just prior to the council meeting to let him know they have three, new, single-cab trucks at municipal pricing of $35,000 per vehicle. Council discussed the possibility of taking advantage of this pricing and purchasing two or possibly three vehicles. With this municipality price, the city could potentially purchase three new trucks, keep any existing trucks that are the most usable, then sell two current trucks, the old road grader and other unused equipment to assist in the purchase of equipment needed to customize trucks for snow plowing, sanding, service, etc.

Motion made by Christian to approve purchase of city crew vehicles up to $110,000 dollars. Seconded by Holmes. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none.

Motion carries.

1. Consideration/Approval of the Purchase of Two (2) Weed Eaters.

Chambers requested the approval of purchasing two weed eaters for the crew to keep in city trucks for weed eating around signs, buildings, etc. while on rounds. The two units are $350 per unit and come with batteries and chargers.

Motion to approve the purchase of two weed eaters for $350 per unit made by Holmes. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consideration/Approval of Purchase of a Pool Vacuum and Pool Chairs

Gibbs reported that she has been working with Desiree Grismore, pool manager, on items needed for the 2022 pool season. The pool vacuum that we currently have is out of service. Due to its age, we cannot find parts for that model. Manually operated pool vacuums, which would be similar to the current vacuum, are $2500 to $4000. We have received quotes for robotic vacuums that are range from $3800 to $6200. Rodgers asked Gibbs to send information on this equipment to her. There may be grant funds available through the Wayne Community Foundation to assist with the purchase.

Motion to approve the purchase of a pool vacuum and pool chairs up to $8500 made by Rodgers. Seconded by Christian. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consider Motion to Introduce and Approve the First Reading of Ordinance 348, An Ordinance Amending the Corydon Zoning Code and Official Zoning Map

Gibbs informed council that this motion would be considering the re-zoning of property north of 140th and East State Street discussed during the public hearing at the beginning of the council meeting.

Motion to introduce and approve the first reading of Ordinance 348, an ordinance amending the Corydon Zoning Code and Official Zoning Map made by Holmes. Seconded by Clark. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consider Motion to Suspend the Rules Requiring an Ordinance be Voted on for Passage at Two (2) Council Meetings Following this Meeting with Respect to Ordinance 348

Motion to suspend the rules requiring an ordinance be voted on for passage at two (2) council meetings following this meeting with respect to Ordinance 348 made by Rodgers. Seconded by Christian.

Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Consider Motion for Final Passage, Adoption, and Publication of Ordinance 348, An Ordinance Amending the Corydon Zoning Code and Official Zoning Map

Motion to approve final passage, adoption, and publication of Ordinance 348, an Ordinance amending the Corydon Zoning Code and Official Zoning Map made by Christian. Seconded by Hampton. Ayes: Christian, Clark, Hampton, Holmes, and Rodgers. Nays: none. Motion carries.

1. Discussion Good Cause Business

Christian reported that a citizen discussed a home water kit to test their water. They reported that the home test should high levels of lead and other contaminants. Gibbs provided the most current water test which is completed with two samples from different locations on a monthly basis. Samples are sent to a lab that then provide reports to the city and IDNR. If there is an unacceptable level of contaminants, we are notified immediately to correct it. The city has not had any issues with levels. Wastewater testing is done on a weekly basis. Mayor Bennett suggested that the resident contact Rathbun Rural water, which supplies the city water.

Clark discussed an issue with UTVs and razors running at a high rate of speed this past week. Deputy Ben Saunders from the Wayne County Sheriff's Office was present and asked what he could do to help. Council asked for extra attention to be given for these kinds of incidents. An updated list of golf carts, ATVs and UTVs that are registered with the city will be sent to the sheriff’s office. Any unregistered unit can be fined. Council also asked Deputy Saunders to watch for underage drivers. The driver of any golf cart, ATV, or UTV must be 18 years of age even if they are with a parent or other adult over 18.

Hampton has received a complaint about a resident allowing their dog to defecate on other’s private property and on public property, such as city streets. Allowing a dog to defecate on another’s private property or on public property, including streets and sidewalks is prohibited and can result in fines being issued.

1. Next regular meeting May 25, 2022 @ 5:30 p.m.

Meeting adjourned at 7:39pm.

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Nathan Bennett, Mayor

ATTEST: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Stacy Gibbs, Administrative City Clerk

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| **MAY 11, 2022 CLAIMS REPORT** |  |  |  |
| **VENDOR** | **VENDOR REFERENCE** | **AMOUNT** | **FUND DESCRIPTION** |
| ACCO UNLIMITED CORP | POOL MAINTENANCE | $ 1,549.40 | GENERAL |
| BAKER & TAYLOR | LIBRARY BOOK PURCHASES | $ 162.45 | GENERAL |
| CITY OF CORYDON | WATER/SEWER | $ 547.60 | GENERAL |
| CLAYTON PLUMBING & HEATIN | POOL MAINTENANCE | $ 3.46 | GENERAL |
| CULLIGAN WATER | BOTTLED WATER SERVICE | $ 17.45 | GENERAL |
| EFTPS | FEDERAL PAYROLL TAX | $ 338.61 | GENERAL |
| EMC INSURANCE COMPANIES | BANDSTAND INSURANCE | $ 824.00 | GENERAL |
| FORTE | FRONTDESK FEES | $ 14.00 | GENERAL |
| SOUTH CENTRAL COMMUNICATI | PHONE/INTERENT SERVICE | $ 487.47 | GENERAL |
| STACY GIBBS | REIMBURSEMENT | $ 264.94 | GENERAL |
| WASH-ECLAIR | WINDOW CLEANING | $ 18.00 | GENERAL |
| WAYNE COUNTY NEWSPAPERS | PUBLICATIONS | $ 997.36 | GENERAL |
| WELLMARK | HEALTH INS. EMP. BENEFIT | $ 896.64 | GENERAL |
| B AND D CORYDON | MAINTENANCE SUPPLIES | $ 7.93 | ROAD USE TAX |
| CITY OF CORYDON | WATER/SEWER | $ 80.00 | ROAD USE TAX |
| EFTPS | FEDERAL PAYROLL TAX | $ 511.68 | ROAD USE TAX |
| EMC INSURANCE COMPANIES | TRAILER VAC INSURANCE | $ 189.33 | ROAD USE TAX |
| HALL ENGINEERING CO | 2022 STREET IMPROVEMENT | $ 5,043.98 | ROAD USE TAX |
| HEWITT'S SERVICE CENTER, | SKIDLOADER TRACKS | $ 1,041.68 | ROAD USE TAX |
| MUNICIPAL SUPPLY INC | MATERIALS & SUPPLIES | $ 349.89 | ROAD USE TAX |
| WELLMARK | HEALTH INS. EMP. BENEFIT | $ 448.32 | ROAD USE TAX |
| B AND D CORYDON | MAINTENANCE SUPPLIES | $ 7.93 | WATER FUND |
| EFTPS | FEDERAL PAYROLL TAX | $ 540.38 | WATER FUND |
| EMC INSURANCE COMPANIES | TRAILER VAC INSURANCE | $ 169.33 | WATER FUND |
| HEWITT'S SERVICE CENTER, | SKIDLOADER TRACKS | $ 1,041.66 | WATER FUND |
| IOWA ONE CALL | LOCATE FEES | $ 23.80 | WATER FUND |
| RATHBUN REGIONAL WATER | MAY WATER PAYMENT | $ 14,228.55 | WATER FUND |
| SOUTH CENTRAL COMMUNICATI | PHONE/INTERENT SERVICE | $ 81.88 | WATER FUND |
| USA BLUEBOOK | MATERIALS & SUPPLIES | $ 33.20 | WATER FUND |
| WELLMARK | HEALTH INS. EMP. BENEFIT | $ 448.32 | WATER FUND |
| WESTRUM LEAK DETECTION IN | LEAK DETECTION SERVICES | $ 777.50 | WATER FUND |
| B AND D CORYDON | MAINTENANCE SUPPLIES | $ 7.91 | SEWER FUND |
| CULLIGAN WATER | BOTTLED WATER SERVICE | $ 17.45 | SEWER FUND |
| EFTPS | FEDERAL PAYROLL TAX | $ 806.81 | SEWER FUND |
| ELECTRIC PUMP | LIFT STATION MAINT/REPAIR | $ 6,776.75 | SEWER FUND |
| EMC INSURANCE COMPANIES | TRAILER VAC INSURANCE | $ 169.34 | SEWER FUND |
| HEWITT'S SERVICE CENTER, | SKIDLOADER TRACKS | $ 1,041.66 | SEWER FUND |
| SOUTH CENTRAL COMMUNICATI | PHONE/INTERENT SERVICE | $ 44.28 | SEWER FUND |
| SOUTHERN IOWA PLUMBING | ANTHONY STREET SEWER | $ 220.00 | SEWER FUND |
| USA BLUEBOOK | MATERIALS & SUPPLIES | $ 33.20 | SEWER FUND |
| WELLMARK | HEALTH INS. EMP. BENEFIT | $ 448.32 | SEWER FUND |
| B AND D CORYDON | MAINTENANCE SUPPLIES | $ 58.89 | RURAL FIRE PROTECTION |
| GAMBLES | MATERIALS & SUPPLIES | $ 46.98 | RURAL FIRE PROTECTION |
| JENSEN PROMOTIONS | FIRE DEPARTMENT | $ 140.00 | RURAL FIRE PROTECTION |
| JESS' LOCK & KEY | LOCK SERVICE | $ 183.00 | RURAL FIRE PROTECTION |
|  | **TOTAL** | **$ 41,141.33** |  |
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|  |  | Nathan Bennett, Mayor | |
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| ATTEST:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |  |  |
| Stacy Gibbs, Administrative City Clerk | |  |  |