

## Regular Session January 12, 2022

The Primghar City Council met in regular session on January 12, 2022, at 5:00PM in the council chambers with Mayor Kurt Edwards presiding. Council present – Tim Honkomp, Ryan Jenness, Ken Miller, Kevin Smith, and Steve Wittrock. Staff present – Carol Chicoine, Sarah Rohwer, and Mike Rosewall. Motion by Jenness, approving the consent agenda, approving January 12 agenda, council minutes from December 8, 2021; library minutes from December 15, 2021; and PGCC Golf Board Minutes from December 16, 2021, Caleb Bakker to Primghar Ambulance Team, Federal Mileage Rate .585, Appoint City Attorney Bruce Green, Mike Morran Planning and Zoning (2026) DJ Weber Board of Adjustment (2026) Bob Rushton PGCC Board to fill remainder of Javin Kruse (2022). Second Honkomp, all ayes, motion carried.

No written or oral citizens' concerns were received, and no visitors were present. Mike Rosewall gave council an update on projects they've been working on including; replacing loose bulbs on street lights along the highway, tree trimming, graves, repairing two water main breaks, one on Inman Ave and one on Albright Ave, Christmas decorations have been taken down, Sneakers Run has been cleared off, Chapman Metering came to inspect some of the commercial electric meters for set up errors and everything came back with no errors, and servicing equipment in down time.

Motion Smith to Open the Public Hearing for Voluntary Annexation. Second Jenness, all ayes, motion carried. Hearing opened at 5:15 pm. No public comments were received written or oral. Motion Miller to close the public hearing. Second Wittrock, all ayes, motion carried. Public hearing closed at 5:17 pm. Motion Jenness to Consider Resolution Annexing Certain Real Estate in O'Brien County, Iowa, Owned by City of Primghar, Iowa, O'Brien County Rural Electric Cooperative, Dan and Rajeen Tonner, and Nicholson & Edwards Grain Company, to the City of Primghar, Iowa, and Directing Certification and Recording of this Resolution by the City Clerk. Second Miller, all ayes, motion carried.

Motion Honkomp to Open the Public Hearing for FY22 Budget Amendment #1. Second by Jenness, all ayes, motion carried. Public hearing opened at 5:18 pm. No public comments were received written or oral. Motion Wittrock to close the public hearing. Second Smith, all ayes, motion carried. Public hearing closed at 5:19 pm. Motion Miller to Consider Resolution Approving Primghar FY 22 Budget Revision #1. Second Honkomp, all ayes, motion carried.

Council member committee appointments were updated with Kevin Smith being named the Mayor Pro-Tem. Motion Jenness Resolution Appointing O'Brien County Bell Official City Newspaper, second Miller, all ayes, motion carried. Motion Honkomp Resolution Official Bank Depository and Establishing Investment Limits of Public Funds, second Miller, all ayes, motion carried.

Motion Smith Resolution Setting time and place for Public Hearing for the Purpose of Considering the Maximum Tax Dollars from Certain Levies for the City's FY 23 Budget February 9, 2022, second Jenness, all ayes, motion carried. Motion Honkomp Resolution to Authorize the City of Primghar to Enter into a contract and convey Real Estate owned by the City of Primghar and Fixing a Date on the Hearing Therefore City Primghar Industrial Park 3rd Addition Lot 1 of the NE ¼ NW ¼ pf Section 6 in Township 95 North of Range 40 West of the Fifth Principal Meridian (5th P.M), O'Brien County, Iowa February 9, 2022, second Smith, all ayes, motion carried.

Motion Jenness Resolution setting public hearing on to adopt Regional Hazard Mitigation Plan approved by FEMA February 9, 2022, second Wittrock, all ayes, motion carried.

Motion Miller Consider Third and final Reading and adoption of Ordinance 2021-05 Adopting of the City of Primghar 2021 Zoning Ordinance and Subdivision Regulation and Zoning Map, second Smith, all ayes, motion carried. Motion Jenness to adopt and publish Ordinance 2021-05, second Honkomp, all ayes, motion carried.

Motion Smith Resolution Approving Application for Tax Abatement Lacy Enderson 640 S Hayes, second Miller, all ayes, motion carried. Motion Smith Resolution Approving Application for Tax Abatement Steven Vander Sluis 760 3<sup>rd</sup> St NE, second Jenness, all ayes, motion carried. Motion Jenness Resolution Approving Application for Tax Abatement Ross and Kathy Miller, second Honkomp, all ayes, motion carried.

Motion Honkomp Resolution Establishing Housing Proceeds Fund (830). Clerk Chicoine noted that this fund would be established for the money coming back to the city from the sale of the low-income apartments at 115 N Rerick and 475 1<sup>st</sup> St NE, second Miller, all ayes, motion carried. Motion Jenness Resolution Approving Transfer from Electric to Fire for match MRES Donation, second Honkomp, all ayes, motion carried. Motion Wittrock Resolution to approve

application for 15% if cost for Water Infrastructure Fund for Lagoon through Iowa Finance Authority, second Honkomp, all ayes, motion carried.

Discussion was held about updating the city's commercial buydown plan. Currently the Primghar Advancement Corporation recommends businesses for interest buydowns and looking into revamping it up. Discussion was held about selling the former New 2 U Consignment store to the Moving Mountains Movement. Council is looking to approach the company to sell them the building for \$100 plus legal fees that would be incurred and setting resolution for public hearing next month. Motion Honkomp approving Triple C Pest Control FY22 Contract Mosquito Control \$3,515, second Wittrock, all ayes, motion carried. Agreed upon procedures were also reviewed and no major concerns were raised when reviewing the document. Motion Smith approving the December Finance Report, second Honkomp, all ayes, motion carried. Motion Smith to approve January claims and bills paid in vacation, second Miller, all ayes, motion carried.

Clerk Chicoine did inform the council that Axis Holdings LLC had requested their municipal infraction fee of \$750 be waived. This infraction comes from ongoing issues with garbage around the property that has not been picked up. Council agreed that Axis Holdings has known about issues with the property for months and will not be waiving the fee. Council Concerns: Councilman Wittrock talked about Jake Brakes and also City Website ideas.

Motion Honkomp to adjourn regular session, second Jenness, all ayes, motion carried. Meeting adjourned at 6:26 pm.

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ATTEST: Sarah Rohwer, Deputy City Clerk

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Kurt Edwards, Mayor