The regular meeting of the Baxter City Council was called to order on Monday, October 10, 2022 at 6:00 p.m. in the Council Chambers of City Hall by Mayor Bryan DeJong. Council members present were Josh Lokenvitz, Josh Meckley, Tootie Samson, Jason Robinson, and Dan Kunkel.

Samson moved to approve the Agenda. Robinson seconded. Motion carried, all ayes. Lokenvitz moved to approve Minutes of the regular and special September meetings. Samson seconded. Motion carried, all ayes.

MSA Professional Services/Nichole Sungren – No report in Sungren’s absence.

Fire and Ambulance Report – A written Ambulance Report was reviewed. No Fire Report submitted.

Police Report – A written report was reviewed. Chief Daggett was in attendance. Daggett advised the office computer at the station is running slowly. VC3 technical support has done a diagnostic and determined the computer does not have adequate processes to support necessary operational programs and respond at full capacity. He has obtained a quote from VC3 and will check into comparable options prior to purchase.

BEDC Report – Chairman Ryan Bucklin was in attendance. Items discussed:

1. On behalf of the City Council, Tootie Samson attended the October meeting to request BEDC consideration in allowing the City to include property located on S. East Avenue, currently owned by BEDC, in a possible housing development plan to include the recently acquired nursing home property. BEDC members agreed to allow the City to combine the properties accordingly for future development.

Council requested an update on progress with the sale of residential lots on S. West Avenue, property formerly the south trailer park. Bucklin advised in working with engineer Snyder & Associates, a planned subdivision addressing possible storm water retention would be in the City’s best interest. The Board has agreed to place the matter on hold at this time to see how the nursing home property development progresses.

Maintenance Report – A written report was reviewed. Public Works Director Bryce Halter was in attendance. Items discussed:

1. S. West Avenue sidewalk and ADA ramps have been fixed and backfilled. A new top for the intake by the bike trail will be replaced next week.
2. A new sander has been purchased and installed on the plow truck.
3. Will be ordering new street signs as needed and proceed with installation once received.
4. Fall street sweeping will take place at the end of October or early November depending on the leaves.

Water/Wastewater Report – Written report reviewed. Items discussed:

1. CIT is scheduled to jet a section of sewer mains on North and South Main Streets sometime this month.
2. A water main repair was made on S. High Street. The street patch will be done this week.
3. IRUA working on a flush hydrant at the end of Davenport Avenue. Pressure is not allowing for effective flushing of the main line.

Verizon Tower/Giese Park – Verizon representative Steve Fester was in attendance by Zoom electronic meeting. Amendments to the land lease agreement requested by the City Council and approved by Verizon were reviewed. Fester will inform Verizon to proceed with an amended lease agreement accordingly.

Resolution #13-23; Resolution Proposing to Enter Into a 5-Year Land Lease Agreement Between the City of Baxter, Iowa, and Verizon Wireless (VAW) LLC for the Purpose of Leasing Real Property for Construction of a Transmission Tower and Scheduling a Public Hearing on Said Proposal – Meckley moved to approve Resolution #13-23 and to set a public hearing date for Tuesday, October 25, 2022 at 6:15 p.m. in the Council Chambers of City Hall. Robinson seconded. Roll call vote: Ayes; Kunkel, Robinson, Samson, Meckley, Lokenvitz. Nays; None. Absent; None. Resolution #13-23 adopted.

Council Approval to Authorize Glenn Lyons/571 Polson Developments to Proceed with Loan and Grant Applications for the Proposed Development of Nursing Home Property – Samson moved to authorize Lyons to proceed accordingly. Lokenvitz seconded. Motion carried, all ayes.

Resolution #14-23; Resolution to Approve the Iowa Department of Transportation Official State Financial Report for City Streets and Parking 2021/22 – Robinson moved to approve. Lokenvitz seconded. Roll call vote: Ayes; Lokenvitz, Meckley, Samson, Robinson, Kunkel. Nays; None. Absent; None. Resolution #14-23 adopted.

ORDINANCE NO. 616; AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF BAXTER, IOWA, 2010, BY AMENDING PROVISIONS PERTAINING TO COLLECTION OF SOLID WASTE – Meckley moved to approve Ordinance No. 616 on its first reading. Lokenvitz seconded. Roll call vote: Ayes; Lokenvitz, Meckley, Samson, Robinson, Kunkel. Nays; None. Absent; None. Meckley moved to waive the second and third readings for Ordinance No. 616. Robinson seconded. Roll call vote: Ayes; Kunkel, Robinson, Samson, Meckley, Lokenvitz. Nays; None. Absent; None. Meckley moved to approve Ordinance No. 616 on its final reading. Samson seconded. Roll call vote: Ayes; Lokenvitz, Meckley, Samson, Robinson, Kunkel. Nays; None. Absent; None. Ordinance No. 616 adopted.

Review/Discussion of Solid Waste Control Ordinance Changes – Council reviewed updates to the existing ordinance and were in agreement with the changes. Updates will be forwarded to Iowa Codification.

Consent Agenda – None

Bills Payable – Lokenvitz moved to approve. Robinson seconded. Motion carried, all ayes.

Mayor’s Report – Mayor DeJong advised reference checks had been performed on the selected candidate to fill the position of City Clerk. The City’s offer was presented to the candidate who in turn counter offered. The counter off was discussed by the Council with all in agreement to proceed accordingly. Mayor DeJong contacted the candidate by phone and approved the counteroffer with the candidate accepting the position.

Other Business – None.

Public Comments – None.

Samson moved to adjourn. Robinson seconded. Motion carried, all ayes. Meeting adjourned at 6:58 p.m.

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Mayor Bryan DeJong

Attest: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Peg Kimberley, City Clerk