

City of Granger
Council Meeting Minutes
August 10, 2023

Mayor James opened the City Council Meeting at 7:00 p.m. at the Community Center, 2200 Walnut Street, Granger, Iowa, 50109.

Roll Call: Present: Bermel, Danilson, Saak Not Present: Backous, Brandt

Danilson made a motion to approve the consent agenda, seconded by Saak. All Ayes.

Action to approve the request to close Walnut Street from State to Broadway for a block party on September 9th from 2 p.m. to 10 p.m. (with a rain date of September 10th) was approved by Saak, seconded by Danilson. All Ayes. The City will provide road closed signs.

City Building Official Update – The building official reported that the house has seen a major transformation on the outside and the inside remodel is a minor concern. He asks that we be patient with the property owner as there are personal health issues to contend with currently.

City Engineer Report – Water Tower Project – the Iowa Department of Natural Resources has approved the Preliminary Engineering Report (PER) for the new water tower project. The Iowa DNR will move forward with the environmental review and Finding of No Significant Impact (FNSI) process. The SRF loan program will fund the cost for a 250,000-gallon water tower. However, the City has the option to bid alternates for a larger water tower for future growth, but the difference between the water tower cost for the 250,000-gallon tower and the tower size selected by the City would not be SRF eligible. The City Council would like to bid for a 350,000-gallon water tower as well as a 250,000-gallon water tower. Action on Resolution 2023-30 to approve the Plat of Survey of Parcel 2023-117 was approved by Danilson, seconded by Bermel. All Ayes. Highway 17 Utilities Extension – Action to approve payment of Partial Payment Estimate 2 in the amount of \$7,315; with payment to be transmitted as soon as seeding has been completed was approved by Danilson, seconded by Bermel. All Ayes. Action on Resolution 2023-28 accepting Highway 17 Utilities Extension Project was approved by Danilson, seconded by Bermel. All Ayes. Action to approve payment of Partial Payment Estimate 3 (retainage) in the amount of \$11,210 to be paid after 31 days, on or about September 11, 2023, was approved by Danilson, seconded by Bermel. All Ayes. Birch Street Alternatives Discussion – the City Council would like Bob Veenstra to get pricing on widening Birch Street. More discussion at the September City Council meeting. New Urban Renewal Areas Discussion – each Urban Renewal Plan sets forth the proposed and an estimated maximum amount of funding for each project. For the Oak Street Urban Renewal Plan the only funding would be the development agreement grant to Fareway. For the Southeast Urban Renewal Area, the primary projects to be funded are the State Street Improvements, the Southeast Lift Station, Force Main and Sanitary Sewer project and the water main connection to Lamberts Landing. Secondary projects that could also be funded include a portion of the water tower and connector mains, a portion of the public safety building and potentially direct economic development grants.

City Administrator Report – The preliminary numbers came back higher than we anticipated. There is no time restriction on the bond referendum that was passed. The City Council would like to investigate other options that might bring the number down. Discussion on the parkland dedication ordinance and Lamberts Landing will be referred to the Plan and Zoning Commission which will be held in September.

Plan and Zoning Report – Action to approve Ordinance 416 regarding Storage Limitations in the C-3 District, second reading was approved by Danilson, and seconded by Bermel. All Ayes.

Police Report – The Police had 85 calls in July: 3 alarms; 5 animal complaints; 2 broadcasts; 1 civil dispute; 2 disturbances; 2 domestics; 2 harassments/threats; 3 fireworks; 2 follow-up investigations; 1 illegal burn; 1 information; 1 livestock complaint; 4 medical/ambulance trips; 2 motorist assists; 4 ordinance violations; 4 public assists; 5 return phone calls; 1 scam; 4 suspicious; 2 thefts; 4 traffic complaints; 1 traffic hazard; 21 traffic stops; 1 property report; 2 violation of protection order; 2 welfare checks; and 3 noise complaints.

EMS Report – Action to approve the hiring of Tyler Rommel, Michael Sbrocco, Ben Meyer, Nic Dille, Aaron Mattison, Andrea Brouwer, and Jesse Bannor as part-time EMT's and Ken Buelt as part-time Paramedic (pending background check and drug screen results) effective immediately was approved by Danilson, seconded by Bermel. All Ayes.

Parks and Recreation Report – The Parks and Recreation Director has submitted a concept for the Triangle Park and Eagle View Park. The next step is to get cost estimates. The City Council was not in favor of a splash pad at this time due to the fact that our current water tower would not support it. Registrations are now open for the following: morning yoga, the FOTH stem event, and tumbling through Dance Driven. The Director will be advertising for a part-time Recreation Supervisor for \$10 an hour and you must be at least 16 years of age. There are sponsorship opportunities for Parks and Recreation that will go towards assisting in the cost of the movie licensing and

City of Granger
Council Meeting Minutes
August 10, 2023

free popcorn, towards advertising and instructor fees and towards improvements to the current ballfields as well as new field space as they become available.

Public Works Report – Action to approve purchase of equipment to mow right of ways using RUT money was approved by Danilson, seconded by Bermel. All Ayes. The use of TIF LMI funds will help pay for the sewer lining that was done in the older part of town. The Public Works Director would like the following changed to Ordinance 362: *a fee of \$50 will be charged during regular working hours, which is defined as 8 a.m. to 4:30 p.m. on regular City workdays from Monday through Friday. Delinquent water payments made to the City after 4:30 p.m. will result in restored water service on the next regular City workday.* The City Attorney will amend the Ordinance to include these changes for approval at the September meeting. Action to approve Ordinance 417 revising requirement for backflow preventors on irrigation meters, first reading was approved by Danilson, seconded by Bermel. All Ayes.

Granger Days Report – Granger Days has raised over \$27,000 in sponsorship money. The schedule of events is set and there are just a few minor things that need to be done. The committee will set up and tear down and the Woodward Granger Football players will be handing the trash throughout the day of the event. We still have a few spots where we need volunteers to help at the inflatable wristband table.

Action on Resolution 2023-29 authorizing the City Clerk to make the appropriate inter-fund transfers of sums in the appropriate manner for the fiscal year 2023 was approved by Danilson, seconded by Bermel. All Ayes.

Action to set a Public Hearing on an amendment to FY 2023-2024 City of Granger Budget for 7 p.m. on September 14, 2023, was approved by Danilson, seconded by Bermel. All Ayes.

Finance Committee member Saak reported that everything is in order. Action to approve the Finance Committee Report was approved by Danilson and seconded by Bermel. All Ayes.

Action to approve the bills for payment was approved by Danilson and seconded by Bermel. All Ayes.

Mayor’s Report - Mayor James mentioned he would be gone for the September City Council meeting.

The meeting was adjourned at 8:50 p.m.

Tony James, Mayor

Attest: _____
Kristy Trzeciak, City Clerk

JULY 2023 CLAIMS

VENDOR	DESCRIPTION	AMOUNT
Access Systems	IT Support	\$ 548.01
Access Systems Leasing	Copier Lease + Usage	\$ 541.18
Access Systems Leasing	Server Lease	\$ 248.52
Acco	Rental Pump Fee/Lead Tube Adapter 3/8"	\$ 168.40
Acton, Thomas	Granger Days Live Music	\$ 350.00
AccuJet	Sewer Lining	\$ 22,110.00
AccuJet	Sewer Lining	\$120,846.00
Agsources Laboratories	Wastewater tests + UPS shipping charges	\$ 331.50
Agsources Laboratories	Wastewater tests + UPS shipping charges	\$ 251.50

City of Granger
Council Meeting Minutes
August 10, 2023

Agsources Laboratories	Wastewater tests + UPS shipping charges	\$ 541.50
Ahlers & Cooney, PC	The Landing at Oxley Creek URP	\$ 66.00
Amazon Business	Hammermill Printer 8.5x11 Paper	\$ 49.99
Amazon Business	Metal Buckets/Plastic Carnival Rings/Pickleball Net Set/ Hammermill Printer 8.5x11 Paper/Drink Tickets/Over 21 Event Wristbands	\$ 298.82
Amazon Business	Car Booster Seat Cushion/VidPro 35 Tripod Carrying Case	\$ 49.32
Amazon Business	Entrance Door Mats	\$ 23.78
Amazon Business	Ink Cartridges	\$ 49.98
Amazon Business	3-Ring Binders	\$ 25.22
Amazon Business	Popcorn	\$ 49.95
Annuvia	1 Year Arch AED Program	\$ 149.99
Background Investigation Bureau	Background Checks - Rommel/Dilley/Mattison/Meyer/Sbrocco	\$ 72.25
Badger Meter	Beacon Mobile Hosting Serv for July 2023	\$ 49.98
Banleaco	Folder/Inserter Lease	\$ 154.22
Barnes & Noble	Books	\$ 400.85
Barnes & Noble	Books	\$ 593.75
Barnes & Noble	Books	\$ 366.20
Barnes & Noble	Hot Wheels/Phone Stands/Legos/Wordsearch Books/EGC Certs	\$ 223.01
Barnes & Noble	Beanie Babies	\$ 44.73
Barnes & Noble	Wordsearch Books/Hot Wheels/EGC Certs	\$ 85.16
Barnes & Noble	EGC Certs/Crossword Puzzles	\$ 71.60
Bjorland, Kirk	Cell Phone Reimbursement	\$ 35.00
Black Moon Face Paint	Granger Days Face Painting	\$ 875.00
Bomgaars	Oil/Diesel Fluid/Grease	\$ 41.28
Bomgaars	Fasteners/Coupling Reducer/Adapter Male Reducer/Connector Compression	\$ 33.66
Bomgaars	Fasteners/Weed Spray	\$ 52.24
Bound Tree Medical, LLC	Multi-Venous IV Training Arm	\$ 749.09
Bound Tree Medical, LLC	Laerdal Airway Management Trainer/Manikin Airway Management Trainer/Manikin Tension Phenumothorax Simulator	\$ 4,228.17
Bound Tree Medical, LLC	Curaplex Fabric Adhesive Bandage/I-Gel Supraglottic Airway/Airway Kit Nasal Pedi Lubricant	\$ 38.46
Bound Tree Medical, LLC	Curaplex IV Admin Set	\$ 20.94
Broad Design Co.	Granger Police Logo Design	\$ 900.00
Brown, Fagen & Rouse	Legal Serv for August 2023	\$ 2,800.00
Casey's Business MasterCard	Fuel	\$ 1,907.38

City of Granger
Council Meeting Minutes
August 10, 2023

Christian Edwards	Granger Days Koozies	\$ 299.00
CJ Cooper & Associates	Drug Screens - Eslick/Tuel	\$ 140.00
CJ Cooper & Associates	Drug Screens - Dilley/Rommel	\$ 140.00
Clark, Jayla	Yoga in the Park Instructor Payment	\$ 105.00
Culligan Water of Adel	Bottled Water + Cooler Rental	\$ 45.29
Demco	Film-Fiber Tape/Vistafoil Laminate 4-Mil Gloss/Paperfold Adjustable Jacket Covers	\$ 85.15
Demco	Pop Open A Good Book Economy Bag/Paperfold Adjustable Jacket Covers	\$ 82.62
Dorrian Heating & Cooling	Water Plant A/C Repair	\$ 370.58
Electric Pump	Booster Station Pump Troubleshooting	\$ 1,426.75
Fire Recovery EMS	July Billing	\$ 360.02
First Medical	Liner + Freight	\$ 46.62
First Medical	Assure Prism Control + Freight	\$ 19.23
First Medical	Gloves/IV Catheter/Liner + Freight	\$ 120.97
First Medical	Blade Laryn Fo Grnlt Disp Mil/Cannula O2 Capnoline/Gloves/Irrg Sol St Water + Freight	\$ 78.82
Fully Involved Leatherworks	Leather Radio Straps w/Anti Sway Hooks	\$ 714.80
Greater Dallas Co. Development Alliance	Membership Dues FY2024	\$ 3,000.00
Harney, Sue	Storage Facility Rental on Unit #6 Thru 12/31/23	\$ 1,650.00
Hawkins, Inc.	Chlorine/Sodium Permanganate/LPC-4	\$ 3,172.78
Hawkins, Inc.	Chlorine	\$ 1,368.94
Heard, Hunter	Cell Phone Reimbursement	\$ 35.00
Hovick Family Farm Petting Zoo	Granger Days Petting Zoo	\$ 1,200.00
Iowa Dept. of Natural Resources	NPDES Wastewater & Operation Permit Annual Fee FY2024	\$ 210.00
Iowa Law Enforcement Academy	Admin of Post at ILEA/Admin and Evaluation of MMPI - J. Manning	\$ 300.00
Iowa One Call	811 Emails	\$ 37.80
Johnson, Jenni	Cell Phone Reimbursement	\$ 35.00
Linde Gas & Equipment	Oxygen	\$ 506.33
Linde Gas & Equipment	Oxygen	\$ 522.23
McLaughlin, Eric	Cell Phone Reimbursement	\$ 35.00
Menards	Wedge Anchors	\$ 8.40
Menards	Wedge Anchors	\$ 4.58
Menards	3/4"x180" Black Reclosable/4 Cycle 32oz. Gas	\$ 51.91
Menards	Splash De-Bug/25' Phone Line Cord	\$ 5.55
Menards	Lag Screw Eye/Ring w/Eye Bolt/Turnbuckle/5/16" Cable Clamp/1/4" Cable Clamp	\$ 118.70
Menards	2/0 Straight Link Coil/Quick Links	\$ 62.40
Menards	2/0 Straight Link Coil/Quick Links Return	\$ (23.73)

City of Granger
Council Meeting Minutes
August 10, 2023

Menards	Shackle for Shelves	\$ 12.54
Menards	Quick Link	\$ 10.14
MNG, Inc.	Added Library to Community Center Sign	\$ 35.00
Mullins, Aaron	Cell Phone Reimbursement	\$ 35.00
Northern Tool & Equipment	Slide Hammer Puller Set	\$ 119.99
Obernolte, Nick	Cell Phone Reimbursement	\$ 35.00
Office Depot	Foamboard Posters	\$ 17.99
Office Depot	Brother Printer	\$ 499.99
Office Depot	Foamboard Posters	\$ 27.98
Office of Auditor of State	Annual Examination Services for FY2023 + Statutory Annual Exam Filing Fee	\$ 6,434.08
Quadient Finance USA	Postage	\$ 39.00
Quadient Leasing USA	Postal Machine Rental Fee	\$ 329.13
Primrose Oil Company	Armor Plate w/Moly-D Grease	\$ 353.11
Racom	P25 Access/BEON Access	\$ 508.70
Radiotech	Harris XL Keypad Cases	\$ 640.50
Secretary of State	Notary Public Renewal for Trzeciak	\$ 30.00
Segebart, Ernie	Granger Days DJ Service	\$ 300.00
Signature Sign & Graphic Studio	C2 Sport Youth T-shirts	\$ 3,474.00
Spracher Sewer Service	Jetting Line at Sewer Plant Plugged w/Grit	\$ 350.00
State Hygienic Laboratory	Water Tests	\$ 29.00
Stevens, Kathy	Granger Days Face Painting	\$ 875.00
Trzeciak, Kristy	Cell Phone Reimbursement	\$ 35.00
UPS	Shipping	\$ 12.00
Veenstra & Kimm, Inc.	Engineering Services for Highway 17 Utility Extensions	\$ 1,951.30
Veenstra & Kimm, Inc.	Engineering Services for New Water Tower Design	\$ 15,673.41
Veenstra & Kimm, Inc.	Engineering Services for Voluntary Annexation Assistance	\$ 2,863.50
Veenstra & Kimm, Inc.	Engineering Services for Landing at Oxley Creek West Plat 2	\$ 364.89
Veenstra & Kimm, Inc.	Building Permit Fees for June 2023	\$ 18,948.78
Walter's Sanitary Service, Inc.	Residential Garbage Reimbursement 7/1-7/31/23	\$ 10,439.00
Walter's Sanitary Service, Inc.	Container Rental/Pickup	\$ 112.09
Walter's Sanitary Service, Inc.	Container Rental/Pickup	\$ 86.08
Williams Scotsman	Police Trailer Rental	\$ 328.00

City of Granger
Council Meeting Minutes
August 10, 2023

TOTAL	\$241,784.57
-------	---------------------

EXPENSE TOTALS PER FUND

General Fund	\$ 73,639.12
Road Use Tax Fund	\$ 35.00
Local Option Sales Tax Fund	\$ 97,570.00
Capital Project Fund	\$ 15,673.41
Water Fund	\$ 7,286.03
Sewer Fund	\$ 47,581.01

TOTAL	\$241,784.57
-------	---------------------

REVENUE TOTALS PER FUND

General Fund	\$ 78,615.38
Road Use Tax Fund	\$ 18,588.45
Employee Benefit Fund	\$ 1,508.54
Emergency Fund	\$ 75.74
Local Option Sales Tax Fund	\$ 28,779.27
TIF Fund	\$ 239.57
Debt Service Fund	\$ 976.44
Water Fund	\$ 38,681.11
Sewer Fund	\$ 60,351.92

TOTAL	\$227,816.42
-------	---------------------
