

Pleasantville City Council Meeting

June 20, 2023, at 5:30pm

Mayor Brandon Pennington opened the meeting with council members Kody Jurgens, Rachel Lopez, Jon Koehn, and Kyle Patterson present. Jordan Van Ness arrived at approximately 5:45pm.

Council Member, Kody Jurgens, talked about the 4th of July parade. He explained that he was disappointed that the Chamber made a social media post stating after lengthy discussions with the city it was decided to cancel the 4th of July parade due to the construction on State Street. Jurgens explained this was the first time he had heard this and that there were not any discussions with the council. Council Member Lopez also stated this was the first she had heard of it. Jurgens explained that as an elected official he received multiple phone calls and messages after the post. He also explained that he had other organizations reach out to him to volunteer to organize the parade with a different route. Jurgens talked with Mr. Aylsworth about utilizing the school parking lots for the parade line up and both the elementary and high school parking lots are available. Jurgens expressed his support for the parade and would like to see an organization sponsor the parade with an alternate route.

Public Works Director, Shawn Breazeale, informed the council that the detention tank at the water treatment plant is continuing to leak. He has reached out to a get a couple quotes to repair the tank.

City Clerk, Rachel Reed, informed the council that Parks and Rec. Director, Jordan Flaws is unable to attend the meeting. His last tournament went well, and he wanted to give thanks to public works for making the facilities look nice.

Library Director, JoEllen Glick gave thanks to the Fire Department, Police Department, and all the volunteers for helping with the "Protect Your Melon" event.

Library Board Member, Jen Latch, talked with the council about the library sanitary sewer line. She explained they started having issues after the construction on State Street started. She isn't sure if the construction was the cause of the issue and asked if the library budget is responsible for the repair bill. Breazeale explained that the line had collapsed, he isn't sure exactly what caused it and explained that it could simply be from settling of the ground. It was explained that if the issue occurs to a property owner, then it is the property owner's responsibility to have it repaired. Therefore, the repair bill will have to be paid from the library's budget.

Susan Tender updated the council that she has tried to contact Joe Jenkins for him to look at Jasper Street Park to see what type of trees will best fit that area. Jenkins is going to donate 6 trees for the site.

Chamber Director, Don Dursky, commented on the 4th of July parade. He explained that canceling the parade was a hard decision to make. The Chamber held a meeting last week to discuss options and found it difficult to work through other issues they would have. Some issues include closing main thoroughfares through the city, streets not being wide enough, and not having a long enough route. With all these other issues in mind the Chamber decided not to sponsor the parade this year. Dursky recommended, if another organization would like to sponsor the parade, they have the same type of liability insurance the chamber carries in the event something would happen.

Judy Moon wanted to thank the public works employees for the cross walk on Pleasant St. She also asked when State Street will be paved. Breazeale explained that is scheduled to be completed later this summer.

Police Chief/City Administer, Joe Mrstik, explained if a different organization plans to sponsor the 4th of July parade that he will support it and staff it.

Motion by Jurgens, seconded by Koehn to approve the consent agenda as follows; approval of previous council meeting minutes, approval of May 2023 financial reports, approval of water consumption report for May 2023, approval of employee comp time, approval of Police Report, approval of Class B Retail Alcohol License for Dollar General, approval of Tobacco/Nicotine/Vapor Permit for Casey's General Store, approval of Tobacco/Nicotine/Vapor Permit for Dollar General Store, approval of Tobacco/Nicotine/Vapor Permit for Solar Drops Vapor, and approval of the following bills: All voting in favor, motion carried.

VENDOR	REFERENCE	AMOUNT	VENDOR	REFERENCE	AMOUNT
ABBY K GLANN	WEBSITE UPDATES	105	KYLE KRIER	LL UMPIRE	250
ACCESS SYSTEMS INC	COPY MACHINE	183.85	MADISON NATIONAL LIFE INS	LIFE/DISABILITY INS	464.99
ANTHONY MCCLENDON	LL UMPIRE	250	MARION COUNTY EXPRESS	PUBLICATIONS	971.18
BAKER & TAYLOR	BOOKS	222.34	MEDIACOM	LIBRARY	322.66
BANLEACO	LED LIGHTING	297.11	MEDIACOM	PH/INTERNET	329.95
BILL BAUGHMAN	LL UMPIRE	225	MICROBAC LAORATORIES INC	WW TESTING	665.5
BOBS CUSTOM TROPHIES, INC	SLUGFEST 30 SILVER	112.5	MID AMERICAN ENERGY	BALL FIELD	10
BROWN SANITATION	RECYCLING	810	MID AMERICAN ENERGY	UTILITIES	3,676.50
BRUENING ROCK PRODUCTS INC	ROCK	1,124.40	MILLER VENTURES LLC	LIBRARY	220
BRUENING ROCK PRODUCTS INC	ROCK BUS HWY 5	3,210.39	MUNICIPAL SUPPLY INC	ADAPTERS/CURB	1,151.82
CAPITAL ONE BANK	LOGIN/VAC/LABELS/P	1,118.32	NORTHCOTE MEATS INC.	CONCESSION FOOD	3,164.55
CAPITAL ONE BANK	WA/SW CERT/SUPPLIE	1,740.51	NORTHCOTE MEATS INC.	CONCESSIONS	2,695.08

CASEY'S BUSINESS MASTERCARD	FUEL	1,682.92	TREASURER-STATE OF IA	STATE TAX	2,416.78
CELESTE HUDSPETH	CLEANING CH/PD	343.75	PELLA COOPERATIVE ELECTRIC	6108156371	2,051.07
CENTER POINT LARGE PRINT	BOOKS	35	PELLA COOPERATIVE ELECTRIC	6108156371	1,879.01
CITY OF DES MOINES	WW SLUDGE	1,898.19	PEOPLE	SUBSCRIPTION	40
CITY OF PLEASANTVILLE	WATER-UTILITIES	366.41	PEOPLES BANK	PETTY CASH-PIG OUT	350
CJ COOPER & ASSOCIATES INC	ANNUAL FEE	30	PEOPLES BANK	INCOMING WIRE FEE	10
COLONIAL LIFE	COLONIAL PRETAX	93.27	PITNEY BOWES INC	POSTAGE	328.8
COWDEN SANITATION	SANITATION SERVICES	295	POSTMASTER	WATER BILLS	269.28
DAN MILLEDGE	LL UMPIRE	180	QUILL CORPORATION	PAPERTOWELS	135.97
DENNIS DEAVER	LL UMPIRE	280	RACOM CORPORATION	MICROPHONE	63.5
DH PACE DOOR SERVICES GROUP	LIBRARY DOORS	2,400.50	RAMAEKER ENTERPRISES,INC	uniform	720
DH PACE DOOR SERVICES GROUP	LIBRARY DOORS	2,400.50	RAMAEKER ENTERPRISES,INC	PRINTING	8.03
DIAMOND VOGEL	PAINT SPRAYER	2,152.68	ROBERT WITTKOWSKI	REIMB DEPOSIT	350
DOLLAR GENERAL-REGIONS 410526	CLEANING SUPPLIES	41.5	RON AMMONS	LL UMPIRE	1,065.00
EFTPS	FED/FICA TAX	5,234.75	SAFE BUILDING LLC	PERMITS	1,403.61
EFTPS	FED/FICA TAX	245.31	SMITH FERTILIZER AND GRAIN	WEED KILLER	171.63
EFTPS	FED/FICA TAX	5,702.46	SNYDER AND ASSOCIATES	RISE PROJECT	22,716.64
EFTPS	FED/FICA TAX	5,594.01	STATE HYGIENIC LABORATORY	WATER TESTING	243.5
ELECTRIC PUMP	PUMP REPAIR	3,455.00	THE DES MOINES REGISTER	SUBSCRIPTION	29
ELIJAH MILLER	LIBRARY SEWER LINE	390	TROY GILCHRIST	CELL STIPEND	20
ELITE PEST CONTROL	PEST CONTROL	115	TROY MCCONNELL	LL UMPIRE	390
ENGINEERED EQUIP SOLUTIONS	BLOWER FILTERS	510	TYLER FLESHER	CELL STIPEND	20
FARM & HOME	MIX/AUGER/SHOP	355.89	UMB BANK TRUST OPERATION	GO BONDS PAYMENT	216,450.00
FERGUSON WATERWORKS	METERS	2,878.21	U S CELLULAR	CELL PHONES	239.19
FORBES OFFICE SOLUTIONS	LIB COPY MACHINE	96.82	VERIZON	COMMUNICATIONS	120.07
FRIENDS OF WEBB SHADLE LIBRARY	TRASH CANS	59.95	VERIZON	COMMUNICATIONS	120.03
GORDON MECHAM	MEM HALL SUPPLIES	42.98	VERMEER DEVELOPMENT	2ND FY23 TIF	6,569.62
GORDON MECHAM	DEHUMIDIFIER	48.15	WELLMARK BL CR/BL SH	GROUP INSURANCE	11,016.50
GRIMES ASPHALT & PAVING CORP	COLD MIX	706.5	RAY'S WINDOW CLEANING	WINDOW CLEANING	120
HACH	WA TESTING SUPPLIES	225.73	Accounts Payable Total		352,154.67
HAWKINS INC	WA SUPPLIES	695	Payroll Checks		50,851.92
HERRMANN COMPUTER SERVICES	BODY CAM SET UP	390	***** REPORT TOTAL *****		403,006.59
HOUSE 2 HOUSE - JANICE DABB	CLEANING	300	GENERAL		56,370.42
I & S GROUP, INC	ENGINEERING	240	MEMORIAL HALL		1,596.11
IA DEPT OF PUBLIC SAFETY	ONLINE SYSTEM	300	RECREATION		16,154.57
ILEA	CLASS	60	ROAD USE TAX		17,119.97
ILEA	ACADEMY TRAINING	6,650.00	EMPLOYEE BENEFITS		8,708.78
IOWA ONE CALL	LOCATES	69.5	LOCAL OPTION SALES TAX		6,650.00
IOWA STATE DEPT OF REV	WA EXCISE TAX	1,353.63	TAX INCREMENT FINANCING		6,569.62
IOWA STATE DEPT OF REV	SALES TAX	377.87	DEBT SERVICE		216,450.00
IPERS	PROTECTED IPERS	10,697.49	CAPITAL PROJ-ADKINS DEVEL		20,148.92
JOELLEN GLICK	REIMB SUPPLIES	85.65	WATER		29,675.29
JORDAN FLAWS	REIMB CONCESSIONS	287.11	SEWER		23,532.89
JORDAN FLAWS	MILEAGE	42.48	STORM WATER		30.02
JORDAN FLAWS	BASEBALLS	106.58	TOTAL FUNDS		403,006.59

Revenue received during month of May 2023: General Fund \$16,408.35; Memorial Hall \$1,854.14; Recreation \$12,662.86; Road Use Tax \$21,071.26; Employee Benefits \$3,877.29; Local Option Sales Tax \$27,930.79; TIF \$10,050.29; TIF-LMI fund \$2,093.00; Debt Service \$225,055.81; Capital Proj.-Adkins Dev. \$2,305,700.47; Capital Proj. Light Park Path \$10,000; Capital Proj.-Pave Sunset \$6,000; Capital Proj.-Pave Washington \$22,000; Equipment fund \$105,500; Water \$36,901.76; Water Sinking \$12,700.18; Sewer \$45,249.51; Sewer Sinking \$48,119.84; Storm Water \$2,368.74

New Business:

Mayor Pennington moved to item #17 on the agenda for the first discussion. Mrstik gave the council a brief update on the Old East Elementary Building. He explained that the Catalyst Grant has been applied for emergency funding for roof repair. This grant is a matching grant, which can be matched with tax abatement for the developer. Kristen Fish-Peterson explained the grant will be used for roof repair to stop additional water damage to the building. She is currently working with Henkel Construction for a solid set of costs on rehabbing the building. She explained, the goal is to provide additional apartments for housing in the city and approving the development agreement would show the state that the city is supportive of the project. Susan Tender informed the council that donors will be open for additional donations if they see the city is moving forward with a developer. Mrstik recommended the council approve the development agreement to show the continued support from the city. Motion by Jurgens, seconded by Lopez to approve the Development Agreement with East Elementary Apartments, LLC. All voting in favor motion carried.

Breazeale explained to the council that when the State Street water main project was designed, it was initially designed to dead end on Jones Street creating another dead end to our system. The proposed extension

would tie two dead ends together creating a loop in the system. The proposed extension will cost approximately \$70,000. Reed explained that we have about \$191,000 left in contingency funds from the SRF. Engineer, Joey Whitehouse, explained that he will have a change order for the council to approve at the next council meeting. Motion by Patterson, seconded by Van Ness to approve the Jones Street watermain extension. All voting in favor motion carried.

Motion by Van Ness, seconded by Patterson to approve Pay App #8 to On Track Construction for the 2021 Watermain Improvements in the amount of \$131,963.85. All voting in favor motion carried.

Reed informed the council that she had met with Mrstik, Mayor Pennington, and a couple council members regarding the Local Option Sales Tax grant applications. There were a few applications that asked for significantly more than what the committee is proposing the council approve. The city has several projects budgeted with local option sales tax funds this year, so they recommend cutting back on the larger amounts requested. Therefore, the committee recommends the following applications be approved; Pleasantville Senior Center \$2500, Marion County Special Olympics \$600, Pleasantville Garden Club \$500, Pleasantville After Prom Task Force \$500, Friends of the Webb Shadle Library \$2500, Pleasantville Youth Initiative \$2500, American Legion Post #108 \$800, IMPACT Community Action Program \$1500, Gladys Black Memorial Tower \$500, Pleasantville Fine Arts Booster Club \$1000. Motion by Van Ness, seconded by Patterson to approve the local option sales tax applications as listed above. All voting in favor motion carried.

Motion by Patterson, seconded by Van Ness to approve the Marion County Housing Needs Assessment Silver Sponsor for \$1500 from the local option sales tax fund. All voting in favor motion carried.

Mrstik informed the council that the Memorial Hall Committee met and approved to purchase an additional ten round tables with a rack for the Memorial Hall. Motion by Van Ness, seconded by Patterson to approve the purchase of an additional ten tables with racks up to \$2328.75. All voting in favor motion carried.

Engineer, Jordan Stoermer, informed the council that Vanderpool Construction started pouring the turn lanes today. They will continue with the inside turn lanes then move to the outside turn lanes. Motion by Van Ness, seconded by Patterson to approve Pay App #1 for the W Pleasant Street and Hwy 5 Improvements Projects to Vanderpool Construction for \$206,669.38. All voting in favor motion carried.

Stoermer explained to the council that the next three change orders on the agenda are for the Adkins Development/ W. Pleasant and Hwy 5 Improvements. The first change order is for a deduction of \$319,371.50 to reroute the sanitary sewer. Jurgens stated that this change order was initially projected to be a \$410,000 deduction, he asked Stoermer why there was a major difference. Stoermer explained there were things added after Adkins submitted his final site plan. He explained the ten additional residential lots were the major additions.

The second change order is for mass site grading for the street that goes to the Adkins site. Stoermer explained this should have been done by now, initially it was agreed that Adkins would complete this work. The amount of this change order is \$61,825.80. The council discussed tabling the second change order to have time to meet with Mr. Adkins about the grading. Engineer, Stoermer informed the council that the contractor is ready to move forward with the grading now so that could delay the project. The council discussed cutting other parts of the project to offset the cost of the grading that needs to be done.

The third change order is to level the property that the city is purchasing from Vermeer Development. This change order is for grading that lot to level it out. Stoermer and Mrstik explained that this would make the lot build ready and add value to it. The mayor and council discussed removing the seeding cost listed on the change order. If the city done the seeding and removed that cost, it would save about \$10,000.

Motion by Van Ness, seconded by Patterson to approve change order #1 for a project cost deduction of \$319,371.50 for the W Pleasant Street and Hwy 5 Improvements project. All voting in favor motion carried.

Motion by Patterson, seconded by Van Ness to approve change order #2 in the amount of \$61,825.80. All voting in favor motion carried.

Motion by Van Ness, seconded by Patterson to approve change order #3 and to remove the seeding costs, total amount without seeding is \$63,946.25. Patterson aye, Lopez nay, Jurgens nay, Koehn aye, and Van Ness aye. Motion carried.

Motion by Patterson, seconded by Van Ness to approve the following wage increases to be effective July 1, 2023; Joe Mrstik \$1.92/hr. new wage being \$40.38/hr., Lance Eysink \$1.31/hr. new wage being \$27.59/hr., Emily Lawler \$1.26/hr. new wage being \$26.54/hr. with a \$1.00 increase after completion of the Iowa Law Enforcement Academy, Shawn Breazeale \$1.86/hr. new wage being \$38.97/hr., Troy Gilchrist \$1.32/hr. new wage being \$27.73/hr., Tyler Flesher \$1.13/hr. new wage being \$23.64/hr. with a \$.25 increase for all water and wastewater tests that are completed, Rachel Reed \$1.34/hr. new wage being \$28.03/hr., April Schrader \$.95/hr. new wage being \$20.00/hr. All voting in favor motion carried.

Motion by Jurgens, seconded by Patterson to approve the following comp time carry over hours, if this comp time is requested to be paid out it will be paid out at the rate it was earned; Jordan Flaws 15 hrs., Troy

Gilchrist 44.01 hrs., Tyler Flesher 24.12 hrs., April Schrader 3 hrs., Emily Lawler 1 hr., Shawn Breazeale 50 hrs., Joe Mrstik 49.5 hrs. and 24 of the 49.5 are from FY 2022, and Rachel Reed 2.75 hrs. All voting in favor motion carried.

Motion by Van Ness, seconded by Patterson to approve Resolution 23-29, regarding the disposal of an interest in real estate, 105 E Dewitt St., by sale and setting a public hearing for July 18, 2023, at 5:30pm. All voting in favor motion carried.

Motion by Van Ness, seconded by Jurgens to adjourn. All voting in favor motion carried.

Mayor, Brandon Pennington

Attest: April Schrader, Deputy City Clerk