

**THE REGULAR MEETING
OF THE BLUE GRASS CITY COUNCIL
BLUE GRASS, IOWA SEPTEMBER 16, 2024**

The Blue Grass City Council met in regular session at 7:00 p.m. on the 16th day of September 2024, in the City Council Chambers of City Hall, 114 N. Mississippi Street, Blue Grass, Iowa, pursuant to law, with Mayor Brad Schutte presiding, with a Pledge of Allegiance and a moment of reflection recognizing the passing of Verne Ehrecke.

Council present: Hermann, Smith, Bowman and Brandenburg. Absent was member Blok.

APPROVAL OF AGENDA: Brandenburg moved to approve the Agenda with the deletion of Item #7, seconded by Bowman. Roll call: Brandenburg-aye, Bowman-aye, Smith-aye and Hermann-aye. Motion carried.

Mayor Schutte read aloud the Mayoral Comments.

PUBLIC FORUM: Residents Ed and LeAnn Ford inquired about the City’s Ordinance on parking regulations. Mayor Schutte suggested that Chief Meier meet with the Fords to further discuss the City’s parking regulations Ordinance.

American Legion representative Ian Black requested permission to use the City Streets on November 9, 2024 for the Legion’s Veteran’s Day 5K race. Mayor Schutte requested that, unfortunately the item was not on the Agenda for approval requesting that it be placed on the next meeting Agenda.

CONSENT AGENDA: Smith moved to adopt the Consent Agenda as presented, seconded by Brandenburg.

1. **September 3, 2024 minutes**
2. **Resolution 2024-53 ref: transferring of monies from the Fire Township Reserve**
3. **Payment of claims**

Roll call: Smith-aye, Brandenburg-aye, Bowman-aye and Hermann-aye. Motion carried.

FIRE DEPARTMENT:

4. **Report:** Fire Chief Brian Seamer presented the August 2024 Fire Department report.

PARK BOARD:

5. **Report:** Mayor Schutte presented the September 2024 Park Board report prepared by Chair Ryan Powers.

BID OPENING:

6. **Bush Hog 286:** Discussion was held as there were no bids. It was the consensus of the Council to rebid the bush hog and lower the minimum to \$500.00 with a public bid opening of October 7, 2024.
7. **Acceptance:** Deleted from the Agenda.
8. **Flail Mower:** Mayor Schutte publicly opened one bid in the amount of \$1,721.00 from Peter Soley.
9. **Acceptance:** Bowman moved to award the bid to Peter Soley in the amount of \$1,721.00 for the purchase of the City’s John Deere 25A flail mower in “as is, no warranty” condition, seconded by Smith. Roll call: Bowman-aye, Smith-aye, Brandenburg-aye and Hermann-aye. Motion carried.

FINANCIAL ASS’T GRANT:

10. LMI Bids: Previously, a Financial Assistance grant application was presented to the Council from Mr. Joseph Loerzel requesting a grant; therefore, the Council requested that bids be obtained.

Meyrer presented the following bids: FOPS, LLC for an 80% furnace/AC totaling \$7,500.00; Olde Town Roofing to replace stoop and rear deck totaling \$9,637.00 and with a 95% furnace/AC quote of

\$13,315.00 or an 80% furnace/AC quote of \$12,287.00 and Sampson Fence for the front and rear deck totaling \$8,625.00. Council reviewed and compared bids. Hermann moved to award the following bids: FOPS, LLC \$7,500.00 and Sampson Fence \$8,625.00 with the City paying 90 percent and the applicant paying 10 percent, seconded by Bowman. Roll call: Hermann-aye, Bowman-aye, Smith-aye and Brandenburg-aye. Motion carried.

- 11. LMI Application:** Meyrer reported that he had completed a whole-home inspection on Ms. Kim Busch as she had submitted an application to replace a gate; move washer/dryer upstairs and remove weeds and debris in her backyard presenting a list of his findings. The Clerk reported that according to the income limits, Ms. Busch qualifies. Council reviewed the Commissioner's findings agreeing that the safety items be prioritized and that quotes be obtained on the remaining items.

HOME OCCUPATION PERMIT:

- 12. Home Occupation Permit:** Meyrer reported that Ms. Sally Klindt was requesting to renew her Home Occupation Permit that expired on September 6, 2024; however, he was unable to perform a home inspection. Discussion was held as Council agreed that Ms. Klindt cease all sales with the exception of the City wide garage sales. Hermann moved to table Sally Klindt's Home Occupation Permit until the Building Commissioner performs an inspection, seconded by Smith. Roll call: Hermann-aye, Smith-aye, Brandenburg-aye and Bowman-aye.

ORDINANCE/RESOLUTIONS:

- 13. First reading of Amendment 2024-01:** Smith moved to accept the first reading of Amendment 2024-01 in reference to Chapter 17.84 Zoning Map and Amendments, seconded by Bowman. Roll call: Smith-aye, Bowman-aye, Hermann-aye and Brandenburg-aye. Motion carried.
- 14. First reading of Amendment 2024-02:** Brandenburg moved to accept the first reading of Amendment 2024-02 in reference to Chapter 17.84 Zoning Map and Amendments, seconded by Smith. Roll call: Brandenburg-aye, Smith-aye, Hermann-aye and Bowman-aye. Motion carried.
- 15. First reading of Amendment 2024-03:** Bowman moved to accept the first reading of Amendment 2024-03 in reference to Chapter 17.84 Zoning Map and Amendments, seconded by Hermann. Roll call: Bowman-aye, Hermann-aye, Brandenburg-aye and Smith-aye. Motion carried.
- 16. First reading of Amendment 2024-04:** Smith moved to accept the first reading of Amendment 2024-04 in reference to Chapter 17.84 Zoning Map and Amendments, seconded by Brandenburg. Roll call: Smith-aye, Brandenburg-aye, Hermann-aye and Bowman-aye. Motion carried.

NUISANCE ABATEMENT(S):

- 17. Nuisance Abatement(s):** Mayor Schutte reported that Public Works had abated a few nuisances that morning reporting that there were no other nuisances to report.

LICENSE RENEWAL(S):

- 18. Liquor License renewal:** Bowman moved to approve Two Roads, LLC DBA Taver 61's liquor license renewal, seconded by Brandenburg. Roll call: Bowman-aye, Brandenburg-aye, Smith-aye and Hermann-aye. Motion carried.

POLICY & ADMINISTRATION:

- 19. Fall '24 Grant:** The Clerk reported that unfortunately, the pickleball court grant was not eligible at this time as all funds needed to be raised prior to applying; therefore, the Clerk suggested that the City Hall Renovations be applied for. Council agreed to discuss item #21 before deciding. After a rather lengthy discussion under item #21, it was the consensus of the Council to pursue the City Hall Renovations.
- 20. Clerk's Report:** City Clerk Ann Schmidt presented the July 2024 Clerk's Report.

21. City Hall Renovations: Previously, renovations to City Hall were discussed to replace the chambers doors and convert the West service doors to handicap accessible with Public Works doing the installation and framing; however, moving City Hall to the Public Safety Building (PSB) was discussed; therefore, it was agreed upon to further discuss at the following Council meeting.

Brandenburg last reported that he was concerned on renovating City Hall due to the aging of the building as he felt City Hall should be moved to the PSB to consolidate services and then sell City Hall. He put together a list of pros and cons on moving City Hall to the PSB. Past Mayor and resident Paul Barnes gave the Council a brief history of the grants and monies raised to build a new City Hall back in 1987 and then explained that the PSB was specifically designed for Public Safety to house the Police, Fire and Ambulance. He then expressed his disappointment with the Council for even considering moving City Hall to the PSB as the PSB should remain a Safety Building and that City Hall should remain at its current downtown location. Fire Chief Seamer, Police Chief Meier and the City Clerk expressed their concerns on moving City Hall to the PSB each stating their reasons. A rather lengthy discussion was held. McCullough recommended that a full assessment be done before moving forward such as what are the long-range plans for Fire, Police and City Hall and have an architect draw up some plans to see if it is even feasible to move City Hall into the Police portion of the PSB. Council agreed there would be a lot more discussions before moving forward agreeing to file for a grant on the renovations.

COMMENTS AND FUTURE AGENDA ITEMS: Resident Mark Wakefield asked what the status of the vacant property on East Mayne Street was. Mayor Schutte said that according to the owner there was something in the works. Resident Terry Kelly questioned the safety of that lot not being completely secured. Bowman reported that the holes were filled with dirt and the fence was removed.

RECESS: Hermann moved to recess for 5 minutes, seconded by Smith. Roll call: Hermann-aye, Smith-aye, Brandenburg-aye and Bowman-aye. Motion carried. Smith moved to reconvene, seconded by Brandenburg. Roll call: Smith-aye, Brandenburg-aye, Bowman-aye and Hermann-aye. Motion carried.

POLICY & ADMINISTRATION:

22. Strategize the sale and/or purchase of real estate: Mayor Schutte referred to the Code of Iowa, Section 21.5(j) stating that the Council would be going into executive closed session to strategize the sale and/or purchase of real estate. Smith moved to close the regular meeting and go into closed session, seconded by Hermann. Roll call: Smith-aye, Hermann-aye, Brandenburg-aye and Bowman-aye. Motion carried.

Hermann moved to reopen the regular meeting, seconded by Smith. Roll call: Hermann-aye, Smith-aye, Bowman-aye and Brandenburg-aye. Motion carried.

ADJOURNMENT: Bowman made a motion to adjourn, seconded by Brandenburg. Roll call: Bowman-aye, Brandenburg-aye, Hermann-aye and Smith-aye. Motion carried. The meeting adjourned at 9:12 p.m.

Mayor Brad Schutte

Attest: Ann M. Schmidt, CMC, City Clerk/Financial Officer

CLAIMS REPORT		
3E ELECTRICAL ENGINEERING	EQUIP OPER	500.00
B.G. AUTOMOTIVE	VEH OPER	292.03
B.G. BUGLE	ADVERTISING & PUBLICATIONS	200.00
C & T PROPERTIES	PROF FEES	300.00
EASTERN IA LIGHT & POWER	UTILITIES	1,363.56
IA LAW ENFORCEMENT ACADEMY	MMPI	150.00
IOWA ONE CALL	PROF FEES	22.50
JOHNSON DISTRIBUTING	BLDG & GRNDS MAINT	14.00
MED-TECH RESOURCE	EQUIP OPER	225.04
MEDIACOM	INTERNET SVS	446.42
MENARDS	BLDG & GRNDS MAINT	244.14
MIDAMERICAN ENERGY	UTILITIES	1,784.84
MIDWEST RADAR & EQUIP	EQUIP OPER	164.00
PS3 ENTERPRISES	BLDG & GRNDS MAINT	340.00
REPUBLIC SVS	GARBAGE/RECYCLING	10,496.25
VETERINARY AND POULTRY SUPPLY	BLDG & GRNDS MAINT	101.10
VISA	OPER SUPPLIES	254.00
AFC INDUSTRIES	BLDG & GRNDS MAINT	108.29
YMCA OF IA MISS VALLEY	SUMMER PROGRAM	420.00
TOTAL:		17,426.17
TOTAL FUNDS:		
GENERAL		6,847.92
ROAD USE		62.00
SANITATION		10,516.25
TOTAL FUNDS:		17,426.17