

## MINUTES OF REGULAR COUNCIL MEETING AUGUST 12, 2025

The Shenandoah City Council met in regular session on August 12, 2025 at 6:00 P.M. in the Council Chambers of City Hall. Present were Mayor Roger McQueen and Councilmembers Rita Gibson, Jon E. Brantner, Kim Swank, Toni Graham and Richard Jones. Also present were City Clerk/Treasurer Karla Gray, City Administrator AJ Lyman and City Attorney Mahlon Sorensen.

Gibson moved; Brantner seconded approving the agenda. Passed unanimously.

At 6:01 P.M., the Mayor announced that this was the date, time and place for the public hearing on the zoning designation of 104 N. Grass St. and 204 N. Grass St., first reading. Zero oral comments were received and zero written comments were received in the Clerk's office.

The Mayor closed the Public Hearing at 6:02 P.M.

Gibson moved; Brantner seconded approving the consent agenda that includes: Minutes of the July 22, 2025 Regular Meeting; License #LE0003564 automatic renewal for Casey's Marketing Company DBA Casey's General Store #1712 located at 605 S. Fremont St.; License # LE0003563 automatic renewal for Casey's Marketing Company DBA Casey's General Store #2539 located at 501 W. Clarinda Ave. Passed unanimously.

Jones moved; Gibson seconded approving Abstract of Claims #2026-03 for \$550,817.97. Passed unanimously.

Jones moved; Graham seconded approving the Amendment of Zoning Designation of 104 N. Grass St. and 204 N. Grass St. from Residence [Single and Two Family] (R) to Highway Business (HB) District, first reading. Passed unanimously. Gibson moved; Brantner seconded to waive the second and third reading. Passed unanimously. Gibson moved; Brantner seconded to adopt the resolution. Passed unanimously.

Gibson moved; Graham seconded approving Scope of Services between the City of Shenandoah and Southwest Iowa Planning Council for the purpose of establishing a Comprehensive Plan for the City of Shenandoah. Passed unanimously.

Jones moved; Gibson seconded approving final purchase for the permanent purchase of 15.9 Acres (+/-) and easements related to the Fremont Aquifer Water Project from Barry Bengston in the amount not to exceed \$200,000.00 and authorizing the Mayor and/or the City Clerk to execute any and all documents and authorizing the Attorney to record all documents on behalf of the City of Shenandoah necessary to complete the sale. Passed unanimously.

Gibson moved; Jones seconded approving Propane contract with Sapp Brothers Petroleum, Inc. from September 1, 2025 through April 20, 2026 for 1075 gallons at \$1.57/gallon for a total amount of \$1,687.75 [Credit balance on account] [Golf Course]. Passed unanimously.

Jones moved; Gibson seconded approving Propane contract with Sapp Brothers Petroleum, Inc. from September 1, 2025 through April 30, 2026 for 1625 gallons at \$1.57/gallon for a total amount of \$2,551.25 [Credit balance on account] [Airport]. Passed unanimously.

Gibson moved; Jones seconded approving Propane contract with Sapp Brothers Petroleum, Inc. from September 1, 2025 through April 30, 2026 for 1300 gallons at \$1.57/gallon for a total amount of \$2,041.00 [Credit balance on account] [Airport]. Passed unanimously.

Gibson moved; Jones seconded approving Propane contract with Sapp Brothers Petroleum, Inc. from September 1, 2025 through April 30, 2026 for 850 gallons at \$1.57/gallon for a total amount of \$1,334.50 [Credit balance on account] [Airport]. Passed unanimously.

Graham moved; Gibson seconded for City Attorney Mahlon Sorensen to prepare a release of property and any/all improvements to the property located at 706 9<sup>th</sup> Ave. from the contract buyer Brian Palmer. [City will take possession of property upon signature]. Passed unanimously.

Gibson moved; Brantner seconded approving Pay Application #11 in the amount of \$905,887.40 to All Purpose Construction for the Wastewater Improvement Project and authorize City Officials to execute pay application and authorize BOKF to issue payment. Passed unanimously.

Gibson moved; Jones seconded approving Invoice #87289 in the amount of \$2,388.00 to Thiele GeoTech Inc. for the Wastewater Improvement Project and authorize BOKF to issue payment. Passed unanimously.

Jones moved; Gibson seconded approving Public Event Application for SCIA on September 13, 2025 for the Wabash Trace Marathon [Street closures-see map] [Requested Street Barricades/Trash Cans/Cones]. Passed unanimously.

Jones moved; Gibson seconded approving a temporary exclusion of Chapter 45.02 (Paragraph 2) [Public Consumption] for a Co-Ed Softball Tournament at Waubonsie Park with event insurance policy [September 27, 2025]. Passed unanimously.

Gibson moved; Jones seconded ratifying and approving Rates/Salaries for Part-Time/Seasonal Employees of the City of Shenandoah #9 [List of wages are available at City Hall]. Passed unanimously.

Citizens Opportunity to Address the Council—None

Council/Committee Reports—Shenandoah Public Library Director Carrie Falk gave an update on the library; Councilmember Brantner gave an update on Vison Shenandoah; Councilmember Kim Swank gave an update on Parks and Recreation.

Items for Future Agenda—None

There being no further business, Gibson moved, Brantner seconded to adjourn the meeting. The Mayor therefore declared the meeting adjourned at 6:37 P.M. and to reconvene at the next regular council meeting on August 26, 2025, at 6:00 P.M.

s/s Roger McQueen, Mayor

s/s Karla Gray, City Clerk/Treasurer