

CITY OF WEST OKOBOJI
REGULAR COUNCIL MEETING
501 TERRACE PARK BLVD
MONDAY, APRIL 8, 2024 6:30 P.M.

PRESIDING: Mayor Craig Miner

COUNCILMEMBERS: Robert Hein, Darlene Powers, Mike Olson, Mike Paxton, Paul Sieh

ADMIN/CLERK/STAFF: Carol Chicoine

OTHERS PRESENT: Scott Kass, Eva Shine, Steve Hallgren, Skye Larson, Alan Mores (phone) Tyler Lynn, Jeff Nelson, Gretchen Hedrick, Terrance Gibbs

After the Pledge of Allegiance, Mayor Miner called the meeting to order at 6:31 P.M. Motion Powers, second Olson to adopt the agenda. All ayes. Motion carried. Motion Hein, second Sieh to approve consent agenda, which included minutes 3/11/24, 4/1/24 5PM and 4/1/24 5:30PM, Financials for March 2024, claims and claims in vacation for April 2024, West Okoboji Beach Dock Permit 30-10017-2 Renewal Expires 12/15/28, and Jeff Nelson Spot on Dock 1810 Jeppeson Road. All ayes. Motion carried.

Visitors:

Gretchen Hedrick spoke with the council about the city request for removal of her basketball hoop that encroaches West Okoboji property on Maywood Avenue. Council is going to look into Hedrick's information and address it in a future council meeting.

Tyler Lynn with Beck Engineering with update on Beach Project. With the nice weather, Steffes is ahead of plans with footings and cement work, getting some of the west side of the beach completed ahead of schedule. Plans are still to have the beach open from Memorial Day to Labor Day and November completion. Motion Paxton, second Olson, to approve Change order #1 to lower pillars and add more rebar and approve pay authorization #5 for \$70,408.00, all ayes, motion carried.

PUBLIC HEARING

Mayor Miner declared Public Hearing considering Rezoning of Parcel D (no address yet) along the west side of Terrace Park Blvd north of Dale DenHerder storage building. The property is proposed to be rezoned from Ag-Agriculture to C-Commercial for Premier Communications open at 7:22PM. Planning and Zoning Commission made a recommendation for the rezoning in their meeting on the March 20, 2024. There were no other written or oral comments for or against the rezoning. Mayor Miner Closed Public Hearing at 7:25pm.

Mayor Miner declared Public Hearing considering Rezoning 3.69 acres of vacant property along the east side of Terrace Park Blvd north of the Milford condominiums at 674 Terrace Park Blvd. The property is proposed to be rezoned from Ag-Agriculture to R-Residential, open at 7:25PM. Planning and Zoning Commission made a recommendation for the rezoning in their meeting on the March 20, 2024. There were no other written or oral comments for or against the rezoning. Mayor Miner Closed Public Hearing at 7:30pm

Olson moved to approve 1st reading of **Ordinance 2024-02 #139** approving rezoning of both properties, Paxton second, roll call all ayes, motion carried.

Hein moved to waive 2nd reading of **Ordinance 2024-02 #139** approving rezoning of both properties, Olson second, roll call all ayes, motion carried.

Paxton moved to waive 3rd reading of **Ordinance 2024-02 #139** approving rezoning of both properties, Sieh second, roll call all ayes, motion carried.

Paxton moved to adopt and publish **Ordinance 2024-02 #139** approving rezoning of both properties, Olson second, roll call all ayes, motion carried.

OLD BUSINESS

Council agreed to keep the gate at City Hall for garbage/recycling closed. Residents that are wanting access will need to purchase a key fob from City Hall for a one-time fee of \$50 to have access 24 hours. Council reviewed the updated bid from Midwest Concrete for the repair to Okoboji Blvd and Lake Street for \$17,798.00, where water main break occurred this fall. There will be a drain installed too, Sieh recommended to also get Engineer involved to make sure drain is installed at correct place, this might adjust the estimate. This will be done towards the end of April and Okoboji Blvd will be closed for a few days. Motion Paxton, second Olson to approve bid estimate and engineering cost if any, all ayes, motion carried.

Motion Hein approving 2nd reading of **Ordinance 2024-01-#138** Amending the Code of Ordinances of the City of West Okoboji, Iowa, Amending Provision Pertaining to Water Rates and Services, second Sieh, roll call vote, all ayes, motion carried. Olson moved to waive 3rd reading of **Ordinance 2024-01 #138**, second Powers, roll call vote all ayes, motion carried. Motion Powers to adopt and publish **Ordinance 2024-01-#138**, second Olson, roll call vote, all ayes motion carried.

NEW BUSINESS

Council to consider **Resolution 2024-18** setting public hearing on Alliant use of city property for May 13, 2024 at 6:30PM, motion Powers, second Paxton, roll call, all ayes, motion carried. Council to consider **Resolution 2024-19** a Resolution Setting Public Hearing for FY24 Budget Amendment #1 for May 13th, 2024 6:30PM, motion Paxton, second Olson, roll call, all ayes, motion carried.

Committee report: No Council Reports

Council Report: No Council Reports

Mayor Reports: No Mayor Reports

City Administrator: Administrator Chicoine working with public works scheduling appointments with residents to switch out radio head on water meters is ongoing, have done around 100 meters. This new system has already benefitted residents, and everyone else to get this update done as soon as possible. Excess water usage was detected and the residents were alerted, which ended up being a running toilet and water service line leak. The budget is almost done for the year, also reminding residents to refer to website with city updates.

Zoning Administrator: None.

Public Works: No Public Works Report

Motion to adjourn, Power, second Sieh, all ayes, motion carried. Meeting adjourned at 7:56 PM

Attest: Carol Chicoine, Administrator

Craig Miner, Mayor

CLAIMS REPORT

VENDOR	REFERENCE	AMOUNT
ARNOLD MOTOR SUPPLY	22 TON JACK/IMPACT/SOCKET	1,931.47
ARNOLDS PARK LIBRARY	FY24 LIBRARY CONTRIBUTION	3,815.67
BECK ENGINEERING	2 CLAIMS BEACH	12,207.55
BLACK HILLS ENERGY	3/24 GAS	399.18
BOLTON & MENK	ENGINEERING KWIK STAR	921
BOMGAARS SUPPLY INC	SAW HORSES, PARK BENCHS	425.47
ELAN FIANCIAL SERVICES	SCHREDDER, PAINT, ADOBE	630.87
CAROL CHICOINE PETTY CASH	OFFICE SUPPLIES	21.78
CERTIFIED TESTING SERVICES	SOIL TESTING BEACH	1,752.00
IA GREAT LAKES AREA CHAMBER	FY24 DUES	250
CITY OF ARNOLDS PARK	3/24 STREET SWEEPING	480.23
CITY OF MILFORD	3/24 LAW ENFORCEMENT	1,175.00
DAKOTA SUPPLY GROUP	4 COUPLINGS	1,439.72
DAVE'S REPAIR, INC.	GARBAGE TRUCK/PLOW REPAIRS	3,312.94
DELTA DENTAL OF IOWA	4/24 DENTAL/VISION	253.88
DIAMOND VOGEL	STREET PAINT	106.8
DICKINSON COUNTY GIS	PARCELS FOR GIS	26.53
DICKINSON COUNTY NEWS	3/24 MINUTES AND PH	482.32
EFTPS - 941	FED/FICA TAX	3,259.45
ICAP	FY25 INSURANCE	21,863.00

IMFOA	FY24 CHICOINE DUES	50
IOWA LAKES ELECTRIC COOP	12/23 RIDGEVIEW STREET LIGHTS	147
IOWA ONE CALL	2/24 LOCATES	36
IPERS	IPERS	2,409.15
L & C TIRE SERVICE	SERVICE CALL/TIRE	599.52
MEDIACOM ILLC	4/15-5/14 INTERNET	195.22
METERING &TECH SOLUTIONS	ENGAGEMENT FEE	7,150.00
MILFORD MUNICIPAL UTILITIES	3/24 WATER	16,247.80
NEW COOPERATIVE INC	3/24 FUEL	749.68
NEW YORK LIFE INSURANCE	3/24 LIFE INSURANCE	214.4
NORTHWEST GLASS LLC	INSTALL DOOR OPENERS	7,783.00
PLANNING SOLUTIONS,LLC	3/24 ZONING	1,116.04
RICE REPAIR	3/11 CALL AND TIRES	961
SAM WEDEKING EXCAVATING, INC	WATER LEAK	1,575.00
SPIRIT LAKE LIBRARY	FY24 CONTRIBUTION	3,815.67
STATE HYGIENIC LABORATORY	3/24 WATER TESTING	29
STEFFES COMPANIES,LLC	BEACH PAYMENT #5	70,408.00
STEIN LAW OFFICE	3/24 LEGAL FEES	1,202.80
TRIPLE S SERVICE LLC	2 KIRBY TREES	2,700.00
TRUE VALUE-MILFORD	BENCH REPAIR	22.57
VERIZON	4/24 CELL PHONES	142.74
VISUAL EDGE IT	4/24 COPIER LEASE	118.4
WASTE MANAGEMENT-LANDFILL	LANDFILL FEES	668.43
WELLMARK	4/24 HEALTH INSURANCE	3,026.65
Total Payroll Paid		10,898.03
***** REPORT TOTAL *****		187,020.96

Revenues March: General 31,470.14; Road Use 2,511.34; LOST 9,317.92; TIF 2,965.02; TIF AP 572.07; Cap Improve 3926.7; Water 14,307.86; Garbage 4,629.36 Total 69,700.42