

Adair City Council
City Hall Chambers
June 9, 2021

A regular City Council meeting was held June 9, 2021 at the City Hall Chambers. Present were Mayor John Larsen, who called the meeting to order, City Attorney Clint Fichter, Public Works director Ryan Billheimer, Clerk Randi Lehman and council persons, Perry Leeper, Rick Hays, Kyle Irlmeier and Rick Stanley.

Motion by Irlmeier and second by Hays to approve the agenda. All ayes.

The consent agenda listed the following items to be approved; Council Minutes from 5/12, Bills and Payroll, Monthly Financials; Liquor licenses for Chuckwagon Restaurant and Blue Goose; Building Crafts Pay App #1 for \$54,852.05; and a Building permit for Wanda Buckner.

Motion by Irlmeier to approve the consent agenda with the removal of the building permit. Second by Hays. All ayes.

The following bills were presented to be approved.

BILLS SUBMITTED FOR APPROVAL FOR JUNE 9, 2021 COUNCIL MEETING

VENDOR	REFERENCE	AMOUNT
ACCESS SYSTEMS LEASING	COPIER CONTRACT	514.70
ACCO	CHEMICALS	633.60
ADAIR AUTO PARTS	PARTS	12.58
ADAIR COUNTY ABSTRACT	SUBSCRIPTION	78.00
ADAIR COUNTY TREASURER	PROPERTY TAXES	728.25
ADAIR NEWS	PUBLICATIONS	691.85
ALLIANT ENERGY	UTILITIES	4,967.30
ANITA SUPPLY CENTER	REPAIRS/MAINT	150.30
BAKER & TAYLOR	LIBRARY	117.35
BLACK HILLS/IOWA	UTILITIES	293.57
BROWN ELECTRIC	WATER TOWER LIGHTS	603.91
BUILDING CRAFTS	PAY APP #1	54,852.05
CASEY MUTUAL	PHONE / INTERNET	74.95
CLEAN SWEEP	CLEANING-MOWING CONTRACT	3,142.50
CORE DISTINCTION GROUP	HOTEL FEASIBILITY STUDY	4,500.00
CULLIGAN WATER	SUPPLIES	30.38
DEARBORN NATIONAL	INSURANCE	684.84
DELTA DENTAL	INSURANCE	320.88
EFTPS	FED/FICA TAX	4,172.55
EXCHANGE STATE BANK	HSA / LOAN	1,247.68
FAY PHARMACY	SUPPLIES	7.38
GALL'S LLC	UNIFORMS	89.98
GRAINGER	PARTS	1,342.90
GUTHRIE CO REC	UTILITIES	858.71

INSURANCE STORE	EMC AUDIT	674.00
IOWA ONE CALL	LOCATES	23.90
IOWA PUMP WORKS	REPAIRS	4,020.88
IPERS	IPERS	3,044.38
J.P. COOKE	PET TAGS	55.50
JACOBSENS	FREIGHT	463.89
JASON ROBERTS	HAULINNG	207.87
JENSEN & SON	CRAWFORD ADDITION	31,508.00
KASEY BROSAMLE	CELL PHONE REIMB	75.00
KEYSTONE LAB	TESTING	466.00
RANDI LEHMAN	CELL PHONE & HSA	491.00
LIBERTY NATIONAL	INSURANCE	80.28
MARK EMGARTEN	CELL PHONE	75.00
MEGAN FARNSWORTH	REIMBURSEMENT LIBRARY	213.09
METERING & TECHNOLOGY	WATER METERS	2,231.94
MILLER PLUMBING & HEATING	CITY SHOP REPAIRS	479.94
MTS. INC.	SANITATION SERVICE	4,440.74
OFFICE DEPOT	SUPPLIES	128.52
PAYROLL	PAYROLL	14,516.85
PEOPLE	LIBRARY SUBSCRIPTION	126.54
PETTY CASH	SUPPLIES	55.74
PLOWMAN STANLEY TRENCH	CRAWFORD ADDITION	2,096.04
SMALL CITY RESOURCES	CONSULTING FEES	5,120.00
RYAN BILLHEIMER	CELL PHONE	75.00
SCHILDBERGS	MAINTENANCE	446.12
SNYDER & ASSOCIATES	ENGINEERING SERVICES	5,073.93
SUPERIOR SHINE	VEH MAINTENANCE	140.00
TIRES & SERVICE	MAINT / REPAIRS	79.00
TODD CLINE	HOME INSPECTION	50.00
TREASURER-STATE OF IOWA	STATE / WET TAX	746.00
VERIZON	POLICE CELL	40.01
VISA-EXCHANGE ST BANK	CREDIT CARD	1,658.92
VSP INSURANCE	INSURANCE	89.60
WEX BANK	FUEL CARD	559.58
WILSON WELDING	REPAIRS/MAINT	5,549.69
WINDSTREAM	TELEPHONE BILL	632.34

REPORT TOTALS

\$165,851.50

	REVENUE	DISBURSED
GENERAL FUND	20,369.75	39,256.56

CEMETERY FUND	178.43	1,345.28
COMMUNITY CENTER	0	0
ROAD USE FUND	7,958.09	2,309.00
EMPLOYEE BENEFIT FUND	2,865.33	1,063.02
LOST	11,516.84	0
TIF	10,288.75	0
DEBT SERVICE	7,116.21	687.68
COMMUNITY DEVELOPMENT	0	4,500.00
HOUSING PROGRAM	0	33,654.04
STREET CAPITAL EXPENSE	0	60,654.23
PERPETUAL CARE	0	0
WATER	23,286.29	5,644.97
SEWER	19,940.30	12,295.98
GARBAGE	7,942.65	4,440.74
TOTAL FUNDS	111,462.64	165,851.50

Discussion with Cheryl Emgarten in regards to the Adair Sesquicentennial.

Emgarten presented Council with sample bricks that the Sesquicentennial committee will be selling as a fundraiser for the 2022 Adair Sesquicentennial. They would like a spot for the bricks to be included in or around the new community center. Council agreed this would be a great addition.

Discussion and possible action on Bille Ernst dog issue.

Safety Concerns have been brought to City Hall about one of the dogs located at 605 Cedar Street. The city looked into the concerns and deemed the dog as a dangerous animal. Ms. Ernst has purchased an outside kennel that she will keep the dog in to resolve the issue. Council is fine with this as a resolution. If concerns continue to be received, they will address the issue again.

Discussion and possible action DOT Agreement for maintenance and repair of Primary Roads.

The current agreement is scheduled to renew for 5 years on July 1, 2021. There are no changes in the agreement. Billheimer has reviewed the agreement and has no concerns.

Motion to approve the 5 year Iowa DOT Primary road repair and maintenance agreement was made by Irlmeier and second by Stanley. All ayes.

Discussion and possible action on Appointment of City Council member.

Two requests to fill the current vacancy for City council were received. Paul Gettler and Jeff Lee both submitted requests. After some discussion, Councilman Hays made a motion to

appoint Paul Gettler as the new City Council Member. The motion failed due to lack of a second.

Motion to appoint Jeff Lee as the new City Council Member was made by Irlmeier and second by Stanley. Roll Call Vote.

Hays - nay; Leeper - aye; Stanley - aye; Irlmeier - aye.
Motion carried.

Discussion and possible action on Employee wage increase to be effective July 1, 2021.
Fichter advised Council that a 3% increase was budgeted for 2021.

Motion by Hays to approve a 3% increase for all City Employees. Second by Leeper. All ayes.

Discussion and possible action on Rate of pay for Sawyer Ocheltree.
Sawyer has been riding along with the officers one day a week. Clerk has been collecting the time cards until a rate of pay is decided.

Motion to pay Sawyer Ocheltree \$18 was made by Irlmeier and second by Stanley. All ayes.

Discussion and possible action on the Adair Community Center & Splash pad.

Updates on on-going items:

Hotel Feasibility Study: No new updates.

Everett Anderson invoice: No new updates.

Public Comment:

No public comment.

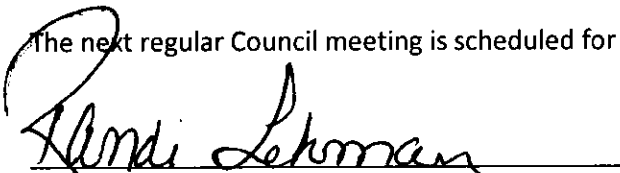
Closed session pursuant to Iowa Code 21.5 (j) to discuss the purchase of real estate.

Motion to go into closed session made by Stanley and second by Irlmeier. All ayes.

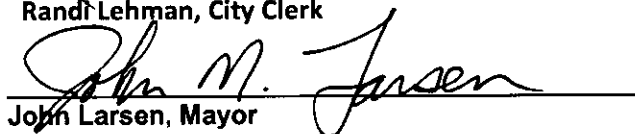
Motion to exit out of the closed session made by Irlmeier. Second by Stanley. All ayes.

Motion by Irlmeier and second by Hays to adjourn. All Ayes. Motion carried.

The next regular Council meeting is scheduled for July 14th at 6:30 pm.



Randi Lehman, City Clerk



John Larsen, Mayor