

OAKLAND CITY COUNCIL
OCTOBER 13, 2025
REGULAR SESSION

The Regular Session of the Oakland City Council met in the Oakland City Services Building and was called to order by Mayor Brant Miller at 7:00p.m. Pledge of Allegiance was said. Council Members present were Applegate, Bernard, Ford, Perkins, and Reed. City staff present were City Administrator/Clerk Marissa Lockwood and Public Works Director Josh Billings. Public present were Teegan Williams, Jamie Meek, Tracy Van Zee, Mike Bane and Dr. Stephanie Anderson. Motion by Perkins, second by Bernard to approve the agenda. 5 ayes, motion carried.

Open forum was held. Mike Bane complimented the work on the south water tower and inquired about the possibility of acquiring the piece of property owned by the city behind his house

Motion by Reed to approve the consent agenda including September Clerk Report, October Claims, September Library Report, Golf Course Report, Sheriff's Report, Animal Control Report, minutes from September 8th regular session, fire department minutes from October 5th, pool committee minutes from August 18th, September 7th and October 5th, Resolutions 2025-10-01, 2025-10-02, 2025-10-03 and 2025-10-04 "Placing Lien on Property". Second by Ford. Roll call. 5 ayes, motion carried.

Riverside Schools Superintendent, Dr. Stephanie Anderson was present to provide information on the upcoming Physical Plan and Equipment Levy vote that is on the November 4th ballot.

Pool committee members gave an update on fundraisers and donations they are working on. Bank accounts to receive donations were discussed. Motion by Ford, second by Bernard to approve Resolution 2025-10-05 "Approving Pool Committee Checking Account and signers". Roll call. 5 ayes, motion carried. Motion by Bernard, second by Reed to approve Resolution 2025-10-06 "Approving Community Foundation of Western Iowa fundraising account for pool committee". 501c3 options were discussed. Motion by Ford to approve community building rental fee waiver for Fire & Ice fundraiser with proceeds being donated to the pool improvements project. Second by Perkins. 5 ayes, motion carried.

Public hearing to consider approval of a proposed North Urban Renewal Plan for a proposed Urban Renewal Area in the City of Oakland, State of Iowa was opened at 7:35p.m. No public comments were received. Closed hearing at 7:36p.m. Motion by Bernard to approve Resolution 2025-10-07 "Determining an area of the City to be an economic development area, and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the City; designating such area as appropriate for urban renewal projects; and adopting the North Urban Renewal Plan". Second by Reed. Roll call. 5 ayes, motion carried. First reading of Ordinance 71 - An Ordinance Providing for the Division of Taxes Levied on Taxable property under Section 403.19, Code of Iowa for the North Urban Renewal Plan was held. Motion by Applegate, second by Perkins to approve first reading of ordinance 71. 5 ayes, motion carried. Motion by Applegate, second by Ford to waive the second and third readings of Ordinance 71. 5 ayes, motion carried. Motion by Reed to approve Ordinance 71, second by Applegate. Roll call. 5 ayes, motion carried.

Motion by Bernard to approve change order 1 for the North Water Main Extension project in the amount of \$8,455.50 to upsize the main from 6" to 8" pipe. Second by Ford. 5 ayes, motion carried. Motion by Ford to approve pay request 3 - final in the amount of \$11,134.20 to Western Iowa Utilities Inc. for the North Water Main Extension. Second by Applegate. 5 ayes, motion carried. Motion by Bernard, second by Ford to approve Resolution 2025-10-08 "Accepting the Work - North Water Main Extension". Roll call. 5 ayes, motion carried.

Motion by Ford to approve pay request 2 for the Wastewater Improvements Project - Sewer Main Replacement in the amount of \$115,258.72 to Western Iowa Utilities Inc. Second by Reed. 5 ayes, motion carried.

Developer Agreement with JP Pierce for the Community Catalyst grant was discussed. Motion by Applegate, second by Perkins to approve Developer Agreement with JP Pierce for the Community Catalyst grant for renovations to 114 N. Main Street. 5 ayes, motion carried.

Not to Exceed \$550,000 GO Capital Loan Note for purchase of 308 Oakland Avenue was discussed. Motion by Reed, second by Applegate to approve Bond Counsel Engagement Agreement with Ahlers & Cooney. 5 ayes, motion carried. Motion by Bernard, second by Perkins to approve Resolution 2025-10-09 "Fixing date for a meeting on the proposition to authorize a Loan Agreement and the issuance of Notes to evidence the obligations of the City thereunder" setting the date for the November 10th regular meeting. Roll call. 5 ayes, motion carried.

Billings gave the Crew Report. Pool and concession stand are winterized, acidizing wells, south water tower painting is completed waiting on parts to finish the piping portion, discussed storm water issue at 408 Dr. Van Zee Rd.

Lockwood gave the Clerk's Report. IMFOA conference October 15-17th. Abstract is being updated for new subdivision in order to complete plat requirements. Special meeting set for November 19th at noon for GO loan issuance. New software is live and things are going well, new online payment system will be live soon and bills received at the beginning of November will have a new look and new account numbers.

Miller gave the Mayor's Report. CMAR proposals for the Water Treatment Plant project were reviewed and scored. Dobbs Subdivision covenants were discussed concerning access to and from the golf course.

Motion by Perkins, second by Bernard to adjourn. 5 ayes, motion carried
Adjournment 8:10p.m.

A&E LAWN CARE	NUISANCE MOWING 906 OAKLAND AV	200.00
AGRIVISION	MOWER REPAIRS	860.35
AHLERS & COONEY	LEGAL FEES SEWER PROJ	5,711.59
ANDERSON SERVICE	CONTRACT SERVICES	175.00
BECKER NOLAN	NUISANCE MOWING 516 N HWY	65.00
BEES DYLAN	MEAL REIMB IRWA CONF	11.42
BERNARD CORALEE	TRAVEL REIMB ILOC	182.74
BILLINGS JOSH	PHONE REIMB SEPT/OCT 2025	80.00
BOUND TREE MEDICAL LLC	EMS SUPPLIES	506.91
CEDAR RIDGE LAND MAINTENANCE	CLEAR FENCE/TREES SUBDIVISION	3,680.00
CLEAR TITLE & ABSTRACT LLC	308 OAKLAND AVE	5,000.00
CLIA LABORATORY PROGRAM	CERTIFICATE FEE FD	248.00
COUNCIL BLUFFS FIRE DEPT	ALS TIER	450.00
ED M. FELD EQUIP COMPANY INC	SUPPLIES FD	6,437.47
FARM SERVICE COOP	FUEL	1,430.67
FIRST INTERSTATE BANK	SERVICE CHARGES SEPT 2025	113.54
GOLDEN WEST INDUSTRIAL SUPPLY	FD SUPPLIES	278.24
HACH COMPANY	ANALYSIS SUPPLIES	657.22

HAWKINS INC	CHEMICALS	7,939.65
HENNINGSSEN CONST INC	COLD PATCH	337.75
HOTSY EQUIPMENT CO/A NE. CORP	SERVICE HOTSY	217.00
IA DEPT OF REVENUE	SALES TAX/WET FEE SEPT 2025	7,647.56
IMWCA	WORKERS COMP	1,920.00
IOWA DEPT. NATURAL RESOURCES	ANNUAL WATER USE FEE 2026	115.00
IOWA ONE CALL	LOCATES	16.20
JENNIE ED HOSPITAL PHARM	PHARMACY USAGE JULY/AUG 2025	26.50
JEPPESEN MARK	COMM BLDG DEPOSIT REFUND	250.00
JOURNAL HERALD	PUBLISHING	218.40
JP LUMBER	202 GROVE PIPE REPAIRS	44.46
KIESEL GALE	PHONE REIMB SEPT/OCT 2025	80.00
LOCKWOOD MARISSA	TRAVEL REIMB	124.60
LOESS HILLS LANDFILL	LANDFILL FEES	2,860.76
M K MILLS TREE SERVICE INC	SEPTEMBER 2025	11,483.75
MASTERCARD	FUEL	29.87
MATHESON TRI GAS	CHEMICALS	475.45
MENARDS	SUPPLIES/TOOLS	154.66
METRO PLUMBING INC	CLUBHOUSE SEWER REPAIR	425.00
MIDAMERICAN ENERGY	UTILITIES	12,805.41
MIDWEST LABORATORIES INC	ANALYSIS	652.05
MLC MARTENS LAWN CARE	LANDSCAPE MAINT	225.00
NAPA OAKLAND	SUPPLIES	698.25
NISHNABOTNA VALLEY REC	UTILITIES	6,542.79
PAWS AND PASTURE	SEED	10.50
PAYMENT SERVICE NETWORK	DATA PROCESSING	59.95
PETERSON BRE	MILEAGE REIMB	36.40
PIERCE PUMP INC	MAIN BREAK LINDEN/HIGHWAY	22,227.24
PITNEY BOWES BANK INC	POSTAGE	200.00
PITNEY BOWES GLOBAL FINANCIAL	POSTAGE METER	176.19
POSTMASTER	POSTAGE SEPT 2025	311.70
POTT CO SHERIFF'S OFFICE	SHERIFFS CONTRACT Q4 2025	7,089.00
POTT COUNTY TREASURER	PCRC USAGE AUG 2025	953.00
PRINCIPAL LIFE GROUP	BENEFITS	92.97
QUICK MED CLAIMS LLC	EMS BILLING	1,046.09
RIVERSIDE SCHOOL DISTRICT	AD	35.00
SCHUTT, JULIENNE	LIFEGUARD CERT REIMB 2024/2025	200.00
SMITH JR VIRGIL	PHONE REIMB SEPT/OCT 2025	80.00
SNYDER & ASSOCIATES	ENGINEERING WD SYSTEM	30,865.25
SOUTHWEST IOWA PLANNING COUNCIL	CDBG GRANT APP	1,500.00
STATE HYGIENIC LABORATORY	ANALYSIS	165.00
STOREY KENWORTHY/MATT PARROTT	CHECKS	827.83
STROUF TREE SERVICE	TREE REMOVAL 313 PULLEN	1,600.00
SWANK MOTION PICTURES INC	MOVIE LICENSE	400.00
UNIFIRST CORPORATION-AR	MATS, MOPS, RAGS	350.16
US BANK EQUIPMENT FINANCE	COPIER	143.75
VC3 INC	IT IN A BOX	866.09
VIKING INDUSTRIAL PAINTING	WATER TOWERS ANNUAL MAINT	105,857.00
VISUAL EDGE IT INC	COPIER	90.72
WELLMARK BC/BS OF IOWA	HEALTH BENEFITS SEPT 2025	19,450.21
WESTERN IOWA UTILITIES	PR 2 N WATER MAIN	3,636.84
ZIMMERMAN JOE	CONCRETE	58,348.00
TOTAL		337,997.15

General Fund	Income	67435.35	Expense	118189.35
Local Option Fund	Income	27276.35	Expense	0
TIF Fund	Income	2674.81	Expense	0
Debt Service Fund	Income	1835.28	Expense	0
FEMA 4796 Fund	Income	614.85	Expense	0
Water Fund	Income	241835.38	Expense	137877.63
Sewer Fund	Income	48687.96	Expense	10990.19
Sanitation Fund	Income	29188.59	Expense	29940.74
Road Use Fund	Income	23451.64	Expense	13417.99
September Totals	Income	419548.57	Expense	315644.10

Mayor

City Administrator/Clerk