

OTTUMWA CITY COUNCIL MINUTES Item No. B.-1.

REGULAR MEETING NO. 35  
Bridge View Center, 102 Church St.

November 5, 2024  
5:30 O'Clock P.M.

The meeting was called to order at 5:30 P.M.

Present were Council Member Galloway, Hoffman, McAntire, Caviness and Reid.  
Council Member Galloway is acting Mayor Pro Tem.

Hoffman moved, seconded by McAntire to approve consent agenda: Mins. from Special Mtg. No. 32 on Oct. 8, 2024, Regular Mtg. No. 33 on Oct. 15, 2024 and Special Work Session No. 34 on Oct. 22, 2024 as presented; Ack. and approve Nov. 5, 2024 Claims List submitted by Finance; Recommend re-appointment of John Ohlinger to Zoning Brd. of Adj., term to exp. 12/12/2029; re-appointment of Mike Sammons to Ottumwa Housing Auth., term to exp. 11/22/2026; appointment of Cyan Bossou to Human Rights Comm., term to exp. 7/1/2026 due to a vacancy; appointment of Jane Cardenzana to Cemetery Brd. of Trustees, term to exp. 7/1/2029 due to a vacancy; and Lorna Bengé to Historic Preservation Comm., term to exp. 1/1/2026 due to a vacancy; Civil Service Elig. Lists for Oct. 23, 2024: Auto Mechanic Entrance, Firefighter Entrance, Police Officer Entrance and Engineering Tech I Entrance; Proclamation Ottumwa as Bacon Capital of America with JBS hosting Bacon Town Nov. 9, 2024; Auth. Mayor Pro Tem to sign lease agt. with Central Cable Contractors for use of land at Ottumwa Reg. Airport; Approve purchase of (2) 2025 Ford Police Interceptor Utility AWD vehicles from Stiver's Ford of Waukee, IA, (\$49,989 each) total \$99,978 to replace current fleet #421 and #437; Res. No. 242-2024, approving FY24 Annual Urban Renewal Rpt. and ordering report be filed with IA Dept. of Mgmt.; Res. No. 253-2024, setting Nov. 19, 2024 as date for public hearing on proposal to lease 200 acres of hay ground at Ottumwa Reg. Airport; Res. No. 255-2024, approving contract, bonds, and cert. of ins. for WPCF Aeration System Improv. Project; Beer and/or liquor applications for: Garrison Rock, 305 E. Main with OSA (New Ownership); Mexico Lindo, 530 W. Second; Fine Liquor & Tobacco, 819B Albia Rd.; Benchwarmers Eatery & Sports Lounge, 2209 Roemer, with OSA; all applications pending final inspections. Motion carried 4-1. Ayes: Galloway, Hoffman, McAntire, Caviness. Nays: Reid.

McAntire moved, seconded by Hoffman to approve agenda as presented. All ayes.

City Admin. Rath provided update.

Comm. Dev. Dir. Simonson reported on code enforcement process and update to case on 1600 Block of Mable St. that was brought to Council's attention last month.

Mayor Pro Tem Galloway inquired if anyone from the audience wished to speak on any agenda items. There were none.

This was the time, place and date set for a Public Hearing approving plans, specs., form of contract and est. cost for the Cemetery Office and Maint. Bldg. Project. Parks & Rec Dir. Rathje reported on item. Bids are due on Dec. 4, 2024. Caviness heard from citizens who didn't want the bldg. constructed in the cemetery and think it's too expensive. John Hunolt, Chair, Cemetery Brd. of Trustees spoke about the project. No objections rec'd. Caviness moved, seconded by Hoffman to close public hearing. All ayes.

Hoffman moved, seconded by Caviness that Res. No. 244-2024, approving plans, specs., form of contract and est. cost for Cemetery Office and Maint. Bldg. Project, be passed and adopted. All ayes.

This was the time, place and date set for a Public Hearing on proposal to discontinue Public Safety Adv. Committee. Rath reported committee was meeting less frequently and didn't rec any requests. Items are

submitted directly to the dept. so no need for a committee. No objections rec'd. Hoffman moved, seconded by McAntire to close public hearing. All ayes.

Caviness moved, seconded by Hoffman to accept consideration and direct staff to discontinue the Ottumwa Public Safety Adv. Committee by Ord., thirty days following this hearing. All ayes.

Caviness moved, seconded by Hoffman to auth. pymt. of \$21,157.92 to Wapello County Sheriff's Dept. for programming/maintenance fees of the in-house computer software (Central Square). All ayes.

Hoffman moved, seconded by McAntire to approve purchase of one Hotsy 1075BE Power Washer (\$11,448.95) for Recycle Center. All ayes.

McAntire moved, seconded by Hoffman to approve purchase of computer software from ManageEngine (Zoho) (\$14,644) for the VM Host & Tier 1 SAN Upgrade Project. All ayes.

Caviness moved, seconded by Hoffman that Res. No. 240-2024, awarding contract for demolition and clean-up of 851 S. Davis to Don Jones of Ottumwa, IA in the amt. \$5,200, be passed and adopted. All ayes.

Hoffman moved, seconded by Reid that Res. No. 245-2024, approving City of Ottumwa Anti-Harassment Policy, be passed and adopted. All ayes.

Hoffman moved, seconded by Caviness that Res. No. 246-2024, approving updates to City of Ottumwa Personnel Policy, be passed and adopted. All ayes.

Caviness moved, seconded by McAntire that Res. No. 247-2024, awarding contract for demolition and clean-up of 103 S. Adams to Don Jones of Ottumwa, IA in the amt. \$5,000, be passed and adopted. All ayes.

Hoffman moved, seconded by McAntire that Res. No. 248-2024, awarding contract for asbestos abatement and demolition of 225 Paris to Dan Laursen of Ottumwa, IA in the amt. \$11,700 (\$1,000 Abatement, \$10,700 Demolition), be passed and adopted. All ayes.

Hoffman moved, seconded by McAntire that Res. No. 249-2024, awarding contract for asbestos abatement and demolition of 1309 Castle to Dan Laursen of Ottumwa, IA in the amt. \$13,800 (\$3,000 Abatement, \$10,800 Demolition), be passed and adopted. All ayes.

Caviness moved, seconded by McAntire that Res. No. 250-2024, awarding contract for asbestos abatement and demolition of 714 N. Cooper to Weston McKee of Fairfield, IA in the amt. \$24,300 (\$11,900 Abatement, \$12,400 Demolition), be passed and adopted. All ayes.

McAntire moved, seconded by Hoffman that Res. No. 252-2024, fixing amt. for abating a nuisance against certain lots in the City of Ottumwa for 2022 Demolition Assessments, totaling \$228,750.45 for 11 properties, be passed and adopted. All ayes.

Caviness moved, seconded by Reid that Res. No. 256-2024, Accepting work as final and complete and approving Final Pay Request for Green St. Sewer Improvements - Group A Project, be passed and adopted. All ayes.



McAntire moved, seconded by Hoffman that Res. No. 257-2024, auth. Mayor Pro Tem to execute four (4) Perm. Easements and four (4) Temp. Construction Easement Agts. for Construction and Maint. of Public Improv. for CSO Ph. 8, Div. 2 Sewer Separation Project, be passed and adopted. All ayes.

Caviness moved, seconded by Hoffman that Res. No. 258-2024, approving City of Ottumwa Purchasing Policies and Procedures Revisions submitted by Finance, be passed and adopted. All ayes.

Caviness moved, seconded by Reid that Res. No. 259-2024, approving reasonable competitive bidding procedures for and setting the date for a public hearing on the proposal to convey interests in real property located within Westgate Economic Development Urban Renewal Area to Wash King, Inc.; directing publication of related notices; and declaring the intent of the City to accept the offer submitted by Wash King, Inc. in the event that no qualified competing proposals are submitted, be passed and adopted. All ayes.

McAntire moved, seconded by Hoffman that Res. No. 260-2024, removing Special Assessments applied to 419 S Foster on Res. No. 109-2003, 12-2006, 165-2008, 166-2008, 1-2010, 13-2011, 215-2011, 238-2012, 252-2013, 291-2014, 268-2015, 286-2016, 267-2017, 284-2018, 266-2019, 260-2020, 209-2021, 41-2023 and on the Weed Cutting Assessment Letters for 2003 Mowing Season, in the amt. \$14,272.88 and accrued interest \$16,387, be passed and adopted. Caviness voiced concerns over not recouping the assessment costs and disposing of the property for much less; could Simonson discuss with the individual who wishes to purchase the lot to see if we can get some of the assessment charges back. Motion failed 2-3. Ayes: Galloway, McAntire. Nays: Hoffman, Caviness, Reid.

McAntire moved, seconded by Hoffman that Res. No. 261-2024, removing Special Assessment for properties with Change of Ownership on Res. No. 200-2024, (105 N. Hancock – \$700.26 & 506 S. Davis - \$282.00) amt. for both properties \$982.26, be passed and adopted. All ayes.

Caviness moved, seconded by Hoffman that Res. No. 262-2024, approving Land Use Agt. between City of Ottumwa and E80 Plus Constructors, LLC for use of City-Owned Vacant Lots along W. Second for approx. six weeks for \$100 per week, be passed and adopted. All ayes.

Res. No. 147-2024 remains on the TABLE.

There being no further business, McAntire moved, seconded by Hoffman to adjourn. All ayes.

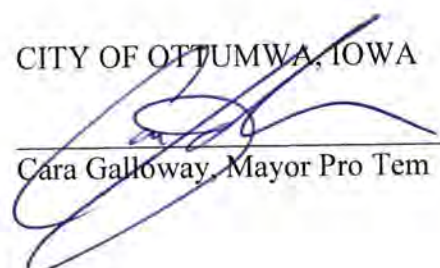
Adjournment was at 7:10 P.M.



ATTEST:

  
Christina Reinhard, CMC, City Clerk

CITY OF OTTUMWA, IOWA

  
Cara Galloway, Mayor Pro Tem

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