

August 7, 2023  
Wellman, Iowa

The Wellman City Council met in regular session in the Wellman City Hall Council Chambers at 5:30 pm. Mayor Ryan Miller presided with City Administrator, City Clerk and the following Council Members: Angela Stutzman, Fern Bontrager & Aaron Fleming; Shannon McCain & Anthony Evans absent. The Consent Agenda was approved by Bontrager, seconded by Stutzman and all present voted ayes. The consent agenda includes the agenda, minutes from previous meeting and the following:

**7/24 Payroll**

Nicole Castillo	\$413.09
Carrie R Geno	\$1,233.69
Laurelin E Geno	\$217.49
Megan E Harris	\$346.72
Brenda J Reasor	\$1,245.72
Ryan J Miller	\$276.78
Beth A VanWinkle	\$1,616.75
Betty J Johnston	\$54.04
Timothy J Garrett	\$2,397.39
Travis D Hartley	\$1,500.51
Rex A Peck	\$1,334.13
Josh S VanWinkle	\$1,413.89
Debra S Hill	\$564.89
Landon P Humble	\$121.91
Brock A Lowenberg	\$50.22
Shirley Y Brown	\$346.99
Anita J Kanagy	\$756.13
Kelly L Litwiller	\$2,261.50
Cynthia S Thrapp	\$1,329.95
Fed Taxes	\$5,275.09
State Taxes	\$1,676.00
IPERS	\$7,078.42
BC/BS	\$10,961.58
AFLAC	\$287.74

**8/7 Payroll**

Nicole Castillo	\$423.42
Carrie R Geno	\$1,233.69
Laurelin E Geno	\$113.12
Megan E Harris	\$358.33
Brenda J Reasor	\$1,299.01
Beth A VanWinkle	\$1,655.56
Betty J Johnston	\$55.09
Timothy J Garrett	\$2,384.34
Travis D Hartley	\$1,590.23
Rex A Peck	\$1,334.13

Josh S VanWinkle		\$1,406.37
Debra S Hill		\$622.28
Landon P Humble		\$288.14
Brock A Lowenberg		\$21.76
Deana K Nolan		\$312.72
Shirley Y Brown		\$520.13
Kelly L Litwiller		\$2,254.72
Cynthia S Thrapp		\$1,335.22
Fed Taxes		\$5,262.46
Todd Hackett Construction	Library Expansion Project	\$60,779.10
Visa	City Hall Credit Card	\$306.05
Brenda J Reasor	July Cell Reimbursement	\$70.00
Cynthia S Thrapp	July Cell Reimbursement	\$70.00
Cox Sanitation	July Recycling/Large Stickers	\$4,838.00
Josh S VanWinkle	July Cell Reimbursement	\$70.00
Kelly L Litwiller	July Cell Reimbursement	\$70.00
William D Nickell	August Yard Waste	\$175.00
Paws & More	July City Contribution/Customer Donations	\$658.58
Rex A Peck	July Cell Reimbursement	\$49.72
Treasurer State of Iowa	July Gas Use Tax	\$60.66
Standard Pest Control	August Pest Control	\$65.00
Timothy J Garrett	July Cell Reimbursement	\$70.00
Travis D Hartley	July Cell Reimbursement	\$70.00
Treasurer State of Iowa	July Sales/Water Excise Taxes	\$4,050.89
Todd Troyer	July Building Permits	\$105.00
Beth A VanWinkle	July Cell Reimbursement	\$70.00
Wellman Emporium	August Goodwin Center Condo Fee	\$136.54
Action Sewer & Septic	8th Ave. Sewer Main Service Call	\$907.50
Alliant Energy	City Utilities	\$11,843.68
Bernatello's Foods	Skate Merchandise for Resale	\$207.00
Calhoun-Burns & Associates	9th Ave. Bridge	\$1,893.00
Central Pump & Motors	WWTP Pump #4 Service Call	\$1,540.25
City of Wellman	City Utilities	\$747.54
Clayton Energy	July Gas Purchase	\$2,594.46
Compass Business Solutions	Billing Forms	\$803.43
Cox Sanitation	July WWTP Dumpster	\$30.00
Dakota Supply Group	Water Supplies	\$4,262.48
Eastern IA Light & Power	Lift Station	\$176.31
Engineered Equipment Solutions	WWTP Pneumatic Actuator	\$1,520.77
Garden & Associates	Water Distribution Project	\$2,444.50
Hawkins	WTP Chemicals	\$182.80
Helmuth Repair	WTP Supplies	\$30.15
Hi-Line	Shop Supplies	\$222.18

IAMU	Elementary Meter Bypass/Valve	\$2,101.79
Iowa DNR	FY24 Wastewater Permit Fee	\$210.00
Iowa One Call	June One Calls	\$33.30
JB Repair	Interstate Battery	\$139.95
JW's Foods	WTP Shipping	\$52.40
KCTC	Monthly Fees/City Hall Computer	\$1,553.46
Kohl Wholesale	Goodwin Center Food/Skate Merch. For Resale	\$2,310.74
Leaf	City Hall Copier Lease	\$108.19
Level Edge Lawn Care	North Park Mowing/Trimming	\$2,800.00
Lynch Dallas	Attorney Fees	\$990.00
Merchant Services	July Merchant Fees	\$876.65
Metering & Technology Sol.	Water Meter Supplies	\$21.04
Office Express	City Hall Office Supplies	\$166.52
One Source	Pre-Employment Background Check	\$19.00
Peerless Blowers	Freight	\$273.73
Pefa, Inc.	July Gas Purchase	\$1,140.80
Quality Window Cleaning	Goodwin Center Window Cleaning	\$24.00
Rotary Club of Wellman	Skate Rink Popsicles	\$71.82
Secretary of State	Notary Renewals	\$60.00
Shawn Powell	FY23 Downtown Mini Grant	\$8,349.00
Shive-Hattery	Splashpad Project	\$16,190.00
Terra Enterprises	Parkside Decorative Concrete Revamp	\$650.00
The News	Skate Rink Advertising/Minutes/Public Hearing	\$445.19
USDA	August Parkside Payment	\$2,532.00
USFirst Portable Toiles	July 4th/South Park Porta Toilets	\$646.00
USDI	July Retainer Fee	\$225.00
Visa	August Skate Rink C/C Payment	\$729.91
Washington Community YMCA	July Parkside Alliant	\$799.81
Wellman Auto Parts	Shop/Gas/WWTP Supplies	\$64.23
Wellman Co-op Telephone	City Telephones	\$1,158.29
Yotty's	WWTP/Shop/Gas Supplies	\$126.24
<b>TOTAL</b>		<b>\$211,220.99</b>

No one spoke in public forum.

A public hearing to receive comments on amending Section 170.16(5)(B) was opened by Fleming, seconded by Stutzman and upon roll call the vote was 3 ayes; McCain & Evans absent. There were no written or oral comments. Fleming moved to close public hearing, Bontrager seconded and all present voted ayes.

First Reading of Ordinance No. 274 Amending Section 170.16(5)(B) is as follows:

**ORDINANCE NO. 274**

**AN ORDINANCE AMENDING SECTION 170.16(5)(B) OF THE CODE OF ORDINANCES OF THE CITY OF WELLMAN, IOWA**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WELLMAN, IOWA**, as follows:  
**SECTION 1. AMENDMENT.** Section 170.16(5)(B) of the Code of Ordinances of the City of Wellman, Iowa (“City Code”), is hereby amended and superseded, in its entirety, as follows:

B. Side and rear – none, except where a lot within the M-1 District abuts a lot in a Residential or Commercial District, in which event the side or rear setback applicable to the abutting Residential or Commercial District shall apply along both sides of the abutting property line.

**SECTION 2. REPEALER.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 3. SEVERABILITY.** If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

**SECTION 4. EFFECTIVE DATE.** This ordinance shall be effective after its passage and publication as required by law.

Bontrager made a motion to approve the first reading of Ordinance No. 274 Amending Section 170.16(5)(B), Fleming seconded and upon roll call the vote was 3 ayes; McCain & Evans absent.

Resolution No. 23-24 A resolution approving the City of Wellman FY23 Street Finance Report was introduced and caused to be read. Fleming made a motion to approve Resolution No. 23-24, Stutzman seconded and upon roll call the vote was 3 ayes; McCain & Evans absent.

Resolution No. 23-25 A resolution authorizing the City Clerk to transfer funds was introduced and caused to be read. Bontrager made a motion to approve Resolution No. 23-25, Fleming seconded and upon roll call the vote was 3 ayes; McCain & Evans absent.

Bontrager moved to approve J&S Plumbing, Heating and A/C bid of \$15,079 for Water Treatment Plant Loops and hook up to Geothermal, Stutzman seconded and all present voted ayes.

Stutzman moved to approve 28E Agreement with Washington County Humane Society (Paws & More), Fleming seconded and all present voted ayes.

Stutzman moved to approve Garden Associates estimate of \$4,500 for survey & design of downtown sidewalk project – Corner of 2<sup>nd</sup> St. & 8<sup>th</sup> Ave. (Cady's Building Corner), Bontrager seconded and all present voted ayes.

Discussion and action on Insurance Handbook Policy was tabled by Fleming, seconded by Stutzman and all present voted ayes.

Discussion and action on Boyse dozing Estimates for install of sewer & water lines at Splashpad project was tabled by Bontrager, seconded by Stutzman and all present voted ayes.

Bontrager moved to approve Boyse Dozing Estimate of \$14,500 for install of new water lines at City Hall, Fleming seconded and all present voted ayes.

Bontrager moved to approve Boyse Dozing Estimate of \$13,500 for cleaning up 1<sup>st</sup> Ave. ditch (Hwy 22 – 3<sup>rd</sup> St.) with the possibility of adding driveway culvert if can come to some agreement with property owner, Stutzman seconded and all present voted ayes.

Discussion and action on adult-skate – Brenda was tabled by Fleming, seconded by Bontrager and all present voted ayes.

With no further business to be discussed Bontrager moved for adjournment at 6:01pm, Stutzman seconded, and all present voted ayes. The next regular City Council Meeting will be Monday, August 21, 2023, at 5:30pm in the Council Chambers of the Wellman Municipal Building.

Minutes transcribed by the City Clerk subject for Council Approval.