

City of Carter Lake  
City Hall – 950 Locust St.  
Proceedings: Regular City Council Meeting  
Monday, December 19, 2016 – 7:00 PM

The Pledge of Allegiance

Mayor Waltrip called the regular meeting to order at 7:00 PM.

- I. Roll Call: Present – Mayor Gerald Waltrip  
Council members – Frank Corcoran, Pat Paterson, Ron Cumberledge, and Barb Melonis  
Absent – Council member Mary Schomer  
Also present – Attorney Mike O’Bradovich and Deputy City Clerk Lisa Ruehle
- II. Approval of the Agenda – Bill Dahlheimer wanted to be removed from the agenda. Attorney O’Bradovich wanted to remove the resolution approving the development agreement with Tighton Tools. Moved by council member Cumberledge seconded by council member Melonis to approve the agenda with the changes. Ayes: Unanimous.
- III. Consent agenda – Moved by council member Melonis seconded by council member Corcoran to approve the consent agenda as presented. Ayes: Unanimous.
- IV. New Business
  - A. Communications from the Public
    1. Bill Dahlheimer – Item removed from agenda.
- VI. Communications from
  1. Fire Department
    - a. Moved by council member Cumberledge seconded by council member Melonis to approve the newly elected officers for two years. Chief Eric Bentzinger, Assistant Chief Nick Walton, Trainer Misty Kuiper, Captain’s Jim Collins and Alan Kuiper, EMS Captain Diane Hite, Fire Lieutenant Akeem Banister, EMS Lieutenant Ashley DeShong. Ayes: Unanimous.
  2. Mayor Waltrip
    - a. Darin Whatcott from JAS Pacific Consulting. He explained the services they provide for municipal building and zoning codes. Some of the support services include building code inspections, plan reviews, permitting support, code enforcement, and full department administration. There was discussion of services the council might want. Council member Melonis would like to look at any other options available before making a decision. There are proposals from Midland Home Inspections and SWIPCO from the last council packet.
    - b. Update on 5<sup>th</sup> Street from Ave K to Silver Lane – Kenny Savage. The Mayor went to Pottawattamie County to check on the street and was given three maps. After looking at the maps he has concluded that there was never a street platted there. Attorney O’Bradovich stated that an easement is always an option for the property owners. The Mayor stated that the ground is leased by the golf course and they would have to agree to an easement.
  4. Council member Paterson
    - a. Evaluation of cell phone expenses. Council member Paterson would like to table this item since the City Clerk was not present.

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- b. Council member Paterson would like to continue having two meetings a month. He likes the workshop with the department heads. Council member Corcoran would like to go back to one meeting a month. He feels we have cleaned up a lot of the issues we had. He recommended having a meeting with the department heads every quarter. Council member Melonis liked the availability of two meetings for citizens when they had a pressing item. But we have ended up with two very long meetings a month. She would also like one meeting a month, and encouraged the Mayor to continue meeting with the department heads. Council member Cumberledge would also like to go back to one meeting a month and meet with the departments quarterly.
5. Clerk Stender
    - a. Council member Paterson gave an update on the CDBG grant application. The City will receive the Federal money and MAPA will be handling the application.
    - b. The council was provided quotes for flood insurance. The council tabled until the next meeting.
    - c. Software installation update – this item was also tabled.

#### VII. Resolutions and Ordinances

1. Resolution to approve developer agreement – Tighton Tools. The resolution was removed from the agenda. Attorney O’Bradovich gave an update on the agreement and they should be ready by the next meeting.
2. The Council has not received the inspection reports for the salvage yards. Moved by council member Melonis seconded by council member Corcoran to table the resolutions without interruption to their businesses until the next meeting. Ayes: Unanimous.
3. Moved by council member Melonis seconded by council member Corcoran to approve the resolutions setting wages for Ronald Walker, Nicholas Walton, and Risa Putnam per union contract. Ayes: Unanimous.
4. Moved by council member Cumberledge seconded by council member Melonis to approve the resolutions approving new fire department members Todd Osterhout, Jennifer Walton, and Chris Vanderbeek. Ayes: Unanimous.

#### VIII. Comments

Mayor Waltrip stated that the Maintenance department has done a good job with the ice and they are short handed. He stated that this is the last meeting of the year and he appreciates the work the City Council does. There will be a lunch for the employees this Wednesday. He wished everyone a Merry Christmas and Happy New Year.

Barb Melonis thanked everyone for attending the meeting. She also stated that we need to take care of one another especially in this cold spell and over the holidays.

Ron Cumberledge thanked everyone for coming and wished everyone happy holidays. Council member Paterson also wished everyone happy holidays and thanked them for attending.

Council member Corcoran agreed with Melonis on taking care of others especially senior citizens. Merry Christmas and be safe.

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Attorney O’Bradovich stated that it has been a good year and quite a learning curve for all of us. He appreciates all the good work and efforts, and the support from the community. He wished everyone happy holidays.

Bob Wahl wanted to compliment the fire and police departments for their quick response to their fire alarm. They arrived within a couple of minutes.

IX. The deputy clerk and council member Melonis are not able to be present in the closed session. Attorney O’Bradovich will record the session and take minutes. Moved by council member Paterson seconded by council member Corcoran to go into closed session to discuss pending litigation. Ayes: Council members Corcoran, Paterson, and Cumberledge. Nay: Council member Melonis.

The meeting went into closed session at 8:32 PM.

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Lisa Ruehle, Deputy City Clerk

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Gerald Waltrip, Mayor