

**CITY OF SIGOURNEY, IOWA**  
**MINUTES OF REGULAR CITY COUNCIL MEETING OF**  
**WEDNESDAY, AUGUST 16, 2023**

The Sigourney City Council met in regular session in the Council Chambers at City Hall on Wednesday, August 16, 2023, with Mayor Morlan presiding and the following Council members answering roll call: Lentz, Tish, Clark, McLaughlin and Iosbaker. Others present were: Jerry Wohler; Richard Fortney; Rodger Aller; Casey James, Sigourney News Review; Matt Walker, French-Reneker-Associates; Don Northup, Director of Public Works I; Beckie Appelet, Office Assistant; and Angie Alderson, City Clerk.

The meeting was called to order at 6:00 p.m. Council member McLaughlin moved, seconded by Council member Tish, to approve the tentative agenda. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Council member Clark moved, seconded by Council member Iosbaker, to approve the following items on the Consent Agenda: Council Accounts Payable Claims in the amount of \$47,489.29; Liquor License Application for Family Dollar Stores of Iowa, LLC (DBA: Family Dollar #32963); Resolution No. 2023-08-03 re: Temporary Street Closing for Sigourney Fountain Festival; Community Betterment Projects; credit card report; and the time and place for the September 6, 2023 regular Council meeting will be at 6:00 p.m. at City Hall. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Council member McLaughlin moved, seconded by Council member Clark, to approve the following items on the Consent Agenda: Minutes of the Regular Council Meeting of August 2, 2023. Upon the roll being called, the following voted Ayes: Tish, Clark, McLaughlin and Iosbaker. Nays: None. Abstain: Lentz. Motion approved. *(Council member Lentz was unable to attend the regular Council meeting of August 2, 2023.)*

**Additional City Business:** City Clerk Alderson explained the State Offset Program. We use this if we are unable to collect a payment for money due to the City through our normal channels. We are already part of this program and have received a payment for an outstanding utility bill. The program is changing departments and moving to the Iowa Department of Revenue therefore a new Memorandum of Understanding and application needs to be approved. Council member Iosbaker moved, seconded by Council member McLaughlin, to approve a Memorandum of Understanding Between the Iowa Department of Revenue and the City of Sigourney Regarding State Setoff Program and to submit the Setoff Enrollment Application form. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Council member Lentz moved, seconded by Council member Tish, to approve Application and Certificate for Payment No. 14 to R.G. Construction for Sigourney CDBG Façade Improvement Phase I Project. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark and McLaughlin. Nays: Iosbaker. Motion approved.

Rodger Aller, Grant Observer, stated the contractor for the Façade Project sent a new punch list and most of it has been checked off. There are some things that are disputed. There are a couple items at 101 West Marion Street. The storefront is scratched at 101 West Marion Street, and it is not acceptable as fixed. There have been some items done at 119 West Marion Street. There is a problem with one door. The closure was fixed, but that does not fix everything. Mayor Morlan stated the Architect will need to come look at the door. They are waiting on a part for a window. At the Upper Story Project they are expecting some of the doors this week.

Council member Iosbaker reported for Keokuk County Economic Development. Their board meeting was very well attended with about 13 people there including a new representative from TIP. Michele Beck, district representative for Senator Ernst, was present. They were introduced to Wade Van Ark who is going to be handling the concurrent education role split between Sigourney and Williamsburg to work with students that want to get involved in the trades or local activities and engage with businesses. Christine Howard reported that the paraeducator program is being taken over by Indian Hills Community College. That is useful as people who are entering the education profession, or the childcare profession will need the paraeducator certificate. The raffle committee is moving forward, and tickets should be available soon. The Farmer's Market is doing well. The rebranding of the organization is almost complete. They have developed a new logo that reflects county-wide reach. The Child Care Initiative has a meeting tomorrow in Keota between Sigourney, Richland and Keota to discuss how to move forward. KCED has contacted an organization to help set this up as a business and to administer it. They can provide this using students and KCED gets a service for free. KCED has been working on a marketing campaign to bring additional businesses into the community stimulated by HF 718, which has some interesting deadlines associated with it.

**Water and Wastewater:** Council member Clark moved, seconded by Council member Lentz, to approve a letter for the Sigourney Wastewater Treatment Plant Improvements (CDBG 19-WS-009) for a contract time extension. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Matt Walker reviewed a summary sheet he put together outlining the financials for the Sewer Plant Project. City Clerk Alderson explained that originally the City has put over one million dollars toward this project. Some of the funds have been used to pay expenses such as legal work. City Clerk Alderson asked Mr. Walker about some of the first engineering invoices that she did not think were eligible for the grant or the SRF loan and Mr. Walker agreed that the loan is for actual construction. City Clerk Alderson stated that she talked with SRF at the beginning of the project and explained the City's position on being proactive and asked if some of this money could be applied to the City's loan at some point. She was advised to let this all settle for about three years. This should give the City time to see what the monthly bills and annual payments are going to look like. If the City is unable to make a payment at some point this money could be used to help with that. After approximately three years the City could take another look and if the Council would like to put some of this money toward the principal of the loan, we could do that. Mr. Iosbaker stated that his concerns regarding financial exposure from the last meeting have been cleared up and there is not a financial exposure. City Clerk Alderson stated that after a conversation with Chris Bowers, Area 15 Regional Planning Commission, it has been suggested that we do the Davis-Bacon wages payout differently. If the pay request is approved for this, the City would keep the money until all the documentation is sent to Area 15 proving they sent out the additional wages to their employees. Mr. Bowers will keep track of this information and once Area 15 RPC gives the City the amount that has been claimed we will pay Boomerang and the rest will be set aside. After a year, the unclaimed amount will be sent to the Iowa Department of Labor (*that may not be the correct department*). Mr. Walker reminded the Council that we also have the remainder of the retainage that could be used if the wages are not dispersed. Council member Clark asked what happens if the City does not pay this as the City has already paid French-Reneker-Associates and Area 15 RPC to make sure this information was correct. Mr. Walker stated that he does not know the answer, but he is guessing that the City is not paying the qualified wages so it would affect CDBG (*Community Development Block Grant through Iowa Department of Economic Development*) and SRF (*State Revolving Fund*). City Clerk Alderson stated that it was stated at the last Council meeting that would put us in noncompliance with CDBG and SRF. Mr. Walker stated that we should have been paying this all along and that is the way it is seen. Council member Clark asked if this means there is no way the City can go after French-Reneker-Associates or Area 15 RPC to re-coop the \$145,000.00 that was messed up. Mr. Walker stated that the City would have been paying these wages any way and probably more as there would have been a mark up on those labor charges. City Clerk Alderson asked Mr. Walker if the Council could talk with French-Reneker-Associates and Area 15 RPC at a later time regarding this.

Council member Iosbaker moved, seconded by Council member Lentz, to approve Change Order No. 3 for Boomerang Corp. for the Proposed Wastewater Treatment Plant Improvements – CDBG #19-WS-009 – Sigourney, IA (17-130/21-006). Upon the roll being called, the following voted Ayes: Lentz, Clark, McLaughlin and Iosbaker. Nays: Tish. Motion approved.

Mr. Walker explained how the amounts for Change Order No. 4 were figured. These are measurable amounts. Council member Clark moved, seconded by Council member McLaughlin, to approve Change Order No. 4 for Boomerang Corp. for the Proposed Wastewater Treatment Plant Improvements – CDBG #19-WS-009 – Sigourney, IA (17-130/21-006). Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Council member Iosbaker moved, seconded by Council member McLaughlin, to approve Pay Estimate No. 22 for Boomerang Corp. for Proposed Wastewater Treatment Plant Improvements – CDBG #19-WS-009 – Sigourney, IA – SRF #CS192087001. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, McLaughlin and Iosbaker. Nays: None. Motion approved.

Council member Iosbaker moved, seconded by Council member Lentz, to approve Pay Estimate No. 23 for Boomerang Corp. for Proposed Wastewater Treatment Plant Improvements – CDBG #19-WS-009 – Sigourney, IA – SRF #CS192087001 contingent upon express approval by Area 15 Regional Planning Commission that the wages have been paid out. Upon the roll being called, the following voted Ayes: Lentz, Clark, McLaughlin and Iosbaker. Nays: Tish. Motion approved.

**City Clerk:** City Clerk Alderson stated the Outstanding Obligation Report has to be filed by August 31, 2023. It does not require Council approval, but the Council should see it. This is a report showing the principal amounts due on all the City's General Obligation and Revenue debt.

**Public Input:** City Clerk Alderson stated Google will be at the Library taking pictures for their project. The Librarian will send the link once this is completed so the Council can see the end results.

Council member Tish asked why one of the sidewalks at the intersection of Jefferson and South Streets did not get done. Director of Public Works I Northup stated that is because the street project did not go around the radius at the intersection as it was not bad enough that it all needed was to have blacktop applied.

Council member McLaughlin stated the Keokuk County Community Endowment Foundation is going to be holding a Fall Festival. This is a fundraising event at the Keokuk County Expo on November 4<sup>th</sup>. All the money raised gets granted back to nonprofit organizations within the county.

Council member McLaughlin moved, seconded by Council member Lentz, to adjourn the meeting. Upon the roll being called, the following voted Ayes: Lentz, Tish, Clark, Conrad, McLaughlin and Iosbaker. Nays: None. Motion approved.

The meeting was adjourned at 6:37 p.m.

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Jimmy Morlan, Mayor

ATTEST: \_\_\_\_\_  
Angela K. Alderson, City Clerk