

The Independence City Council met in regular session in the council chambers at 5:30 p.m., on Monday, January 12, 2026.

### OPENING/ROLL CALL

Mayor Bleichner opened the meeting by calling the meeting to order with Council Members Weber, Moore, Prusator, Mayner, and Appleby in attendance. Council Member Hanna and O'Loughlin attended via phone.

This meeting was available for public attendance. The meeting was also broadcast on the local access channel, YouTube, and Facebook.

### APPROVE THE AGENDA

Motion by Council Member Mayner, second by Council Member Moore to approve the agenda as presented for the regular meeting held January 12, 2026. Ayes: All.

### CONSENT AGENDA

Motion by Council Member Prusator, second by Council Member Mayner to accept and approve the consent agenda that approves the following: a) The minutes of the December 8, 2025, Regular Meeting. b) The minutes of the January 5, 2026, work session/special meeting. c) 319 Social House, LLC Class C retail alcohol license renewal with a tentative effective date of January 1, 2026, through December 31, 2026. d) 319 Social House, LLC Class C retail alcohol ownership amendment. e) Gedney Bakery & Coffeehouse Class C retail alcohol ownership amendment. f) Minimart Class E retail alcohol license renewal with a tentative effective date of January 31, 2026, through January 30, 2027. g) Walmart Class E retail alcohol ownership amendment. Ayes: All.

### FINANCIALS

Motion by Council Member Prusator, second by Council Member Mayner to approve the following bills for payment. Ayes: All.

ACCESS SYSTEMS LEASING	EQUIP CONTRACT-ALL	\$1,746.98
ADP	PAYROLL SVCS	\$342,524.04
ADVANCE AUTO PARTS	VEH REPAIR-A	\$32.45
ALTORFER INC	EQUIP REPAIR-W	\$3,157.65
AMAZON CAPITAL SERVICES	SUPPLIES-F,PD,CH,L	\$1,655.39
ANGELA KILER	PHONE ALLOW	\$100.00
ARMOR EQUIPMENT	EQUIP-W	\$24,067.93
ASSURITY LIFE INSURANCE CO	ASSUR CRIT ILL	\$982.20
AVIVE SOLUTIONS, INC	EQUIPMENT-F	\$13,905.76
BANK IOWA	RENT-CH	\$15.00
BANNER FIRE EQUIPMENT	VEH REPAIR-F	\$4,189.84
BEAM INSURANCE ADMIN LLC	VSP-BEAM BENEFIT	\$527.61
BERGANKDV	AUDIT SVCS-CH	\$2,175.00
BLACKSTONE PUBLISHING	BOOKS-L	\$239.75
BLAKE HAYWARD	MISC EXP-F	\$471.00
BLEICHNER, BRAD	PHONE ALLOW	\$200.00
BODENSTEINER IMPLEMENT	VEH REPAIR-A	\$5,425.11
BRAD ESCH	PHONE ALLOW	\$100.00
BRENT RECK	PHONE ALLOW	\$100.00
BRIAN LAU	PHONE ALLOW	\$100.00
BRODART CO	BOOKS-L	\$517.61
BROWN-LANE INSURANCE	INSURE-A	\$255.00
BRUENING ROCK	ROAD ROCK-ST,PR,W	\$9,877.20
BUCHANAN COUNTY AUDITOR	DISPATCH SVC-PD	\$103,226.50
BUCHANAN COUNTY RECORDER	FEES-CH	\$24.00
BUCHANAN COUNTY HEALTH CENTER	AMB SVC-AMB	\$11,726.35
BUCHANAN COUNTY WILDLIFE ASSN	DUES-PD	\$600.00
CARD SERVICES-LIBRARY	MISC EXP-L	\$2,645.78
CARD SERVICES-VISA	MISC EXP-PR,PD,F,CH,W,A	\$14,035.19
CC'S FLOORS & MORE, LLC	BLDG MAINT-L	\$270.00
CEDAR BEND HUMANE SOCIETY	SERVICES-AC	\$538.00

CENGAGE LEARNING	BOOKS-L	\$214.99
CHRISTIE DOOR CO, INC.	SERVCES-F	\$842.50
CITY LAUNDERING CO. INC	BLDG MAINT-PD	\$271.61
CIVICPLUS	AGENDA SITE-CH	\$2,761.52
COLE'S ACE HARDWARE	SUPPLIES-PR,W,ST,F,A	\$951.44
COMPASS MINERALS AMERICA	SNOW REMOVAL-ST	\$2,596.72
CONSOLIDATED ENERGY CO	FUEL-A,ST	\$5,048.00
CRAWFORD ENGINEERING & SURVEYI	ENGINEER SVCS-ST	\$13,500.00
CY & CHARLEY'S FIRESTONE INC	VEH REPAIR-PD	\$61.43
DAKTRONICS, INC	EQUIP-PR	\$27,941.00
DELTA DENTAL OF IOWA	DENTAL BENEFT	\$4,333.08
DEMCO	SUPPLIES-L	\$204.46
DITCH WITCH	EQUIP REPAIR-W	\$1,668.26
DORSEY & WHITNEY LLP	LEGAL SVC-CH	\$9,980.00
DOUBLE A ARMORY	SUPPLIES-PD	\$33.67
DUNLAP MOTORS INC	MISC EXP-W,F,ST	\$65,263.93
EAST-CENTRAL IOWA R.E.C.	UTILITIES-A,PR,ST,CH,W	\$2,430.33
ELITE LAND IMPROVEMENT, LLC	SERVICES-W	\$13,376.15
EMPLOYEE BENEFIT SYSTEMS	BENEFIT	\$5,608.43
ESCHEN'S CLOTHING	UNIFORM-ST,W	\$344.40
EUROFINS ENVIRONMENT TESTING	LAB ANALYSIS-W	\$1,661.46
FAIRCHILD FEED & SUPPLY, INC	CHEMICALS-W	\$531.38
FAREWAY STORES INC	SUPPLIES-PR	\$38.95
FEHR-GRAHAM & ASSOCIATES LLC	SERVICES-B	\$1,312.00
FELD FIRE	CAP EQUIP-F	\$5,022.89
FIRE SERVICE TRAINING BUREAU	TRAINING-F	\$550.00
FUTURE LINE LLC	VEH REPAIR-ST,PR	\$1,096.09
GALLS, LLC	UNIFORM-F,PD	\$329.07
GUARDIAN	LIFE/LTD/AD&D	\$1,487.01
HAWKEYE COMMUNITY COLLEGE	TRAINING-L	\$275.00
HAWKEYE FIRE & SAFETY COMPANY	SERVICES-PD	\$140.00
HAWKEYE ALARM SIGNAL COMPANY	SERVICES-PR,PD	\$142.50
HAWKINS, INC.	CHEMICALS-W	\$110.00
HEIMAN FIRE EQUIPMENT INC	SAFETY EQUIP-F	\$628.41
IA DEPT OF PUBLIC SAFETY	SERVICES-PD	\$937.50
IA LIBRARY ASSOCIATION	DUES-L	\$449.00
IA PEACE OFFICERS ASSOC	TRAINING-PD	\$250.00
IA PRISON INDUSTRIES	SIGNS-ST	\$1,832.50
IIMC	DUES-CH	\$195.00
INDEPENDENCE LIGHT & POWER	MISC EXP-ALL	\$29,587.89
INDEPENDENCE NAPA	SUPPLIES-W,ST,F,A	\$1,834.02
INDEPENDENCE PLUMBING, HEATING	SERVICES-PR	\$180.00
INDEPENDENCE CELEBRATIONS COMM	H/M CONTRIB-CH	\$8,000.00
INDEPENDENCE ROTARY CLUB	DUES-CH	\$157.00
INGRAM LIBRARY SERVICES	BOOKS-L	\$664.23
IOWA DEPARTMENT OF REVENUE	SALES TAX-PR,W	\$9,418.83
IOWA DNR	TAK FEES-A	\$130.00
IOWA STATE UNIVERSITY	TRAINING-ST,W	\$990.00
IPERS	RETIRE BENEFIT	\$34,734.25
JOHN BUTLER	MISC EXP-F	\$154.74
JOHN DEERE FINANCIAL	SUPPLIES-PR,W,ST,A	\$2,165.14
J & R RENTAL	SUPPLIES-ST	\$504.31
J & R SUPPLY INC	EQUIP-W	\$11,510.00
KEITH R. CORKERY	VEH REPAIR-ST	\$100.00
KLUESNER SANITATION, LLC	GARBAGE SVC-G	\$94,187.52
LEGACY FIRE APPARATUS	VEH MAINT-F	\$4,560.82
LL PELLING COMPANY	ST REPAIR-ST	\$971.56
LYNCH DALLAS, PC	LEGAL EXP-CH	\$3,225.15

MARTIN GARDNER ARCHITECTURE	SERVICES-F	\$6,000.00
MATTHEW SCHMITZ	PHONE ALLOW	\$200.00
MAVERICK POWERSPORTS	VEH REPAIR-PR	\$1,874.73
MCCARDLE, CHARLIE	SERVICES-CH	\$500.00
MCCLOUD SERVICES	PEST CONTROL-PD	\$95.00
METLIFE	LIFE/LTD/AD&D	\$208.91
MICROBAC LABORATORIES, INC	LAB ANALYSIS-W	\$459.25
MICROSOFT CORPORATION	DUES-CH	\$150.00
MIDAMERICAN ENERGY COMPANY	UTILITIES-CH,L,PD,PR,ST,W	\$5,438.47
MIDWEST BREATHING AIR L.L.C.	SUPPLIES-F	\$237.55
MIDWEST OVERHEAD CRANE	SERVICES-W	\$1,697.47
MIDWEST JANITORIAL SERVICE	BLDG MAINT-L	\$1,635.00
MOCIC	DUES-PD	\$100.00
NEJDL, MICHELLE	PHONE ALLOW	\$100.00
NORTH CENTRAL LABORATORIES	LAB ANALYSIS-W	\$25.85
OELWEIN PUBLISHING COMPANY	PUBLICAT-CH	\$871.25
OFFICE TOWNE INC.	SUPPLIES-PD,PR,W	\$122.29
OPERATION THRESHOLD	FY26 REQUEST-CH	\$2,000.00
PAULSON ELECTRIC CO	EQUIP REPAIR-W	\$578.00
PENWORTHY COMPANY, THE	BOOKS-L	\$177.77
PINE GROVE SHOES & MORE	SAFETY EQUIP-ST	\$241.50
POLICY CONFLUENCE, INC	B.A. SUBSCRIPT-CH	\$4,000.00
POLK COUNTY SHERIFF	WAGE GARNISH	\$215.62
POWERPLAN	VEH REPAIR-ST	\$1,230.32
PRINT EXPRESS	SUPPLIES-PD	\$587.91
QC PLASTICS	VEH REPAIR-ST	\$400.00
RACOM CORPORATION	EQUIP-PD	\$24,081.17
RADIO COMMUNICATIONS CO INC	VEH EQUIP-PR,ST	\$1,093.94
RJS WELDING LLC	SUPPLIES-ST	\$72.50
ROBERT BEATTY	PHONE ALLOW	\$100.00
ROGER GENTRY	REIMBURSE-PR	\$136.48
RYAN EXTERMINATING INC.	BLDG MAINT-CH,PR	\$228.46
RYDELL AUTO GROUP	VEH REPAIR-PD	\$3,786.36
SCHOLASTIC LIBRARY	BOOKS-L	\$30.45
SIGNS & MORE LLC	MISC EXP-CH,PD,PR	\$1,437.64
SIMMERING-CORY IA CODIFICATION	CODE UPDATE-CH	\$1,570.00
SMEDLEY, TONI	REIMB-L	\$29.05
SMOYLE MASONRY LEASING SVC,INC	EQUIP REPAIR-W	\$275.40
SOUKUP, BRETT	PHONE ALLOW	\$100.00
SPAHN & ROSE LUMBER COMPANY	SUPPLIES-PR,ST	\$2,498.73
STATE STREET BANK & TRUST CO	RETIRE BENEFIT	\$20,629.99
STATE FARM	BENEFIT-CH,ST,W	\$32.72
STOREY KENWORTHY - MATT PARROT	SUPPLIES-CH,L	\$1,647.39
STS OPERATING, INC	EQUIP REPAIR-W	\$4,569.00
SUPERB CLEANING SERVICES	BLDG MAINT-PR	\$2,372.50
TAKE A SHOT LLC	SUPPLIES-PD	\$1,400.00
TASC	FLEX/DEP CARE	\$4,166.74
T-MOBILE	PHONE-B,F,CH,PR,PD,W	\$1,042.44
TRAVIS FOLEY	MISC EXP-CH,W	\$116.97
TRENTON CABELL	PHONE ALLOW	\$100.00
TURNOUT MANAGEMENT	SERVICES-F	\$524.75
T & W GRINDING & COMPOST LLC	SERVICES-G	\$7,020.00
UMB BANK NA	BOND FEE-CH	\$800.00
UNITYPOINT HEALTH	SERVICES-F,ST	\$88.00
US CELLULAR	PHONE-F,L,W	\$241.75
VERIZON WIRELESS	PHONE-PD,F	\$91.00
VESSCO INC	EQUIP-W	\$5,694.24
VISU-SEWER INC	SERVICES-W	\$21,390.42

VOGEL CROP SERVICES	SERVICES-ST	\$288.00
WALMART COMMUNITY	SUPPLIES-L	\$7.58
WELLMARK BCBS	HEALTH BENEFIT	\$48,282.03
WEX BANK	FUEL-A,B,F,PD,PR,W	\$2,818.55

**CLAIMS TOTAL \$1,110,838.62;** General Fund \$534,063.24; Library \$42,901.29; Hotel/Motel \$8,000.00; Streets Dept-Road Use \$68,060.90; Employee Benefits \$80,076.08; Debt Service \$800.00; Cap Project-Street Improvements \$13,500.00; Parks & Rec Project \$27,941.00; Cap Outlay Savings/LOST \$59,800.25; Water Fund \$111,040.19; Sewer Utility Fund \$159,297.24; Self Insurance \$5,266.51; Self Insurance-Enterprise \$91.92.

**REVENUES MONTH TO DATE TOTAL \$31,426.87;** General Fund \$14,754.45; Library \$3,670.89; Water Fund \$4,257.72; Sewer Utility \$5,897.88; Storm Water \$589.70; Self Insurance \$2,210.27; Self Insurance-Enterprise \$45.96.

The December 2025 bank reconciliation, the December 2025 budgeted monthly transfers, and the revenues and expenses by department to date were available for council review and discussion.

## HEARINGS & ORDINANCES

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing for the Fiscal Year 2026 Budget Amendment #1. City Clerk/Treasurer Lampe stated no comments were received. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record.

Council Member O'Loughlin with a motion to approve the second reading of an ordinance that amends provisions pertaining to Chapters 76 (Bicycle Regulations) and 77 (Skateboards, Roller Skates, and In-Line Skates), second by Council Member Appleby. Mayor Bleichner stated the ordinance has been in place for thirty years of not allowing bicycles to be ridden downtown. This amendment is just updating the section to include micromobility devices. Council Member Weber clarified that disabled residents are still able to use their devices. Council Member Appleby asked if a speed limit had been determined and what it was? Mayor Bleichner replied that no speed limit was set and that people are to go the appropriate speed given the surroundings. Council Member Prusator asked for clarification on the area this impacts? Police Chief Lau stated it starts at the Dunlap corner and goes West to the Hartig Drug corner. Discussion was held about educating residents on this ordinance amendment as opposed to officers just confiscating items and potential interactions with the parent of a child who may receive a warning. Council Member Moore has issues with how proposed section 76.14 is currently written and wanted to discuss in further detail the confiscation process with the possibility of not confiscating the item. Police Chief Lau said that each situation can vary and will need to be handled accordingly. If there is no confiscation, then there is no enforceability of the ordinance. Council Member Appleby wanted to see if the hours could be changed as the downtown area is quiet after a certain hour? Police Chief Lau said that with the second story apartments in buildings it is still a concern of bicycles and scooters being ridden in the downtown area and encountering pedestrians. The roll being called the following Council Members voted: Ayes: Hanna, Prusator, Mayner, O'Loughlin, and Weber. Nays: Moore and Appleby.

Council Member Prusator with a motion to approve the first reading of an ordinance that amends provisions pertaining to Chapter 175 – Subdivision Regulations, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: Mayner, O'Loughlin, Appleby, Weber, Hanna, Moore, Prusator. Council Member Moore with a motion that the statutory rule requiring an ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: O'Loughlin, Weber, Moore, Prusator, and Mayner. Nays: Appleby and Hanna.

## 2026 STREET REHABILITATION PROJECT

Mayor Bleichner stated, pursuant to the agenda, he will now convene a public hearing for the resolution of necessity covering the 2026 Street Rehabilitation Project. Donald Kolar, 718 5<sup>th</sup> St NE, spoke about doing a petition for this project like what was done three years ago when that street rehab project was proposed. He believes there would be enough support in opposition to the project and feels that this is just putting a band-aid on the streets. He spoke about the special assessment amount and the payback schedule. Patricia McBride, 402 O'Brien Court NW, stated she wants the roads to be in good condition but doesn't understand why the taxes she is already paying don't go towards that. She also asked what the plan was to fix streets city wide and who is responsible for damage done to private property? Brenda Boyce, 413 12<sup>th</sup> Avenue NW, shared her concerns about the water issues that occur near their home from field runoff. They had a contractor come in to solve the issue and are worried that the project will undo that work. Mark Crawford, Crawford Engineering, answered the residents' questions during the public hearing as Crawford Engineering is the Project Engineer. City Clerk Lampe had received an email from Jenny Lammers, 405 8<sup>th</sup> Avenue NE, regarding general project questions and for points of contact. Steve Preuss, 909 9<sup>th</sup> Street NW, called City Hall earlier and wanted to know why the City was worried about a dead-end street and voiced his

objections to the project. Mayor Bleichner closed the public hearing and stated City Clerk Lampe will note all comments in the record.

Council Member Appleby with a motion to amend the proposed resolution of necessity for the 2026 Street Rehabilitation Project by removing O'Brien Court NW from 12<sup>th</sup> Avenue NW on the east to the north end of the cul-de-sac, 5<sup>th</sup> Street NE, from a point approximately 15.1 feet from 5<sup>th</sup> Avenue NE on the west to 6<sup>th</sup> Avenue NE on the east, and 9<sup>th</sup> Street NW from City Limits to 9<sup>th</sup> Avenue NW. The motion died for a lack of a second

Council Member Weber with a motion to approve and authorize the Mayor to sign the resolution of necessity for the 2026 Street Rehabilitation Project, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Prusator, Mayner, O'Loughlin, and Weber. Nays: Appleby.

**Resolution adopted and upon approval by Mayor assigned No. 2026-01 in the Official Book of Resolutions.**

Council Member O'Loughlin with a motion to approve and authorize the Mayor to sign the resolution ratifying the preparation of detailed plans, specifications, notice of hearing, notice to bidders, and form of contract, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Moore, Prusator, Mayner, O'Loughlin, Appleby, Weber, and Hanna.

**Resolution adopted and upon approval by Mayor assigned No. 2026-02 in the Official Book of Resolutions.**

**RESOLUTIONS**

Council Member Weber with a motion to approve and authorize the Mayor to sign the resolution that increases the Fire Service Fees as shown in Exhibit A of the resolution, second by Council Member Mayner. The roll being called the following Council Members voted: Ayes: Prusator, Mayner, O'Loughlin, Appleby, Weber, Hanna, and Moore.

**Resolution adopted and upon approval by Mayor assigned No. 2026-03 in the Official Book of Resolutions.**

Council Member O'Loughlin with a motion to approve and authorize the Mayor to sign the resolution designating the 2026 City depositories, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Mayner, O'Loughlin, Appleby, Weber, Hanna, Moore, and Prusator.

**Resolution adopted and upon approval by Mayor assigned No. 2026-04 in the Official Book of Resolutions.**

Council Member Mayner with a motion to approve and authorize the Mayor to sign the resolution designating The Bulletin Journal as the newspaper for official publications for the City of Independence, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: O'Loughlin, Appleby, Weber, Hanna, Moore, Prusator, and Mayner.

**Resolution adopted and upon approval by Mayor assigned No. 2026-05 in the Official Book of Resolutions.**

Council Member Mayner with a motion to approve and authorize the Mayor to sign the resolution that approves the lot combination agreement and for the recording fees to be added to the previously approved claims listing, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: Appleby, Weber, Hanna, Moore, Prusator, Mayner, and O'Loughlin.

**Resolution adopted and upon approval by Mayor assigned No. 2026-06 in the Official Book of Resolutions.**

Council Member Mayner with a motion to approve and authorize the Mayor to sign the resolution appointing Brad Lichty to the Airport Board, second by Council Member Weber. Council Member Hanna has concerns about Mr. Lichty's behavior at Buchanan County Supervisor's meeting and if that would happen at a City Council meeting if he has issues with other members on the Airport Board. The roll being called the following Council Members voted: Ayes: Weber, Moore, Prusator, Mayner, O'Loughlin, and Appleby. Nays: Hanna.

**Resolution adopted and upon approval by Mayor assigned No. 2026-07 in the Official Book of Resolutions.**

**OTHER BUSINESS**

Council Member O'Loughlin with a motion to approve the lease termination for Streeter Aircraft Mechanic Services, effective January 31, 2026, second by Council Member Weber. The roll being called the following Council Members voted: Ayes: Hanna, Moore, Prusator, Mayner, O'Loughlin, Appleby, and Weber.

Council Member Prusator with a motion to approve the release of the promissory note and mortgage for Christy Youngblut and for the recording fee to be added to the previously approved claims listing, second by Council Member Moore. The roll being called the following Council Members voted: Ayes: Moore, Prusator, Mayner,

O'Loughlin, Appleby, Weber, and Hanna.

Council Member O'Loughlin with a motion to approve and authorize the City Manager to sign the ILPT annual billing agreement, second by Council Member Prusator. Council Member Appleby thought the City should look for a more cost-effective service. The roll being called the following Council Members voted: Ayes: Prusator, Mayner, O'Loughlin, Weber, Hanna, and Moore. Nays: Appleby.

Council Member Weber with a motion to approve the agreement with McGrath Human Resources Group for the classification and compensation study, and authorize the City Manager to sign the agreement, second by Council Member O'Loughlin. Council Member Mayner asked about the travel expense section and if that cost was included in the total? City Clerk Lampe stated the travel expenses were not included in the total amount and the City would try to do as many meetings virtually as possible. Council Members Prusator and Appleby shared their opinions against approving the agreement as they both feel the budgeted expense could be spent elsewhere and City employees could do the work instead. City Clerk Lampe read an email sent by City Manager Schmitz outlining the legal and operational liabilities that the City could face if the outdated job descriptions continued to be used. Council Members Weber and O'Loughlin removed their original motion and second. Council Member O'Loughlin with a motion to table the agreement with McGrath Human Resources Group to a work session for further discussion, second by Council Member Prusator. The roll being called the following Council Members voted: Ayes: Mayner, O'Loughlin, Appleby, Weber, Hanna, Moore, and Prusator.

## REPORTS

The following comments were heard from Council and Staff: PD Monthly Reports – Council Member Moore commented on the total of calls for 2025 and how busy the department is. Moore – Reminded everyone about the Oakwood Cemetery Chili Cook Off that will be at Rivers Edge on January 24, 2026. Mayor – He attended the Emergency Management Executive meeting on January 9<sup>th</sup> and gave an overview of that meeting. Further work is being done about the City and County working with the Duane Arnold Energy Center.

## ADJOURNMENT

Motion by Council Member Mayner, second by Council Member Appleby to adjourn. Ayes: All.

Whereupon Mayor Bleichner declared the meeting adjourned at 7:33 p.m.

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Brad Bleichner, Mayor of the City of Independence, Iowa

ATTEST:

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Susi Lampe, CMC, IaCMC, IaCFO,  
Assistant City Manager/City Clerk/Treasurer of the City of Independence, Iowa