



# Minutes

City Council Meeting  
20 Second Avenue SW, Oelwein  
March 24, 2025 - 6:00 PM

## Pledge of Allegiance

## Call to Order

Mayor DeVore called the meeting to order at 6:00 PM.

## Roll Call

**Present:** Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

**Also Present:** Mayor DeVore, City Administrator Mulfinger, City Clerk/Treasurer Rigdon

**Absent:** NA

## Additions or Deletions

A motion was made by Lenz, seconded by Weber to adopt the agenda as amended.

All aye. Motion carried.

## Consent Agenda

2. Consideration of a motion to approve the March 10, 2025 minutes.
3. Claims Resolution in the amount of \$394,815.82.
4. Consideration of a motion approving the Special Class 'C' Alcohol License for Oelwein Chamber and Area Development, dba OCAD.
5. Consideration of a motion approving the Class 'B' Alcohol License for Kwik Star #665, 10 1st Ave SE.
6. Consideration of a motion denying the glass and metal device permit for Super Mart due to unmet requirements of Iowa Senate File 345.
7. Consideration of a motion denying the glass and metal device permit for Oelwein Mart due to unmet requirements of Iowa Senate File 345.

A motion was made by Weber, seconded by Lenz to approve the consent agenda.

All aye. Motion carried.

## Public Hearing

8. Public Hearing on March 24, 2025 at 6:00 PM for the proposed sale of city owned real property located at 119 West Charles Street in the amount of \$2,000.00 to Frank Harry Jr. III.

Mayor DeVore opened the public hearing.

No written or oral comments were received.

Mayor DeVore closed the public hearing.

9. Public Hearing on March 24, 2025 at 6:00 PM for the proposed sale of city owned real property located at 964 South Frederick Avenue in the amount of \$551.20 to Floyd and Denise Schriber.

Mayor DeVore opened the public hearing.

No written or oral comments were received.

Mayor DeVore closed the public hearing.

## **Resolutions**

10. Consideration of a resolution scheduling a public hearing for the proposed City Budget for the Fiscal Year 2026 (2025-2026) on April 14, 2025 at 6:00 PM at the Oelwein City Council Chambers.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5711-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

11. Consideration of a resolution approving a construction easement with Transco Railway Products, Inc.

A motion was made by Weber, seconded by Cantrell to adopt Resolution No. 5712-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

12. Consideration of a resolution approving the replacement of the transfer station switch from Interstate Power Systems in the amount of \$14,405.63.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5713-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

13. Consideration of a resolution approving Pay Application No. 9 in the amount of \$48,599.65 for Oelwein Reed Bed Expansion and EQ Liner Replacement project.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5714-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

14. Consideration of a resolution authorizing the filing of a mortgage release for Michael J. Vargason and Debra S. Vargason at 225 S. Frederick.

A motion was made by Seeders, seconded by Weber to adopt Resolution No. 5715-2025.

Ayes: Payne, Weber, Cantrell, Ricchio, Seeders

Nays: NA

Abstain: Lenz

Motion carried.

15. Consideration of a resolution awarding Downtown Property Forgivable Loans for building improvements provided by Tax Increment Financing.

A motion was made by Weber, seconded by Cantrell to adopt Resolution No. 5716-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

16. Consideration of a resolution approving the sale of 119 West Charles Street in the amount of \$2,000.00 to Frank Harry Jr. III.

A motion was made by Weber, seconded by Cantrell to adopt Resolution No. 5717-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

17. Consideration of a resolution approving the sale of 964 South Frederick Avenue in the amount of \$551.20 to Floyd and Denise Schriber.

A motion was made by Lenz, seconded by Weber to adopt Resolution No. 5718-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

18. Consideration of a resolution approving the house forfeiture for 310 3rd Avenue NW from Justin Westcott.

A motion was made by Weber, seconded by Lenz to approve the Planning, Finance, Enterprise, and Economic Development Committee's recommendation to accept the property and adopt Resolution No. 5719-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

19. Consideration of a resolution setting a public hearing for April 14, 2025 at 6:00 PM in the Oelwein City Council Chambers the lot sale of 407 3rd St. SW in the amount of \$500.00 to Premier Real Estate, LLC.

A motion was made by Weber, seconded by Lenz to approve the Planning, Finance, Enterprise, and Economic Development Committee's recommendation of the proposed sale and adopt Resolution No. 5720-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

20. Consideration of a resolution setting a public hearing for April 14, 2025 at 6:00 PM in the Oelwein City Council Chambers the lot sale of 618 2nd Avenue SW in the amount of \$105.00 to Steven Wenner.

A motion was made by Lenz, seconded by Weber to approve the Planning, Finance, Enterprise, and Economic Development Committee's recommendation and adopt Resolution No. 5721-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

21. Consideration of a resolution authorizing staff to seek bids for the demolition of 27 South Frederick Avenue and schedule a public hearing for April 14, 2025 at 6:00 pm in the City Council Chambers.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5722-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

22. Consideration of resolution rejecting the bid from Truck Center Companies in the amount of \$186,091.00 for the Oelwein Municipal Airport Snow Removal Equipment.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5723-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

23. Consideration of a resolution authorizing staff to seek bids for the Oelwein Municipal Airport Snow Removal Equipment and schedule a public hearing for April 28, 2025 at 6:00 PM in the City Council Chambers.

A motion was made by Weber, seconded by Lenz to adopt Resolution No. 5724-2025.

Ayes: Payne, Weber, Lenz, Cantrell, Ricchio, Seeders

Nays: NA

Motion carried.

### **Motions**

24. Consideration of a motion to direct staff to work on a development agreement with Matt Construction for a catalyst project for 1 South Frederick.

A motion was made by Seeders, seconded by Weber to direct staff to work on a development agreement with Matt Construction for a catalyst project for 1 South Frederick.

All aye.

Motion carried.

### **Committee Reports**

25. Report from Seeders on the Library Board meeting minutes.

For full minutes, please visit: <https://www.oelwein.lib.ia.us/about/library-board>

26. Report from Ricchio on the Airport Board meeting minutes.

For full minutes, please visit: <https://www.cityfoelwein.org/bc-ab/page/airport-board-44>

27. Report from Cantrell on the Park and Recreation Commission meeting minutes.

For full minutes, please visit: <https://www.cityfoelwein.org/bc-parks/page/parks-and-recreation-21>

### **Council Updates**

Council Member Ricchio stated several residents stated they would like the curfew to come back.

Ricchio stated some residents want to put tiny homes on vacant properties. Ricchio stated Lane Reisner was upset as to the amount of time it is taking to get the retaining wall issue completed. The city has agreed to replace it in the amount of \$9,500. City Administrator Mulfinger will follow up.

Ricchio stated he would like to see the pool run as per usual this summer. Though he wanted to know if it would be open late. City Administrator Mulfinger stated he would discuss with the department head on the staffing.

Payne stated the Summerfest Committee will not hold their celebration in July of 2025, but will have a carnival on August 23, 2025.

### **Mayor's Report**

- A. Vacancies on Boards and Commissions.

Mayor DeVore reminded Council of the vacancies on the boards and commissions.

Mayor DeVore stated there was a resident who had called yelling and cursing at a staff member, who subsequently hung up on them. The resident then called DeVore who also received unacceptable treatment.

### **City Administrator's Report**

City Administrator Mulfinger stated the 10<sup>th</sup> Street Bridge project received no bids. Mulfinger stated RAGBRAI planning is coming along and staff is discussing budget cuts.

### **Adjournment**

A motion was made by Weber, seconded by Lenz to adjourn the meeting at 6:50PM.

All aye.

Motion carried.

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Brett DeVore, Mayor

ATTEST:

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Dylan Mulfinger, City Administrator

I, Dylan Mulfinger, City Administrator in and for the City of Oelwein, Iowa do hereby certify that the above and foregoing is a true accounting of the Council Proceedings held March 24, 2025 and copy of said proceedings was furnished to the Register March 27, 2025.

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Dylan Mulfinger, City Administrator