

## REGULAR MEETING WITH A PUBLIC HEARING MINUTES

A Regular Meeting with a Public Hearing was held on Tuesday, March 24, 2026 at 7:00 P.M. at Sabula City Hall, 411 Broad Street, Sabula, Iowa.

The meeting was open to the public in City Hall.

Present: Mayor Curtis Johnson, Dave Ward, Mike O'Hara, Jeremy Diercks, and Scott Hibbard.

Absent: Erica Shoemaker.

Others present: Lynn Parker, Evan Nixon, Travis Woodhurst, John Mangler, Sandra Kempter, Dan Pieffer, Ryan Johnson, Lindsey Rittmer, Steven Cotton, and Amanda Dupont.

Mayor Johnson called the meeting to order at 7:00 p.m.

### Public Hearing

M. O'Hara made a motion to open the public hearing; seconded by D. Ward. All ayes. Motion carried.

Solicitation of comments for the City's Community Development Block Grant- Water & Sewer Application Waste Water Treatment Facility Improvements – None received

Solicitation of comments for the City's Community Development and Housing Needs Assessment – None received

M. O'Hara made a motion to close the public hearing; seconded by D. Ward. All ayes. Motion carried.

### Regular Council Meeting

D. Ward made a motion to open the regular council meeting; seconded by M. O'Hara. All ayes. Motion carried.

**Deletions** – None

**Citizen Concerns** – None

**Visitors with Business** – Amanda Dupont – ECIA, Grants Coordinator, updated mayor/council on the status of the CDBG grant. She was here to ensure that the required paperwork for the grant was approved and to answer any questions that they may have.

### Consent Agenda

M. O'Hara made a motion to approve the Consent Agenda; seconded by D. Ward. All ayes, motion carried. Items on the consent agenda were: Minutes from 2/23/26, 2/24/26, 3/3/26, and 3/17/26. March claims and payroll, Approve reimbursement of up to \$150 to Lindsey Rittmer/Community Club for the Easter Egg Hunt, Adoption of Resolution #1386, Authorizing the Purchase of a Radio detection RD7200 Receiver, Approve Spring Clean Up Date for June 6, 2026, and place on file the financial statements and expenditure and revenue report for February.

## **Agenda**

### **Resolution #1388, City of Sabula's Community Development Block Grant- Water & Sewer Application Waste Water Treatment Facility Improvements**

M. O'Hara made a motion to approve Resolution #1388, City of Sabula's CDBG Grant- Application Waste Water Treatment Facility Improvements; seconded by J. Diercks. All ayes, motion carried.

### **Resolution #1389, City of Sabula's Community Development and Housing Needs Assessment**

M. O'Hara made a motion to approve Resolution #1389, City of Sabula's Community Development and Housing Needs Assessment; seconded by D. Ward. All ayes, motion carried.

### **Resolution #1390, City of Sabula's Affirmative Fair Housing Policy**

D. Ward made a motion to approve Resolution #1390, City of Sabula's Affirmative Fair Housing Policy; seconded by M. O'Hara. All ayes. Motion carried.

### **Resolution #1391, City of Sabula's Code of Conduct Policy**

D. Ward made a motion to approve Resolution #1391, City of Sabula's Code of Conduct Policy; seconded by M. O'Hara. All ayes. Motion carried.

### **Residential Anti-Displacement and Relocation Assistance Policy**

D. Ward made a motion to adopt the City of Sabula's Residential Anti-Displacement and Relocation Assistance Policy; seconded by J. Diercks. All ayes. Motion carried.

### **Resolution #1392, City of Sabula's Equal Opportunity Policy Statement**

D. Ward made a motion to approve Resolution #1392, City of Sabula's Equal Opportunity Policy Statement; seconded by M. Hibbard. All ayes. Motion carried.

### **Resolution #1393, City of Sabula's Excessive Force Policy**

J. Diercks made a motion to approve Resolution #1393, City of Sabula's Excessive Force Policy; seconded by D. Ward. All ayes. Motion carried.

### **Resolution #1394, City of Sabula's Language Access Plan**

D. Ward made a motion to approve Resolution #1394, City of Sabula's Language Access Plan; seconded by J. Diercks. All ayes. Motion carried.

### **Resolution #1395, City of Sabula's Community Development Block Grant Procurement Policies & Procedures**

S. Hibbard made a motion to approve Resolution #1395, City of Sabula's Community Development Block Grant Procurement Policies & Procedures; seconded by D. Ward. All ayes. Motion carried.

## **CDBG Forms**

M. O'Hara made a motion to have Mayor Johnson sign the papers for the CDBG forms: Certificate of Compliance, HUD 424-B Federal Assurances, HUD 2880 Applicant Disclosure, and the Acknowledgement of Environmental Review; seconded by D. Ward. All ayes. Motion carried.

## **Set a public hearing date**

D. Ward made a motion to set a public hearing date for April 28, 2026 for the Approval of FY26/27 Budget; seconded by J. Diercks. All ayes. Motion carried.

## **Resolution #1383, Determining an Area of The City to Be an Economic Development and Blighted Area**

D. Ward made a motion to approve the Resolution #1383, Determining an Area of The City to Be an Economic Development and Blighted Area, And That the Rehabilitation, Conservation, Redevelopment, Development, or a Combination Thereof, of Such Area Is Necessary in the Interest of the Public Health, Safety or Welfare of the Residents of the City; Designating Such Area as Appropriate for Urban Renewal Projects; and Adopting Amendment No. 1 to the Urban Renewal Plan for the Sabula Urban Renewal Area; seconded by M. O'Hara. All ayes. Motion carried.

## **Resolution #1384, Authorizing the Execution of an Amendment to It's Gas Supply Agreement with PEFA, Inc in Connection with the Reset of the Available Discount in PEFA, Inc's Gas Prepayment Project; Approving the Issuance of Bonds By PEFA, Inc; And Related Matters**

M. O'Hara made a motion to approve Resolution #1384, Execution of an Amendment with PEFA; seconded by D. Ward. All ayes. Motion carried.

## **Resolution #1385, Authorizing the Purchase of a Blinking Speed Sign**

J. Diercks made a motion to approve Resolution #1385, Authorizing the Purchase of a Blinking Speed Sign; seconded by D. Ward. All ayes. Motion carried.

## **Sale of Crown Victoria**

Chief Nixon asked council if they wanted to sell the spare squad noting that he was trying to do his part by cutting the deficit. M. O'Hara made a motion to keep the Crown Victoria; seconded by J. Diercks. All ayes. Motion carried.

## **River Front Property Leases**

S. Hibbard made a motion to approve update to River front property leases; seconded by J. Diercks. Updates include dates of lease terms from March 1<sup>st</sup> to December 1<sup>st</sup>, establishing 1ft setback on sides, safety clarity, and indemnification acknowledgements. All ayes. Motion carried. Note\* Property leases to be mailed Monday April 6<sup>th</sup>.

### **Tree Removal at Cemetery**

S. Hibbard made a motion to approve tree cutting/removal at the Evergreen Cemetery of up to \$6,000; seconded by J. Diercks. All ayes. Motion carried.

### **Flood Insurance**

S. Hibbard made a motion to table this item to do further research; seconded by J. Diercks. All ayes. Motion carried.

### **HVAC Police/City Hall**

S. Hibbard made a motion to approve the quote from Clausen to finish the HVAC to the city office and police office; seconded by M. O'Hara. All ayes. Motion carried.

### **Service Opportunity**

S. Hibbard made a motion to approve, the suggestion by Mayor Johnson, to start a program regarding all the loose/dead wires attached to utility poles/homes; seconded by M. O'Hara. All ayes. Motion carried. This will allow residents to work with city employees to remove their unused cable/internet connections. More information to come.

### **Mobile Food Vendor Fees**

M. O'Hara informed council that he had been approached by a mobile vendor who stated that the cities fees were too high. He asked council to reconsider the costs stating that it may bring more vendors into town. M. O'Hara made a motion to set the annual fee to \$50; seconded by S. Hibbard. All ayes. Motion carried. Since this is an ordinance, an amendment will be presented at the next council meeting.

### **Department Reports**

A motion was made by M. O'Hara; seconded by S. Hibbard to place on file the department reports. All ayes. Motion carried. Reports for March included the following: Mayor Report, City Clerk/Utility Billing, Public Works, Fire Department, and Police Department.

### **Adjournment**

J. Diercks made a motion to adjourn the meeting; seconded by D. Ward. All ayes. Motion carried.

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Curtis Johnson, Mayor

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Lynn Parker, City Clerk