



REGULAR CITY COUNCIL MEETING

Monday, November 10, 2025 at 5:30 PM

Council Chambers - 331 First Street East

AGENDA

RULES OF PROCEDURE

Meeting is live-streamed on the Indytel Local Access Channel, YouTube, and Facebook. Per the Rules of Procedure for Conduct of City Council Business, the length of any meeting shall be limited to three (3) hours. This limitation may be extended for any particular meeting by a super majority (two-thirds (5 out of 7)) vote to suspend the rules and extend the meeting by the time required. The Mayor shall be responsible for enforcing this rule.

MEETING OPENING

1. Pledge of Allegiance
2. Roll Call
3. Approve the Agenda

The agenda may be amended to remove items during this time, but no items may be added to the agenda.

4. Public Comment

*Welcome to Visitors: 5-minute time limitation for speaking, no profanity will be tolerated, and no personal attacks against Council Members or City Staff will be allowed. **The Council is unable to respond or take any action at this time.** Please state your name and address before addressing the Council for the official record.*

5. Presentation – ICMA Recognition

CONSENT AGENDA

6. Accept and Approve Consent Agenda

a. The minutes of the October 27th, 2025, regular meeting.

All items listed under the Consent Agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Council Votes on the motion.

FINANCIALS

7. Approve the Claims
8. Bank Reconciliation – *Information Only*
9. Revenues and Expenses to date – *Information Only*
10. Speer Financial – City Debt Report and Review

HEARINGS / ORDINANCES

11. Public Hearing to consider an Ordinance amending Section 17 Signs of the Zoning Ordinance of the City of Independence, Iowa
12. First Reading of an Ordinance Amending Article 17 “Signs” of the City of Independence Zoning Ordinance

RESOLUTIONS

13. Establish a date and time for a Public Hearing to consider a Rezoning Request from A-1 Agricultural to R-2 Residential within the City of Independence, Buchanan County, Iowa
14. A Resolution Determining The Side Yard Setback Requirements For Parcel ID 10.09.403.006 In A C-2 Zoning District – PR Heritage Development LLC & BC Heartland LLC; Within The City Of Independence, Buchanan County, Iowa
15. Tax Increment Financing Indebtedness Certification
16. FY2025 Annual Financial Report

OTHER BUSINESS

17. Utilities Dept. 2026 One-Ton Truck - Authorization for Purchase

REPORTS

Reminder to Council that reports is not for group discussion on items not on the agenda. This is the time to give shout-outs to people or groups. If you would like to talk about an item for a future meeting, you can ask for it here but there can not be further discussion on the item as it could lead to an open meeting law violation.

18. PD Monthly Reports
19. FD Monthly Reports
20. Building Department Monthly Reports
21. ILPT Reports
22. Council Members
23. Staff/Other
 - City Manager
 - Mayor
 - Other Department Heads / Staff

ADJOURNMENT

This agenda is subject to change.