



# Minutes

City Council Meeting  
20 Second Avenue SW, Oelwein  
May 27, 2025 - 6:00 PM

## Pledge of Allegiance

## Call to Order

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

## Roll Call

**Present:** Weber, Lenz (via speaker phone), Cantrell, Payne, Seeders, Ricchio

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

**Absent:** NA

## Additions or Deletions

A motion was made by Weber, seconded by Seeders to approve the agenda as presented.

All aye. Motion carried.

## Citizens Public Comments

Warren Fisk, 102 6<sup>th</sup> Avenue SW, stated his neighbor had received a truckload of pallets to build a fence on the property. Fisk continued, stating he felt we didn't do a large utility rate increase to give away funds. Fisk also stated his concerns on the Wellness Center's losses. Fisk finalized his concerns questioning what was more important, the Wellness Center or Code Enforcement.

## Consent Agenda

1. Consideration of a motion to approve the May 12, 2025 minutes.
2. Claims Resolution in the amount of \$2,022,659.98.
3. Consideration of a motion approving the Class C alcohol license for Leo's Italian Restaurant, Inc.

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

All aye. Motion carried.

## Public Hearing

4. Public Hearing amending the Fiscal Year 2024-2025 budget on May 27, 2025 at 6:00 PM at the Oelwein City Council Chambers.

Mayor DeVore opened the public hearing.

No oral or written comments were received.

Mayor DeVore closed the public hearing.

5. Public Hearing for the construction plan specifications for the construction of the Segment 2 Trail Improvements on May 27, 2025 at 6:00 PM in the Oelwein City Council Chambers.

Mayor DeVore opened the public hearing.

Ricchio commented a resident on the west side was excited that the dead and dying trees on the west side of the viaduct, north of the sidewalk would be addressed.

Mayor DeVore closed the public hearing.

6. Public Hearing to review the rezoning request for 204 3rd Street SE on May 27, 2025 at 6:00 PM in the Oelwein City Council Chambers.

Mayor DeVore opened the public hearing.

No oral or written comments were received.

Mayor DeVore closed the public hearing.

7. Public Hearing to review the rezoning request for 1297 South Frederick Avenue on May 27, 2025 at 6:00 PM in the Oelwein City Council Chambers.

Mayor DeVore opened the public hearing.

No oral or written comments were received.

Mayor DeVore closed the public hearing.

### **Ordinances**

8. Consideration of an ordinance deleting Chapter 9, Cable TV to the Oelwein Code of Ordinance. - Second Reading.

A motion was made by Weber, seconded by Cantrell to approve the second reading of an ordinance deleting Chapter 9.

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

Nays: NA

Motion carried.

9. Consideration of an Ordinance amending Oelwein Zoning Ordinance to Reclassify Real Estate commonly known as 204 3rd Street SE, Oelwein, Fayette County, Iowa from C-2 Highway Commercial to R-1 Residential. - First Reading.

A motion was made by Weber, seconded by Lenz to approve the first reading of an ordinance rezoning 204 3<sup>rd</sup> Street SE.

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

Nays: NA

Motion carried.

10. Consideration of an Ordinance amending Oelwein Zoning Ordinance to Reclassify Real Estate commonly known as 1297 S. Frederick Avenue, Oelwein, Fayette County, Iowa from C-2 Highway Commercial to R-2 Residential. - First Reading.

A motion was made by Weber, seconded by Payne to approve the first reading of an ordinance rezoning 1297 South Frederick Avenue.

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

Nays: NA

Motion carried.

### **Resolutions**

11. Consideration of a resolution adopting a budget amendment for Fiscal Year 2024-2025.

A motion was made by Weber, seconded by Cantrell to approve Resolution No. 5749-2025.

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

Nays: NA

Motion carried.

12. Consideration of a resolution approving the Bid From M-B Companies, Inc. in the amount of \$523,819.00 for the Oelwein Municipal Airport Snow Removal Equipment.

*Item 12 was discussed by Council but no action was taken. The city did not accept the bid.*

13. Consideration of a resolution approving the Plans and Specifications and bid from Baker Enterprises in the amount of \$429,743.65 for the Segment Two Trail Improvement Project.

A motion was made by Weber, seconded by Cantrell to approve Resolution No. 5750-2025.

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

Nays: NA

Motion carried.

14. Consideration of a resolution approving trail maintenance work in the amount of \$34,354.50 with D&M Asphalt Services, Inc.

A motion was made by Weber, seconded by Cantrell to approve Resolution No. 5751-2025.

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

Nays: NA

Motion carried.

15. Consideration of a resolution authorizing the filing of a mortgage release for Sean Sauser at 13 N. Frederick Avenue.

A motion was made by Weber, seconded by Cantrell to approve Resolution No. 5752-2025.

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

Nays: NA

Motion carried.

16. Consideration of a resolution approving mortgage releases related to City of Oelwein owner Occupied Rehabilitation Program 2017.

A motion was made by Weber, seconded by Cantrell to approve Resolution No. 5753-2025.

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

Nays: NA

Motion carried.

17. Consideration of a resolution approving the Use Agreement of Depot Park with the Oelwein Farmer's Market.

A motion was made by Cantrell, seconded by Weber to approve Resolution No. 5754-2025.

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

Nays: NA

Motion carried.

## **Motions**

18. Consideration of a motion to direct staff to chip seal remaining gravel roads in Oelwein.

Council member Ricchio requested the gravel streets to be double chip sealed. Council member Weber would like to evaluate when discussing road use tax in the future. Council member Seeders believes maintenance of paved roads should be first, not the gravel. Weber stated we ought to look at one every time to alleviate the burden.

A motion was made by Weber, seconded by Ricchio to evaluate future chip seal projects bid determining if one gravel road could be added each time to the bid.

5 aye, 1 nay (Seeders). Motion carried.

## **Committee Reports**

19. Report from Seeders on the Library Board minutes.

For full minutes, please visit: <https://www.oelwein.lib.ia.us/about/library-board-minutes-1>

20. Report from Ricchio on the Airport Board minutes.

For full minutes, please visit: <https://www.cityofelwein.org/bc-ab/page/airport-board-46>

21. Report from Cantrell on the Park and Rec Commission minutes.

For full minutes, please visit: <https://www.cityofelwein.org/bc-parks/page/parks-and-recreation-22>

### **Mayor's Report**

- A. Vacancies on Boards and Commissions.

Mayor DeVore reminded council on the vacancies on various boards and commissions.

- B. Consideration of a motion reappointing Tim Gearhart to the Park and Recreation Commission.

A motion was made by Cantrell, seconded by Weber to approve the Mayor's recommendation to reappoint Tim Gearhart to the Park and Recreation Commission.

All aye. Motion carried.

- C. Consideration of a motion reappointing Mike Meska to the Park and Recreation Commission.

A motion was made by Cantrell, seconded by Weber to approve the Mayor's recommendation to reappoint Tim Gearhart to the Park and Recreation Commission.

All aye. Motion carried.

### **City Attorney's Report**

Oelwein Celebrations Incorporated brought in a \$10,000.00 check in repayment.

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

City Administrator Mulfinger is working on funding for the viaduct by participating in the Reconnecting Communities Network.

### **Adjournment**

A motion was made by Weber, seconded by Cantrell to adjourn the meeting at 6:28 PM.

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 May 27, 2025 and copy of said proceedings was furnished to the Register May 29, 2025.

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Dylan Mulfinger, City Administrator