

CITY OF MAXWELL, IOWA
MAXWELL CITY COUNCIL SPECIAL MEETING
MONDAY, MAY 22, 2023, 6:00 P.M. CITY HALL

1. The meeting was called to order by Mayor Higgins at 6:00 P.M.
2. Roll call was answered by Doug Miller, Steve Gast, Meggen Lawrence, Ken Jans, and Lauryn Myers via telephone.
3. A motion to approve the agenda was moved by Gast and seconded by Jans. 5 ayes.
4. Citizen Forum
 - a. Sue Philpott- Sue said that since the city was amending the budget that the council should not have so many meetings. It would save on wages. Steve explained that the amendments were projects and equipment that was needed that was not foreseen. Sue asked if anyone told the SCEDG that there was land for sale along S27 that could be used for new jobs. Ken mentioned that the land had been sold.
 - b. Ken Jans- It has been reported to Ken that there are large animal holes in the cemetery. The animal needs to be caught. Ken also said that the road between Flickinger's and Tankersley's properties was treated for dust control. The council had decided not to do that stretch because of the bridge construction. Darrel Moon needs to be contacted to see when the bridge construction will start.
5. Public Hearing
 - a. Discussion and Action on Resolution 2023-05 Approving Proposed Amendment #1 to the Fiscal Year 2022-2023 Budget – Gast moved to open the public hearing. Miller seconded. 5 ayes. No Public Comments. Miller moved to close public hearing. Myers seconded. 5 ayes. Steve moved to accept Resolution 2023-05 A Resolution approving the City's Proposed Amendment #1 to the Fiscal Year 2022-2023 Budget. Lawrence seconded. 5 ayes.
 - b. Second Reading of an Ordinance Amending the Code of Ordinances of the City of Maxwell, Iowa, Pertaining to Water Service Rates, Sewer Service Rates and Solid Waste Collection Fees. – Steve moved to open the meeting to the public. Jans seconded. 5 ayes. Steve explained the reasoning for the raise in the rates and fees and what those rates and fees will be in the coming year. Jans closed the public hearing. Lawrence seconded. Gast moved to approve the second reading of the ordinance and waive the third reading. Miller seconded. 5 ayes. The ordinance goes into effect on June 15, 2023.
 - c. Second Reading of an Ordinance Amending the City Ordinance of the City of Maxwell, Iowa, Allowing One-Family Attached Dwellings as a Principle Permitted Use in the R-2 Mixed Residential District, R-3 Multi-family District, C-1 Commercial District, and M-1 Industrial District.- Gast opened the meeting to the public. Jans seconded. 5 ayes. Sue Philpott would like to see this ordinance not passed because the city should have its priorities on finding businesses to start in or around Maxwell. Ken said that we need something to draw people to Maxwell and there is no place to put a business. Meggen explained that the council is just trying to be prepared in case there is an opportunity to have a development in Maxwell. Dale commented on needing people before anything else. We are not going to grow with no people. Jans moved to close the public hearing. Gast seconded. 5 ayes. Steve commented that One-Family Attached Dwellings is what is popular at this time. Steve moved to approve the second reading of the ordinance and waive the third reading. Miller seconded. 5 ayes.

6. Discussion and Action City Hall Remodel – Gast moved to approve the bid for the city hall remodel from Kenny Meusburger. Jans seconded. 5 ayes. The remodel will cost \$68,734.35. It will be bringing city hall up to code. There were multiple attempts to get more bids.
7. Discussion and action on Check Signing Authorization. – Gast moved to notify the Maxwell State Bank to remove Jameson Hudson from the signature card and per the ordinance add Mayor Dale Higgins, Mayor Pro Tem Doug Miller, and City Clerk Deb Hayes to the signature card. Myers seconded. 5 ayes.
8. Discussion and Action on Posting Part-Time Assistant Position – Gast moved to post the Public Works Assistant position as part-time with 30 hours a week and starting pay at \$18 an hour. There will be an incentive raise for each license that is earned. Miller seconded 5 ayes. Tony, Meggen, and Dale met to discuss this position and it was decided that a part-time person was needed. The reason the position was full-time was that the engineer had said that Tony would be spending more time at the sewer plant, which has not happened.
9. Discussion and Action on Owner-Occupied Loan Information – Rules for the grant is that we must have at least 1 resident that applied to be at the 30% median income for Story County. Steve will edit the application with the changes that were talked about. Clerk was instructed to put on Sign and post in usual areas. Gast moved to approve the application form as amended and to change the due date to June 16th on the grant application form. Lawrence seconded. 5 ayes.
10. Mayor's Notes - Dale sees the mayor's position as setting the point where we are heading.
 - a. He would like to continue with the small town feel with small town values.
 - b. He would like the city to be welcoming to the new residents be willing and accepting, inclusive and diversative in how to connect to residents by using different forums.
 - c. He wants the city to be looking to the future which includes more housing. Houses bring people and with the people bring jobs. It is the council's responsibility to keep the people here.
 - d. The city needs to continue to build relationships with its partners such as the school, SCEDG, county offices, state offices, and housing developers. Keep working and be conducive to what we are trying to do. Work with them not against them. There will be differences of opinion, but it needs to be done with respect and dignity.
 - e. He would like to see Maxwell brought into the future. He would like to challenge or ask the council to look at considering things the city needs to move forward such as electronic storage and record retention to bring us up to code and make the clerks job more manageable & able to ease the transition to another person. The same ideas would apply to the public works position.
 - f. He would like to challenge the council to be more fiscally responsible by meeting budgets and doing their best with the taxpayer dollars entrusted to us.
 - g. Disagreements are expected but respect is expected by both citizens and council members. The issues at meetings are not personal. The issues are governmental and should not be taken personally.
 - h. Setting priorities-We have multiple issues at each meeting. He would like to the council on prioritizing on what is most important and work through it, such as the Baldwin St Project. Are there other Federal grants out there that could be used?
 - i. Vehicle Violations- Do we need to change our process on writing tickets or set new standards? This is something for the council to consider.
 - j. Water Bill Notifications- Why do we have to send out disconnect notices when people are late? This seems to be too harsh. Is there a better way to notify the staff

and residents? There was a discussion on past due payment process. We will need to include the attorney if we create new notices.

11. Adjourn – Lawrence moved to adjourn. Jans seconded. 5 ayes. 7:37 P.M.

ATTEST: _____, Clerk _____, Mayor
Debra Hayes Dale Higgins