

**CITY COUNCIL MEETING MINUTES**  
**Webster City, Iowa    November 1, 2021 – 6:00 p.m.**

The City Council met in regular session at the City Hall, Webster City, Iowa at 6:00 p.m. on November 1, 2021, upon call of the Mayor and the advance agenda. The meeting was called to order by Mayor John Hawkins and roll being called there were present in Council Chambers John Hawkins, Mayor, and the following Council Members: Matt McKinney, Brian Miller and Logan Welch. Council Member Megan McFarland joined via telephone.

*Iowa Code Section 21.8 outlines the guidelines to hold an electronic meeting when there are valid concerns that an in-person meeting is "impossible or impractical".*

*Due to the COVID-19 concerns and social distancing recommendations, this meeting was Open to the Public with limited capacity and by electronic means utilizing the Zoom Platform. Details were provided in using the Zoom platform either by joining through the web portal or by calling in to view or participate.*

It was moved by Miller and seconded by McKinney to approve the agenda.

ROLL CALL:            McFarland, Hawkins, McKinney, Miller and Welch voting aye.

Mayor John Hawkins led the Pledge of Allegiance.

**PETITIONS – COMMUNICATIONS – REQUESTS**

None brought forth.

**PUBLIC INFORMATION**

Mayor Hawkins informed residents that the City-Wide Leaf Pickup will be on Monday, November 8, 2021 beginning at 7 a.m. For more information or to volunteer with the event, he encouraged those to call the Street Department or City Hall. He also reminded registered voters to get out and vote tomorrow, November 2, 2021.

**MINUTES AND CLAIMS**

It was moved by Welch and seconded by McKinney that the following motion and Resolutions be approved and adopted collectively:

- a. That the meeting minutes of October 18, 2021 be approved.
- b. That Resolution No. 2021-198 approving Payroll for the period ending October 23, 2021 and paid on October 29, 2021 in the amount of \$184,221.22 be passed and adopted.
- c. That Resolution No. 2021-199 approving bills paid in the amount of \$915,552.23 be passed and adopted.

ROLL CALL:            Hawkins, McKinney, Miller, Welch and McFarland voting aye.

**GENERAL AGENDA**

a. Update on Pinhole Water Leak Investigation. Webster City Residents Bob Burns, John Kowalik, Tom Green and Burke Plain spoke to Council Members on the issues with the Pinhole Water Leaks occurring throughout the City of Webster City. City Manager Daniel Ortiz-Hernandez provided an update of the ongoing investigation into possible causes and reviewed the steps the City has been taking to find any answers and/or solutions. Greg Sindt from Bolton and Menk, the City's contracted water and wastewater engineer was present in Council Chambers and Dr. Marc Edwards from Virginia

Polytechnic Institute and State University, a national expert on water corrosion and water chemistry, joined the meeting through Zoom. Dr. Edwards spoke on his experience over 31 years researching copper pipe corrosion that cause pinhole leaks and on average works with one or two communities who encounter such situations. It is a very frustrating problem for everyone involved. He described that in many cases the exact causes are never determined and that water utilities have specific EPA requirements to meet in order to provide safe drinking water. The City's water is regulated by the Iowa Department of Natural Resources and regular testing is performed. The City recently had lead and copper testing done by a certified laboratory with results indicating lead and copper levels were well below the threshold and safe to drink. Dr. Edwards explained that there tends to be an inverse correlation between copper pitting corrosion and how safe the water is with the phenomena of pin hole leaks occurring more as the water is cleaner. Greg Sindt and Dr. Edward continue to review data on water testing results which are done on a regular basis at the City's Water Plant. Both expressed that the City has been very aggressive in trying to resolve the problem or find solutions, but it is yet to be determined what is causing the pinhole leaks. Council Member Welch inquired regarding timeline of when the City was notified of the initial leaks and asked for transparency to the residents on a more regular basis.

b. November 1, 2021, at 6:05 p.m. in Council Chambers at City Hall, Webster City, Iowa, being the time and place for a PUBLIC HEARING on proposal to enter into a Sewer Revenue Loan and Disbursement Agreement, the same was held. No written objections were received and no oral objections were presented.

It was moved by McKinney and seconded by Miller that Resolution No. 2021-200 authorizing the City Clerk and the Mayor to sign and execute Engagement Letter regarding bond counsel assistance during the Planning and Design Loan phase of the Wastewater Treatment Plant Project with Dorsey and Whitney, be passed and adopted.

ROLL CALL: McKinney, Miller, Welch, McFarland and Hawkins voting aye.

It was moved by McKinney and seconded by Welch that Resolution No. 2021-201 taking additional action with respect to a Sewer Revenue Loan and Disbursement Agreement and authorizing, approving and securing the payment of a \$2,000,000 Sewer Revenue Loan and Disbursement Agreement Anticipation Project Note (IFA Interim Loan and Disbursement Agreement) be passed and adopted.

ROLL CALL: Miller, Welch, McFarland, Hawkins and McKinney voting aye.

Biridiana Bishop, Assistant City Manager, informed Council of the details of the Engagement Letter and additional action needed for the Sewer Revenue Loan and Disbursement Agreement.

c. It was moved by McKinney and seconded by Welch that the issuance of Beer and Liquor Licenses by the Iowa Department of Commerce be approved for the following:

1. Change of License from a Class A Liquor License, Outdoor Service and Sunday Service to a Class C Liquor License and Outdoor Service for American Legion Post 191, 726 Second Street Webster City, Iowa.
2. Renewal of Class C Liquor License, Outdoor Service & Sunday Service, Carpy's Biker Bar, 732 Second Street, Webster City, Iowa
3. Renewal of Class C Liquor License and Sunday Service, C & C's American Tap, 526 Second Street, Webster City, Iowa

ROLL CALL: Welch, McFarland, Hawkins, McKinney and Miller voting aye.

**City Council Meeting Minutes, November 1, 2021**

d. Continuation of Item tabled from 10-18-2021 meeting – It was moved by Miller and seconded by McFarland that the Second Reading of an Ordinance amending the Code of Ordinances of the City of Webster City, Iowa, 2019, by adding Subsection (39) to Chapter 46, Article II, Section 46-50, Stop Requirements at Certain Streets be approved. After further discussion on the placement of the signs, Council Member Miller redacted his motion and Council Member McFarland redacted the second to the motion. This item failed for lack of new motion. No roll call was taken on this item.

Matt Alcazar, Secretary of the Traffic Study Committee was present to provide information on the request and Ordinance Amendment. Staff will check into obtaining a traffic monitoring device from Iowa State University to monitor specifics of this intersection and establishing parameters to justify the placement of signs at intersections was also discussed.

e. It was moved by Welch and seconded by Miller that Resolution No. 2021-202 setting December 20, 2021 at 6:05 p.m. in Council Chambers at City Hall, Webster City, Iowa for a Public Hearing on proposed plans and specifications and proposed form of contract and estimate of cost for construction of 2021 City Hall Basement and Floor Reconstruction Project be passed and adopted.

ROLL CALL: McFarland, Hawkins, McKinney, Miller and Welch voting aye.

f. It was moved by Welch and seconded by McKinney that Resolution No. 2021-203 setting November 15, 2021 at 6:05 p.m. in Council Chambers at City Hall, Webster City, Iowa for a Public Hearing on a proposed Purchase Agreement for City owned property located in Southeast Development Park #2, Webster City, Iowa be passed and adopted.

ROLL CALL: Hawkins, McKinney, Miller, Welch and McFarland voting aye.

g. Discussion was held on a change to ORV/Golf Cart Ordinance to allow use of ORV (Off Road Vehicles/Side by Sides) on Superior Street. Consensus of Council was to have the City Attorney draft the change to the Ordinance and bring to Council at a future meeting.

Tyler Abens and Zach Mussman, residents of Webster City, spoke to Council regarding the change to the Ordinance.

**REPORTS AND RECOMMENDATIONS OF OFFICERS,  
BOARDS AND COMMISSIONS**

- a. Council Committee Reports – None brought forth.
- b. Other reports and recommendations – None brought forth.

**OTHER ITEMS**

- a. The City Attorney Update/Report dated 10-28-2021 was previously given to Council for review.

It was moved by Miller and seconded by McKinney that Council adjourn.

ROLL CALL: McKinney, Miller, Welch, McFarland and Hawkins voting aye.  
The November 1, 2021 Regular City Council Meeting stood adjourned at 7:17 p.m.

John Hawkins, Mayor

Karyl K. Bonjour, City Clerk