

The Sheldon City Council met in regular session on Wednesday, July 20, 2016 at 4:30 p.m. Mayor Katricia Meendering called the meeting to order. Roll call was taken. Present: Pete Hamill, Randy Fonkert, Brad Hindt, Zach Sawyer, and Greg Geels arriving at 4:31 p.m. Also present: Scott Wynja, Todd Uhl, Curt Strouth, Angela Beckman, and Lyle Bolkema.

Public Comments: None.

A motion was made by Hindt and seconded by Hamill to approve the consent agenda with the following items:

- a. Minutes of July 6, 2016, boards and commissions.
- b. Summary list of claims, boards and commissions.
- c. Financial reports for June, 2016
- d. Approval of Beer Permit renewal and ownership change for Shopko Hometown.
- e. Approval of Beer Permit renewal for Sheldon Plaza.
- f. Approval of the Mayor's appointments: Marlene Pape and Tom Whorley to the Museum Board.
- g. Approval of request from Bethel Church to close 7th Street from 6th Avenue to 7th Avenue on Friday July 22, 2016.

Roll call was taken. Ayes, all. Motion carried.

Mayor Meendering opened the public hearing at 4:32 p.m. to consider the rezoning of property located at 201 N 5th Avenue, from residential single to residential multiple. Mayor Meendering stated that a petition had been submitted with 24 signatures that stated "We the undersigned as property owners and neighbors who live within 200 feet of property located at 201 North 5th Avenue do NOT want this property to be rezoned from Residential Single to Residential Multiple." She also read letters in opposition of the rezoning from David Wurpts, Daryl & Barb Rozeboom, and Janice Bolkema. A motion was made by Sawyer and seconded by Geels to close the public hearing at 4:36 p.m. Roll call was taken. Ayes, all. Motion carried. Hindt clarified that the property needs to be zoned residential multiple if the owner places a building with more than 2 living spaces. The proposed house to be placed on this property would have 4 living units. He also stated that even if the Council chose to rezone the property, there is a chance this house would not be moved there. Hamill felt it would be a shame if the Council were to prevent the owner from selling the property, when they have someone willing to purchase it. Sawyer pointed out that Sheldon has a shortage on housing as it is, and if we would not allow this, 4 people could lose their apartments. Fonkert asked about the condition of the home to be moved. Brandon Kats, the possibly buyer, stated that it was in good condition and they make renters fill out an application, verify income, and look at previous rental history. Since these are apartments, Kats stated that the landlord would be responsible for mowing and snow removal. Tyanne Thonvahn stated that she knows a current renter in one of the apartments, and they have been told they are not guaranteed to have their apartment if the house is moved. Geels stated that with the amount of opposition and the recommendation from the Planning & Zoning Commission, he did not feel he could support rezoning the property. Ron Tanner stated that he was not home at the time, but if he had been he would have signed the petition also. A motion was made by Geels and seconded by Fonkert to accept the recommendation from the Planning & Zoning Commission and deny the request to rezone the property at 201 N 5th Avenue. Roll call was taken. Ayes: Geels, Fonkert and Sawyer. Nays: Hindt and Hamill. Motion carried.

A motion was made by Hindt and seconded by Hamill to approve hiring Kevin Miller as a full time EMT for the ambulance, with a starting wage of \$30,000. He will go through a 6 month probationary period, after that time could be eligible for a \$1,500 wage increase. He is also willing to take the paramedic course at the City's

cost, but enter into a cost share agreement. Upon passing the paramedic course he could be eligible for a \$2,500 wage increase. Roll call was taken. Ayes, all. Motion carried.

A motion was made by Hamill and seconded by Sawyer to accept the resignation of Scott Wynja as City Manager, effective September 7, 2016. Roll call was taken. Ayes, all. Motion carried. Discussion was held on the advertising of the position. After discussion, a motion was made by Fonkert and seconded by Sawyer to approve a search committee made up of Barry Whitsell, Mark Brown, Judy Winkel, Dennis Gorter, Dan Van Gorp, April Schaeffer, Mayor Meendering, Councilman Hindt and Councilman Geels. The search committee, upon receipt and review of possible applicants/resumes shall make a recommendation to the Mayor and Council as to the potential interview candidate(s). The Mayor and Council will perform the interviews. And to include in the motion that the date the Mayor will accept resumes will be August 19, 2016 and the resumes will be emailed to MayorSheldonIowa@gmail.com. The advertisement for City Manager will be placed on KIWA, in the Northwest Iowa Review, Sheldon Mailsun, Iowa League of Cities website, Iowa City Manager's Grapevine, the Sioux City Journal, and Beckman is instructed to get pricing from the Des Moines Register. Roll call was taken. Ayes, all. Motion carried.

A motion was made by Sawyer and seconded by Hindt to go into closed session at 5:12 p.m. pursuant to Iowa Code Section 21.5 (1)(j) to discuss the purchase of particular real estate where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property. Roll call was taken. Ayes, all. Motion carried.

The Council came out of closed session at 5:44 p.m. A motion was made by Hindt and seconded by Geels to purchase 3 acres of land from John Jinkinson for the water tower project, in the amount of \$37,500 per acre. Roll call was taken. Ayes, all. Motion carried.

Staff Comments: None

Council Comments: None

A motion was made by Geels and seconded by Fonkert to adjourn at 5:47 p.m. Roll call was taken. Ayes: Geels, Sawyer, Hindt, Fonkert. Nay: Hamill. Motion carried.

Angela Beckman, City Clerk