

A regular session of the Grundy Center City Council was called to order at 6:30 p.m. on Monday, October 20, 2025, in the Council Chambers by Mayor Eberline. Present: McDonald, Kuester, Smith, and Lamp. Absent: Rasmussen. Visitors: Rich Ahlberg, Crystal Davis and Katie Rasmussen.

Lamp moved and Smith seconded the approval of the meeting agenda with no conflicts of interest. No discussion, motion carried four ayes.

Smith moved and Kuester seconded action for approval of the minutes of the regular session held approval of the minutes of the regular session held Monday, October 6, 2025; and approval to close 7th Street from G Ave to H Ave and around the corner to the west on H Ave from 7th Street to the driveway on October 25, 2025, from 7a-1p for the Business Boo & Kid/Pet Parade with Trunk or Treat event. No further discussion, motion carried four ayes.

McDonald moved and Lamp seconded action on the Third Reading of Ordinance 586, an ordinance adding Chapter 125 – Mobile Food Service Vendors regarding the licensing, rules, and regulations. No further discussion, motion carried four ayes.

Lamp moved and Smith seconded action on the Third Reading of Ordinance 587, an ordinance adding Chapter 126 – Special Events regarding the licensing, rules, and regulations. No further discussion, motion carried four ayes.

Lamp moved and McDonald seconded action on Resolution 2025-44, a resolution to award a BIG Grant to Guidang Nong, owner of Tasty House, 611 G Avenue, for signage and awning. No further discussion, motion carried four ayes.

Smith moved and McDonald seconded the action on Resolution 2025-45, a resolution to award a BIG Grant to Crystal & Luke Davis, owners of South Porch Cedar Co., 625 G Avenue, for electrical updates. McDonald thanked Crystal Davis for continued improvements to the building. No further discussion, motion carried four ayes.

Kuester moved and Smith seconded action on Resolution 2025-46, a resolution to award a BIG Grant to David Brown, owner of Dave's Heating & Cooling, 310 G Avenue, for double garage addition. Kuester asked how much of the project is Brown completing himself. Smith asked why the demolition costs are not included in the award being presented. Kuester moved and Smith seconded action to table Resolution 2025-46 until Brown is present to answer questions. No further discussion, motion carried four ayes.

Mayor Eberline opened the discussion on nuisance property at 1208 J Avenue. Eberline explained this property has been on the abandoned/neglected property list for quite some time and was turned over to City Attorney for further notices. City Attorney spoke with the owner's family with an offer from the City to purchase pending City Council approval. Discussions were held on condition of property, liens, and the need for vacant lots. Lamp moved and Smith seconded a motion to offer property owner \$4,801 for deed to the property. Discussion held regarding property owners have no incentive to do their own repairs if city continues to purchase at a higher amount. McDonald commented that the city could incur thousands of dollars in legal fees and could spend more than original \$10,000 offer. Motion carried two ayes (Lamp and Smith) and two nays (McDonald and Kuester). Kuester moved and McDonald seconded an action on Resolution 2025-47, a resolution authorizing the purchase of said real estate as written for \$10,000 purchase price. Motion carried three ayes (Kuester, McDonald and Smith) and one nay (Lamp). Smith commented on changed vote in lieu of past properties purchased for value of the land only.

Mayor Eberline opened a discussion with Katie Rasmussen, Chamber Main Street Director, regarding a potential ordinance on vacant and/or underutilized commercial buildings. Rasmussen commented on her attendance at the Main Street Iowa Fall Conference as the workshop was centered around how to deal with abandoned and dilapidated buildings. Rasmussen provided sample ordinances and forms currently used by other cities in Iowa and stressed this could be used as a way to partner to education our building owners on upkeep and value of their assets in our community. Rasmussen stressed one potential disaster could wipe out an entire city block worth of buildings, if not taken care of. This is another tool in maintaining assets for all involved. Eberline commented that the city needs to set a standard for all to follow. Eberline asked to create a committee of council, public works, inspectors, and Chamber Main Street members to look into this issue for the City. No further discussion or formal action taken.

Mayor Eberline opened the public forum at 7:14pm. Crystal Davis commented on the new mobile food service vendor ordinance and not able to get approval for a food truck for this past weekend. No further public comments,

public forum closed at 7:26pm.

Finance Committee/Clerk commented on TIF report from Speer Financial; health insurance renewal; and continued work on junk and junk vehicle ordinance changes.

Public Safety Committee commented on Dodge Charger will return this week; firearm qualifications; taser training soon; and provided 655 calls for services so far this year.

Public Works Committee commented on sink hole project located at 4th Street and G Avenue.

Smith moved and McDonald seconded adjournment of the meeting at 7:35pm. Motion carried four ayes. Next meeting will be Monday, November 3, 2025, at 6:30pm.

Attest: Kristy Sawyer, City Clerk

Dr. Paul Eberline, Mayor