

AGENDA
CITY COUNCIL MEETING
January 4, 2024
501 Main Street
5:30 P.M.

1. Call to Order.
2. Pledge of Allegiance:
3. Roll Call.
4. Mayor's Correspondence:
5. Citizen's Request.
6. Consent Agenda.
 - Minutes of the Regular City Council meeting & Council Workshop of December 21, 2023;
 - Resolution approving a Liquor License for Columbian Room of Keokuk, 11 N. 6th Street, Class C Retail Alcohol License – effective January 20, 2024 (pending dram)
 - Resolution approving a Liquor License for West K Mart, 707 Palean Street, switching from a Class B to a Class E Retail Alcohol License;
 - Resolution approving a Urban Revitalization Tax Exemption for Thomas & Carrisa Crenshaw, 424 Orleans Avenue, Sunporch;
 - Motion to pay bills and transfers listed in Register No.'s 5381-5382;

OLD BUSINESS:

7. Consider resolution to vacate and dispose of a platted unimproved portion of H Street between Blocks 72 and 73 and Alley in Block 72, Masons Lower Addition, City of Keokuk, Lee County Iowa.

NEW BUSINESS:

8. Boards & Commissions:
9. Council Liaison Reports:
10. Staff Reports:
11. New Business:
12. Adjourn Meeting.

**MINUTES
CITY COUNCIL MEETING
December 21, 2023
501 Main Street
5:30 P.M.**

The City Council of the City of Keokuk met in regular session on December 21, 2023, at 501 Main Street. Mayor Kathie Mahoney called the meeting to order at 5:30 p.m. There were nine council members present, Carissa Crenshaw, Tyler Walker, Roslyn Garcia, Shelley Oltmans, John Helenthal, Steve Andrews, Dan Tillman, Roger Bryant, and Michael Greenwald were present. Staff in attendance: City Clerk Celeste El Anfaoui, Community Development Director Pam Broomhall, and Water Pollution Control Manager Tom Wills.

MAYOR'S CORRESPONDENCE: Presented John Helenthal, Council Person at Large with a plaque and thanked him for serving City Council; Informed of upcoming local events.

Motion made by Walker, second by Helenthal to approve the agenda, including the consent agenda. (9) AYES, (0) NAYS. Motion carried.

- Minutes of the Regular City Council meeting & Council Workshop of December 7, 2023;
- Cash Receipts & Treasurer's Report for November 2023;
- **RESOLUTION NO. 350-2023:** Approving a Liquor License for Rascal's Pub & Grub, Inc., 820 Main Street, Class C Retail Alcohol License with Outdoor Services – effective January 2, 2024, 8-month term to expire September 9, 2024;
- **RESOLUTION NO. 351-2023:** Approving a Liquor License for Hy-Vee Food Store, 3111 Main Street, Class E Retail Alcohol License – effective January 2, 2024;
- Cigarette Permit for West K Mart, 707 Palean Street, effective December 21, 2023-June 30, 2024;
- Motion to pay bills and transfers listed in Register No.'s 5379-5380;

Motion made by Greenwald, second by Crenshaw to approve the following proposed **RESOLUTION NO. 352-2023:** “ A RESOLUTION APPOINTING SHELLEY OLTMANS TO THE SOUTHEAST IOWA REGIONAL PLANNING COMMISSION (SEIRPC) BOARD OF DIRECTORS.” (9) AYES, (0) NAYS. Motion carried.

Motion made by Oltmans, second by Bryant to approve the following proposed **RESOLUTION NO. 353-2023:** “A RESOLUTION AUTHORIZING THE MAYOR, KATHIE MAHONEY & CITY CLERK CELESTE EL ANFAOUI TO SIGN ALL CHECKS ISSUED BY THE CITY.” (9) AYES, (0) AYES. Motion carried.

Motion made by Walker, second by Helenthal to approve the following proposed **RESOLUTION NO. 354-2023:** “A RESOLUTION APPROVING THE INSTALLATION OF GATES AT THE KEOKUK RAILROAD BRIDGE.” (9) AYES, (0) NAYS. Motion carried.

Motion made by Greenwald, second by Bryant to approve the following proposed **RESOLUTION NO. 355-2023:** “A RESOLUTION APPROVING THE KEOKUK MUNICIPAL AIRPORT FY 2025 FAA 5-YEAR CAPITAL IMPROVEMENT PROGRAM.” (9) AYES, (0) NAYS. Motion carried.

Motion made by Tillman, second by Walker to approve the following proposed **RESOLUTION NO. 356-2023:** “A RESOLUTION APPROVING A CONTRACT WITH MIDWEST MUNICIPAL CONSULTING LLC FOR A CITY ADMINISTRATOR FOR THE CITY OF KEOKUK.” (9) AYES, (0) NAYS. Motion carried.

Motion made by Crenshaw, second by Garcia to approve setting budget review sessions. (9) AYES, (0) NAYS. Motion carried.

BOARDS & COMMISSIONS: Second notification for Rena Mackie to the Rand Park Pavilion Commission, 5-year term to expire 10/22/2029. Third/final notification for Lawrence Barrett to the Grand Theatre Commission, 3-year term to expire 11/5/2026.

NEW BUSINESS: Broomhall informed council of Community Catalyst Grant request.

Motion made by Tillman, second by Crenshaw to adjourn the meeting at 5:43 p.m.

MINUTES
COUNCIL WORKSHOP
December 21, 2023
IMMEDIATELY FOLLOWING REGULAR MEETING

PRESENT: Crenshaw, Walker, Garcia, Oltmans, Helenthal, Andrews, Tillman, Bryant, Greenwald, Mayor Mahoney; ABSENT: None.

STAFF PRESENT: El Anfaoui, Wills, and Broomhall.

1. Jordan Froman, SEIRPC, presented council with a local match request to the Great River Housing Trust Fund.
2. Tom Wills presented the council with Digester Cleaning options for WWTP.

Meeting Adjourned at 6:24 p.m.

RESOLUTION NO.

**A RESOLUTION APPROVING A CLASS C RETAIL ALCOHOL LICENSE FOR
COLUMBIAN ROOM OF KEOKUK**

WHEREAS, Application has been made by Columbian Room of Keokuk for a Class C Retail Alcohol License for Columbian Room, 11 N. 6th Street; **AND**

WHEREAS, Iowa Code Chapter 123 and Section 4.16.030 of the Keokuk Municipal Code require that the City Council conduct a formal investigation into the good moral character of the applicant; **AND**

WHEREAS, such an investigation has been conducted.

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY
OF KEOKUK, IOWA:**

THAT, Columbian Room of Keokuk has been found to be of good moral character and meets the requirements of Section 123.40 of the Code of Iowa; and that the Class C Retail Alcohol License for Columbian Room, 11 N. 6th Street, effective January 20, 2024, be approved and endorsed to the Iowa Alcoholic Beverage Division.

Passed this 4th day of January 2024.

CITY OF KEOKUK, LEE COUNTY, IOWA

By: _____
K. A. Mahoney, Mayor

ATTEST: _____
Celeste El Anfaoui, City Clerk

RESOLUTION NO.

**A RESOLUTION SWITCHING TO A CLASS E RETAIL ALCOHOL LICENSE
FROM A CLASS B FOR WEST K MART**

WHEREAS, Application has been made by Keokuk Mart LLC for a Class E Retail Alcohol License for West K Mart, 707 Palean Street; **AND**

WHEREAS, Iowa Code Chapter 123 and Section 4.16.030 of the Keokuk Municipal Code require that the City Council conduct a formal investigation into the good moral character of the applicant; **AND**

WHEREAS, such an investigation has been conducted.

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY
OF KEOKUK, IOWA:**

THAT, Keokuk Mart LLC has been found to be of good moral character and meets the requirements of Section 123.40 of the Code of Iowa; and that the Class E Retail Alcohol License for West K Mart, 707 Palean Street, effective January 5, 2024, be approved and endorsed to the Iowa Alcoholic Beverage Division.

Passed this 4th day of January, 2024.

CITY OF KEOKUK, LEE COUNTY, IOWA

By: _____
K.A. Mahoney, Mayor

ATTEST: _____
Celeste El Anfaoui, City Clerk

RESOLUTION NO.

WHEREAS, The City Council of the City of Keokuk has adopted provisions for Urban Revitalization Tax Exemption and;

WHEREAS, Applications have been submitted;

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KEOKUK, IOWA, THAT:

An Urban Revitalization Tax Exemption for the following homeowners be approved:

- Thomas & Carissa Crenshaw, 424 Orleans Avenue, sunporch

Passed & Approved this 4th day of January 2024.

K. A. Mahoney, Mayor

Attest: _____
Celeste El Anfaoui, City Clerk

APPLICATION FOR URBAN REVITALIZATION EXEMPTION

Pursuant to the provisions of Iowa Code Chapter 404 and Ordinance 1716 of the City of Keokuk, application is made for an Urban Revitalization Tax Exemption. This application to be filed with the City of Keokuk by February 1, of the assessment year for which the exemption is first claimed, but not later than the year in which all improvements included in the project are first assessed for taxation.

Property Owner Name: **Thomas & Carissa Crenshaw**

Property Owner Address: **424 Orleans Avenue**

Address of Residential Property
Claimed for Exemption: **424 Orleans Avenue**

All qualified real estate is eligible to receive a one-hundred percent exemption from taxation on the actual value added by improvements. The exemption is for three years.

1. If applicable, describe in detail the new construction for which an exemption is claimed:
Sunporch
2. If applicable, describe in detail the reconstruction of existing buildings or structures:
3. Was prior approval given by the City Council for this exemption?
Yes: ☐ (by Res. No. _____) No: ☒
4. Estimated costs of the improvements? **\$10,000.00**
5. Estimated or actual date of completion? May 1 2024
6. Please provide the names of tenants that occupied the building on April 1, 2001. See Iowa Code Section 404.6 with regard to relocation expenses of tenants.

I hereby swear that the information presented on this application, and all attached supporting documents are true, correct and complete.



Signature of Applicant

Property Owner
Title

12/9/2023

Date

FOR ASSESSOR USE ONLY

I have examined this application for urban revitalization tax exemption and hereby certify \$ _____
of the 20__ final taxable value qualifies for urban revitalization tax exemption.

Assessor Signature

Date

October 24, 2023

Honorable Mayor, City of Keokuk
P. O. Box 400
Keokuk, IA 52632

Honorable Mayor:

Please accept this application for urban revitalization tax exemption (as adopted by City Ordinance No. 1716) for my improvement project located at **424 Orleans Avenue**.

As per the guidelines set forth in Section 404, of the Iowa Code, which deals with applying for an exemption, please find in the succeeding paragraphs the following information:

- Nature of the improvement
- Cost of the improvement
- Estimated date of completion.
- Tenants that occupied the owner's building on the April 1, 2001
- Elected exemption as prescribed by ordinance.

My project is (describe in detail): **Sunporch**

The estimated cost of the completed project is **\$10,000.00** and it will be completed on, May 1, 2024.

The tenants that now occupy the property are the same tenants that occupied the property on April 1, 2001, or I am the owner-occupant, or:

Because my building is a new building, there were no tenants occupying my building on April 1, 2001.

Upon approval of my application for tax exempt status, the exemption schedule as specified in Section 404.3, subsection 3: ".....qualified real estate is eligible to receive a one-hundred percent exemption from taxation on the actual value added by the improvements. The exemption is for a period of three years."

I hope you find this application acceptable. Please let me know if you need additional information.

Sincerely,



12/9/2023

Property Owner(s) Signature

PAYMENT OF THE FOLLOWING CLAIMS FOR THE CITY ARE APPROVED AND CLAIMS FOR THE LIBRARY AND AIRPORT ARE ACKNOWLEDGED FOR THE PURPOSE OF PAYING THE SEMI-MONTHLY BILLS FOR THE COUNCIL MEETING OF JANUARY 4, 2024.

REGISTER NO. 5381

BARCO MUNICIPAL PRODUCTS, INC.	STREET SIGNS	\$ 642.48
BEARING HEADQUARTERS CO.	PARTS	\$ 64.19
JIM BAIER, INC	PARTS	\$ 546.00
SHERWIN-WILLIAMS CO.	SUPPLIES/PAINT	\$ 313.42
ACCESS SYSTEMS	MAINTENANCE AGREEMENT	\$ 160.50
S. J. SMITH WELDING SUPPLY	TANK RENTAL	\$ 82.43
TASKE FORCE, INC.	TEMPORARY HELP	\$ 495.00
BAKER & TAYLOR BOOKS	BOOKS KEOKUK PUBLIC LIBRARY	\$ 42.92
ALLIANT	ELECTRIC BILL	\$ 13,252.43
THE CARDBOARD BOX	UPS CHARGES	\$ 20.51
HACH COMPANY	WPC LAB SUPPLIES	\$ 266.24
GREAT RIVER REGIONAL WASTE	INTEGRATED WASTE SERVICES	\$ 9,830.61
LEE COUNTY RECORDER/REGISTRAR	DOCUMENT RECORDINGS	\$ 29.50
MIDLAND SCIENTIFIC, INC	LAB SUPPLIES	\$ 74.50
MEYERS PLUMBING	LABOR/MATERIALS SEIDC	\$ 220.00
ENDERLE HEATING & A/C COMPANY	LABOR/MATERIALS	\$ 1,331.04
HY-VEE, INC.	SUPPLIES	\$ 190.40
FISHER SCIENTIFIC	LAB SUPPLIES-WPC	\$ 325.35
SHOTTENKIRK, INC	PARTS	\$ 40.50
PER MAR SECURITY SERVICES	SECURITY MONITORING	\$ 917.52
YOUNGGREN SHOES	WORK BOOTS	\$ 587.35
NIEMANN FOODS, INC./ACE	SUPPLIES	\$ 432.39
ELLIOTT EQUIPMENT CO.	SUPPLIES/MATERIALS/FREIGHT	\$ 624.31
U.S. CELLULAR	CELL PHONE SERVICE	\$ 543.71
FASTENAL COMPANY	PARTS/SUPPLIES	\$ 137.79
USA BLUE BOOK	SEWER SUPPLIES/MATERIALS	\$ 921.26
DOUBLE A" GLASS L.L.C. "	INSTALL @ CAR BARN	\$ 2,700.00
CAPITAL ONE	SUPPLIES	\$ 528.66
O'REILLY AUTOMOTIVE INC.	PARTS	\$ 1,784.01
NOEL BROWN	GRAND THEATER FUNDRAISER	\$ 50.00
MEDIACOM	SERVICE	\$ 330.59
EMSLRC	BLS PROVIDER CARDS	\$ 68.00
HILL'S PET NUTRITION SALES,INC	ANIMAL CONTROL SUPPLIES	\$ 29.27
HANCOCK VETERINARY CLINIC	ANIMAL SERVICES	\$ 67.45
BRITE-WAY WINDOW SERVICE	CITY HALL WINDOW CLEANING	\$ 120.00
TWO RIVERS VETERINARY CENTER	ANIMAL SERVICES	\$ 1,816.90
WEST CENTRAL FS INC.	BULK FUEL	\$ 17,220.00
ASKEW SCIENTIFIC CONSULTING	PROFESSIONAL SERVICES	\$ 2,840.75
IDEXX DISTRIBUTION, INC.	LAB SUPPLIES	\$ 250.27
WINDSTREAM	SERVICE	\$ 492.44
DARKSIDE TINT & GRAPHIX	CITY DECALS	\$ 120.00

REGISTER NO. 5382

LIBERTY UTILITIES MIDSTATES	SERVICE	\$ 691.65
DIANNE STANLEY	MONTHLY MANAGER FEE @ GRAND	\$ 452.25
INTERSTATE BILLING SERVICE,INC	PARTS/MATERIALS	\$ 753.51
LYNCH DALLAS, PC.	PROFESSIONAL SERVICES	\$ 925.00
KIMBALL MIDWEST	SEWER SUPPLIES/MATERIALS	\$ 254.14
CINTAS CORPORATION #342	UNIFORM SERVICES	\$ 2,849.35
WESTRIDGE MECHANICAL	LABOR/MATERIALS @ WPC	\$ 195.00
ANSELL HEALTHCARE PRODUCTS LLC	WPC LAB SUPPLIES	\$ 904.89
QUARTIX INC.	CREDIT MEMO	\$ (579.42)
QTPOD	ANNUAL ACCESS PLAN AIRPORT	\$ 1,195.00
BLESSING HEALTH KEOKUK CLINIC	MEDICAL SERVICES	\$ 160.00
NICHOLAS SMIDT	TRAVEL REIMBURSEMENT	\$ 112.99
SCOTT'S ULTRA CLEAN LLC	POLICE JANITORIAL SERVICE	\$ 550.00
SCHOLASTIC INC.	LIBRARY SUPPLIES/MATERIALS	\$ 314.50
BENJAMIN SPARROW	GRAND THEATER JANITORIAL	\$ 306.00
WITMER PUBLIC SAFETY GROUP INC	FIRE DEPT SUPPLIES/MATERIALS	\$ 1,782.95
GREAT NORTHERN ENVIRONMENTAL	WPC EQUIPMENT/FREIGHT	\$ 11,882.45
		\$ 83,260.95



COUNCIL ACTION FORM

Date: January 2, 2024

Presented By: Broomhall

Subject: Vacate & dispose Street/Alley KMWW Agenda Item: 7

Description:

Keokuk Municipal Water Works requested vacation and disposal of a portion of a platted unimproved alley in block 72 and a platted unimproved portion of H Street between blocks 72 & 72, Masons Lower Addition. The purpose of the request is to use this property for a fill site.

The City Planning Commission reviewed and recommended approval of the vacation at their meeting on August 28, 2023. There was neighboring property owners in attendance that expressed concern/opposition about negative impact on roads that are in poor condition.

A public hearing was held on November 16, 2023

FINANCIAL

Is this a budgeted item? YES ☐ NO ☐

Line Item #: _____ Title: _____

Amount Budgeted: _____

Actual Cost: _____

Under/Over: _____

Funding Sources:

Departments:

Is this item in the CIP? YES ☐ NO ☐ CIP Project Number: _____

COUNCIL ACTION FORM

Any previous Council actions:

Action

Set public hearing

Hold public hearing

Date

November 2, 2023

November 16, 2023

Recommendation:

--

Required Action

ORDINANCE ☐ RESOLUTION ☒ MOTION ☐ NO ACTION REQUIRED ☐

Additional Comments:

--

MOTION BY: _____ SECONDED BY: _____

TO _____

CITY COUNCIL VOTES

[illegible]

RESOLUTION NO.

A RESOLUTION TO VACATE AND DISPOSE OF A PLATTED UNIMPROVED PORTION OF H STREET BETWEEN BLOCKS 72 AND 73 AND ALLEY IN BLOCK 72, MASONS LOWER ADDITION, CITY OF KEOKUK, LEE COUNTY IOWA.

WHEREAS, a public hearing was held on Thursday, November 16, 2023, by the Keokuk City Council on a request to vacate and dispose of a 66' X 300' platted unimproved portion of H Street between blocks 72 and 73 and a 20' x 300' platted unimproved alley right of way in block 72, Mason's Lower Addition, City of Keokuk, Lee County, Iowa

WHEREAS, pursuant to Iowa Code Section 354.23, the City Council declares its intent to dispose of this City right-of-way by the vacating instrument all its right, title, and interest in it to Keokuk Municipal Water Works; and

WHEREAS, the Keokuk City Council has deemed said right of way as no benefit to the public; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KEOKUK, IOWA: that a 66' X 300' platted unimproved portion of H Street between blocks 72 and 73 and a 20' x 300' platted unimproved alley right of way in block 72, Mason's Lower Addition, City of Keokuk, Lee County, Iowa be vacated and conveyed to Keokuk Municipal Water Works

BE IT FURTHER RESOLVED, that the Mayor and the City Clerk be and are hereby authorized, empowered, and directed to take all necessary measures to convey the City's interest in the above-described alley right-of-way and,

BE IT FURTHER RESOLVED, that the aforementioned vacation shall be reflected in Appendix A, Section 8 of the Keokuk Municipal Code, and a copy recorded with the Lee County Recorder of Deeds and filed and indexed as a conveyance by the Lee County Auditor.

Passed & Approved this 4th day of January 2024.

K. A. Mahoney, Mayor

Attest: _____
Celeste El Anfaoui, City Clerk

Please note the following are not the complete minutes, this is only the section that refers to Keokuk Municipal Water Works public right of way vacation request.

CITY PLANNING COMMISSION

August 28, 2023 @ 4:30 p.m.

Minutes

Members Present: Larry Wallingford, Sue Dickson, Chance Nye, Mary Watson, Tom Bryant, Devon Dade, Kristal King

Members Absent: Jean Brilon, Karole Smith

Staff Present: Pam Broomhall, Community Development Director, Annette Peevler, Public Works/Planning Administrative Secretary

Visitors: Robert Helenthal, Ashley Custer, Dorothy Cackley, Nicole & Jacob Wilcox, David Bogner, Cole O'Donnell, Zach James, Michelle Houghton

Wallingford called the meeting to order at 4:30 p.m.

Wallingford asked if there were any changes or corrections to the minutes of June 26, 2023. Hearing none, Bryant moved to approve the minutes of the previous meeting. Nye seconded.

RESULTING VOTE: AYES - 7, NAYS – 0, motion passed.

Item #3 Keokuk Municipal Water Works (KMWW), P.O. Box 10, Keokuk, IA 52632

Vacation - Appellant desires to vacate 66'x 300' platted unimproved portion of H Street between Blocks 72 and 73 and the 20'x 300' platted unimproved alley in Block 72 Masons Lower Addition.

Broomhall said as usual, notice was sent to neighboring properties within 200' of area in question. Broomhall said there were a couple phone calls regarding the vacation request, and those individuals were in the audience to speak. Broomhall said the purpose of the request is to use the area for a fill site. Broomhall said utility companies were notified and she did receive a few responses that there are no utilities in the area that need to be maintained.

Dave Bogner, General Manager of Keokuk Municipal Water Works, said they have been dumping fill at a property they own on Ridge Street for 20 years, but that site is full, and they need a new location. Bogner said the fill is from areas that have been excavated for repair of water mains. Bogner later said last year the crews repaired 45 leaks, but valve repairs happen more often in summer months. Bogner said some of the lots in question are still being negotiated for purchase, but some lots have already been agreed upon. Bogner said some of the areas will

also be used to store pipe and other fill materials.

Watson asked how KMWW plans to maintain the storage areas. Bogner said they maintain them and there have never been any complaints that he is aware of at the Ridge Street location.

Bryant asked what streets the trucks will be using to get to the areas. Bogner showed commission members the map and routes the trucks will travel. Bryant asked how long it generally takes to fill a ravine. Bogner said fifteen to twenty years.

Dade asked Bogner what impact he foresees on the neighborhood. Bogner said there is a row of trees and shrubbery that hides some of the lots from neighboring properties. Bogner said Missouri Avenue residents will not be able to see much of the fill site as there is brush and trees along Missouri Avenue and what will be seen will not have a big impact on visibility. Bogner stated the area that will be used for storage on the corner of Missouri & I Street will be visible.

Broomhall asked if the trucks will come off South 7th Street to get to the lots where the fill is stored. Bogner said yes, and they will travel to either Missouri Avenue or J Street, but neither is heavily traveled.

Dorothy Cackley, 620 J Street, asked if the I Street entrance is going to be used, if taxpayer dollars are being used to pay for these lots and how many commission members drove the streets to see the poor road conditions that will only be made worse by truck traffic. Cackley said she is concerned about the trucks using J Street, which is directly in front of her house. Cackley said there needs to be some street construction work done to make the streets durable to handle dump truck traffic. Cackley asked which budget the street improvement money is coming from. Wallingford said that is not something the planning commission knows or has anything to do with when making their recommendations. Cackley asked who can answer this question. Broomhall said the city council will make the final decision at their regular meeting on September 21st. Cackley asked the city planning commission members to introduce themselves.

Michelle Houghton, 1626 Missouri Avenue, said she has been a resident for many years and the roads have never been maintained since she has lived there. Houghton asked what this will do to their property values and if the city will maintain the streets better if this vacation is allowed. Houghton said it took many years to get rid of bad neighbors and the area has been cleaned up, but this will create an eyesore. Broomhall said there were no complaints that she is aware of in the twenty plus years the KMWW stored materials and fill on Ridge Street, but there have been complaints about the street deterioration at that location. Houghton said her primary issue is with the damage that will occur to the already bad streets in her neighborhood.

Watson said she wishes she would have known to look at the Ridge Street storage location.

Bogner said the Ridge Street location is a flatter street than this area and there is no way to predict what the area will look like in fifteen years.

Nye asked if the area will be fenced or have any type of security. Bogner said they will have a gate across the entry way. Nye asked if they will disturb the tree line. Bogner said he does not

believe they will disturb anything dumping fill in the ravine.

Nye asked if the KMWW is still going to maintain the Ridge Street site. Bogner said yes for the time being, but at some point, they hope to sell that property. Nye asked if they will sell the fill materials. Bogner said it has not been considered.

Houghton asked if the fill site is the ravine, then why KMWW is asking for all the other lots. Bogner showed Houghton the lots on the map submitted to commission members and explained the lots they will be utilizing.

Bryant made a motion to recommend vacating the platted unimproved portion of H Street between Blocks 72 and 73 and the platted unimproved alley in Block 72 Masons Lower Addition and forward the request to the City Council. Dickson seconded.

RESULTING VOTE: AYES – 7, NAYS – 0, motion passed.

Meeting adjourned at 5:59 p.m.

Respectfully Submitted,
Acting Secretary
Annette Peevler

City of Keokuk
Right of Way Vacation Request
Vacation & Conveyance of Street or Alley

DATE: July 25, 2023

APPELLANT NAME: Keokuk Municipal Water Works

APPELLANT MAIL ADDRESS: 20 N. 4th Street, Keokuk, Iowa

☐ **STREET VACATION**

☐ Improved
☒ Unimproved

☐ **ALLEY VACATION**

☐ Improved
☐ Gravel ☐ Asphalt
☐ Unimproved

REMARKS: Applicant would like to vacate ~~66~~⁶⁶ x 300' unimproved platted street

LOCATION OF AFFECTED PREMISES: A portion of H Street, abutting Missouri Avenue, between blocks 72 & 73, Mason's Lower Addition

ZONING DISTRICT: R-2, single family dwelling district

DESCRIPTION OF AFFECTED PREMISES: Unimproved platted street

APPELLANT'S INTEREST IN AFFECTED PREMISES: Purchase pending approval

PLOT PLAN & ELEVATION ATTACHED? ☒ IF NOT, EXPLAIN

I hereby request vacation and conveyance of the above stated public right of way.

16 AUG 2023

DATE SIGNED



APPELLANTS SIGNATURE



KEOKUK MUNICIPAL WATERWORKS

20 N. 4TH STREET

P.O. BOX 10

Keokuk, Iowa

52632

PHONE: 319-524-5285

WEBSITE: KEOWATER.COM

TRUSTEES:

KIMBERLY BOYD
MICHAEL HICKEY
RAYMOND LONG
TOM CRENSHAW
FLINT PEYTON

GENERAL MANAGER:

DAVID BOGNER

July 25, 2023

Keokuk City Council
501 Main St
Keokuk, IA 52632

RE: Right of Way adjacent to 805 I St

To the Keokuk City Council:

The Keokuk Municipal Waterworks has a need for a local fill site when we dig on our distribution system, and to stage sand and gravel to re-fill the holes. Our current location, that we have been using for the past 20+ years, is full.

Referring to the picture on the next page, we have tentatively agreed with two landowners adjacent to the right of way to purchase their properties. We have approached a 3rd landowner regarding their property.

We request that the City vacate the right of way as shown on the attachment (green box). Pending approval by the City Council, our intention is to purchase the two agreed-upon parcels regardless of the outcome with the 3rd landowner. The right of way is in a ravine, with a significant drop in elevation from Missouri Avenue.

Thank you for your consideration,

David Bogner
General Manager



PROPERTIES OF INTEREST – Keokuk Waterworks right of way vacation request





TO: Mayor and Council
FROM: Mayor Mahoney
DATE: January 4, 2024
RE: Committee Nominations

RAND PARK PAVILION COMMISSION (Final notification. Vote required.)
(5-YEAR TERM)

Rena Mackie

Term to expire 10/22/2029

AGENDA
COUNCIL WORKSHOP
January 4, 2024
IMMEDIATELY FOLLOWING REGULAR MEETING

1. Discuss Boards & Commissions.
2. Hotel/Motel Request.