

**MINUTES  
CITY COUNCIL MEETING  
January 5, 2026  
501 Main Street  
5:30 P.M.**

The City Council of the City of Keokuk met in regular session on January 5, 2026, at 501 Main Street. Mayor Mark Smidt called the meeting to order at 5:30 p.m. There were eight council members present, one absent. Todd Marshall, Tyler Walker, Doug Matlick, Kathie Mahoney, Devon Dade, Steve Andrews, Roger Bryant, and Michael Greenwald were present. Matt VanBerkum was absent. Staff in attendance: City Administrator Jim Ferneau, City Clerk Celeste El Anfaoui, Public Works Director Brian Carroll, Chief of Police Zeth Baum, Waste Water Treatment Plant Manager Tom Wills and Bridge, Park, Cemetery and Sanitation Manager Bob Weis.

**MAYOR'S CORRESPONDENCE:** Informed of the organization of Council subcommittees; plans to establish a Housing and Healthcare Task Force; and that Councilperson Mahoney was sworn in prior to the meeting in his office to represent Ward 3.

Motion made by Dade, second by Andrews to approve the agenda, including the consent agenda. (8) AYES, (0) NAYS. Motion carried.

- Minutes of the Regular Council meeting of December 18, 2025;
- **RESOLUTION NO. 1-2026:** Approving a Liquor License for Sweet Sally's, 707 Main Street, Class C Retail Alcohol License with Outdoor Service – effective January 24, 2026;
- Re-Appointment of Officers: City Clerk Celeste El Anfaoui, City Attorney James Dennis & Police Chief Zeth Baum;
- Setting Budget Review Sessions;
- Motion to pay bills and transfers listed in Register No.'s 5516-5518;

Mayor Smidt opened the public hearing at 5:39 p.m. on Asbestos Abatement former Elkem Carbide Site, Auditors Parcel D. A public hearing notice was published in the Daily Gate City on Tuesday, December 23, 2025.

**COMMENTS:** Emily Smart from Eocene gave overview.

No further comments were received, Mayor Smidt closed the public hearing at 5:43 p.m.

Motion made by Greenwald, second by Dade to approve the following proposed **RESOLUTION NO. 2-2026:** "A RESOLUTION APPROVING AND CONFIRMING PLANS, SPECIFICATIONS, FORM OF CONTRACT, AND ESTIMATE OF COST FOR ASBESTOS REMOVAL AT THE FORMER ELKEM SITE, AUDITOR'S PARCEL D." (8) AYES, (0) NAYS. Motion carried.

Motion made by Bryant, second by Greenwald to approve the following proposed **RESOLUTION NO. 3-2026:** "A RESOLUTION ALLOWING THE MAYOR TO ENTER IN AN AGREEMENT WITH SITE SERVICES, INC. FOR ASBESTOS REMOVAL AT THE FORMER ELKEM SITE, AUDITOR'S PARCEL D." (8) AYES, (0) NAYS. Motion carried.

Mayor Smidt opened the public hearing at 5:45 p.m. on Asbestos Abatement Former Elkem Carbide, Plat 1. A public hearing notice was published in the Daily Gate City on Tuesday, December 23, 2025.

**COMMENTS:** Emily Smart from Eocene gave overview.

No further comments were received, Mayor Smidt closed the public hearing at 5:49 p.m.

Motion made by Walker, second by Andrews to approve the following proposed **RESOLUTION NO. 4-2026:** “A RESOLUTION APPROVING AND CONFIRMING PLANS, SPECIFICATIONS, FORM OF CONTRACT, AND ESTIMATE OF COST FOR ASBESTOS REMOVAL AT THE FORMER ELKEM SITE, PLAT 1.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Walker, second by Greenwald to approve the following proposed **RESOLUTION NO. 5-2026:** “A RESOLUTION ALLOWING THE MAYOR TO ENTER IN AN AGREEMENT WITH SITE SERVICES, INC. FOR ASBESTOS REMOVAL AT THE FORMER ELKEM SITE, PLAT 1.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Greenwald, second by Walker to approve the following proposed **RESOLUTION NO. 6-2026:** “A RESOLUTION TO APPROVE THE ENGINEERING AGREEMENT WITH BOLTON & MENK, INC. FOR THE DESIGN OF THE SOUTH 10<sup>TH</sup> STREET MILL & OVERLAY PROJECT.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Greenwald, second by Bryant to approve the following proposed **RESOLUTION NO. 7-2026:** “A RESOLUTION DESIGNATING DEPOSITORYES FOR CITY MONIES AND CITY FUNDS NOT TO EXCEED THE SUMS INDICATED PER FINANCIAL INSTITUTION.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Dade, second by Andrews to approve the following proposed **RESOLUTION NO. 8-2026:** “A RESOLUTION DESIGNATING THE DAILY GATE CITY AS NEWSPAPER OF GENERAL CIRCULATION FOR PUBLICATIONS OF OFFICIAL NOTICES.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Dade, second by Bryant to approve the following proposed **RESOLUTION NO. 9-2026:** “A RESOLUTION MAKING THE SAFETY DEPOSIT BOX RENTED IN THE NAME OF THE CITY OF KEOKUK ACCESSIBLE TO THE MAYOR & CITY CLERK.” (8) AYES, (0) NAYS. Motion carried.

Motion made by Andrews, second by Dade to approve the following proposed **RESOLUTION NO. 10-2026:** “A RESOLUTION DESIGNATING MICHAEL GREENWALD AS MAYOR PRO TEM OF THE CITY OF KEOKUK IN THE ABSENCE OF MAYOR MARK SMIDT.” (8) AYES, (0) NAYS. Motion carried.

**STAFF REPORTS:** Carroll informed the Council of a sewer backup related to IMON and that IMON will be billed for damages and repair-related work. Carroll also stated that the boiler at the Southeast Iowa Development Center went out. Baum provided an update on the K-9 unit, and Ferneau reminded the Council of upcoming budget review sessions.

Motion made by Dade, second by Walker to adjourn the meeting at 6:08 p.m.