

**MINUTES**  
**SPECIAL CITY COUNCIL MEETING**  
**Thursday, April 30, 2026 – 4:00 p.m.**  
**Keokuk City Hall Council Chambers**  
**501 Main Street, Keokuk, IA**

The City Council of the City of Keokuk met in special session on April 30, 2026, at 501 Main Street. Mayor Mark Smidt called the meeting to order at 4:00 p.m. There were eight council members present, one absent. Todd Marshall, Tyler Walker, Doug Matlick, Steve Andrews, Kathie Mahoney, Matt VanBerkum, Roger Bryant, and Michael Greenwald were present. Devon Dade was absent. Staff in attendance: City Administrator Jim Ferneau, City Clerk Celeste El Anfaoui, and Public Works Director Brian Carroll.

Motion made by Walker, second by VanBerkum to approve the initial reading of an Ordinance amending Ordinance No's. 1852,1952,2010,2013, and 2027, providing that general property taxes levied and collected each year on certain property located within the amended Twin Rivers Urban Renewal Area, in City of Keokuk, County of Lee State of Iowa, by and for the benefit of the State of Iowa, City of Keokuk, County of Lee, Keokuk Community School District, and other taxing districts, be paid to a special fund for payment of principal and interest on loans, monies advanced to and indebtedness, including bonds issued or to be issued, incurred by the City in connection with the amended Twin Rivers Urban Renewal Area (2026 Parcel).

Roll Call Vote: AYES – Marshal, Walker, Mahoney, Matlick, Andrews, Vanberkum, Bryant, and Greenwald. NAYS – None, ABSENT – Dade. (8) AYES, (0) NAYS. Motion carried.

Motion made by Matlick, second by Greenwald to waive the second & third reading.

Roll Call Vote: AYES – Marshal, Walker, Mahoney, Matlick, Andrews, Vanberkum, Bryant, and Greenwald. NAYS – None, ABSENT – Dade. (8) AYES, (0) NAYS. Motion carried.

Motion made by Greenwald, second by Mahoney to adopt & give final approval of **ORDINANCE NO. 2062:** Amending Ordinance No's. 1852,1952,2010,2013, and 2027, providing that general property taxes levied and collected each year on certain property located within the amended Twin Rivers Urban Renewal Area, in City of Keokuk, County of Lee State of Iowa, by and for the benefit of the State of Iowa, City of Keokuk, County of Lee, Keokuk Community School District, and other taxing districts, be paid to a special fund for payment of principal and interest on loans, monies advanced to and indebtedness, including bonds issued or to be issued, incurred by the City in connection with the amended Twin Rivers Urban Renewal Area (2026 Parcel). (8) AYES, (0) NAYS, (1) ABSENT – Dade. Motion carried.

Motion made by Matlick, second by Bryant to approve the following proposed **RESOLUTION NO. 94-2026:** "A RESOLUTION APPROVING REASONABLE COMPETITIVE BIDDING PROCEDURES FOR AND SETTING A DATE FOR A PUBLIC HEARING ON THE PROPOSAL TO CONVEY INTEREST IN REAL PROPERTY LOCATED WITHIN THE TWIN RIVERS URBAN RENEWAL AREA TO MM REAL ESTATE, LLC; DIRECTING PUBLICATION OF RELATED NOTICES; AND DECLAINING THE INTENT OF THE CITY TO ACCEPT THE OFFER SUBMITTED BY MM REAL ESTATE, LLC IN THE EVENT THAT NO QUALIFIED COMPETING PROPOSALS ARE SUBMITTED." (8) AYES, (0) NAYS, (1) ABSENT - Dade. Motion carried.

Motion made by Walker, second by Mahoney to adjourn the meeting at 5:04 p.m.