CITY COUNCIL MEETING
Tuesday, March 24, 2026

The Grimes City Council Meeting was held in-person. The meeting was called to order by Mayor David Gisch on March 24, 2026, at 5:30 p.m. at the Grimes Community Complex, 410 SE Main Street, Grimes, Iowa.

BUSINESS MEETING AGENDA

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

   Present: Mayor: David Gisch, Council Members: Eric Johansen (via Zoom), Andrew Borcherding, Laurie DePhillips, Leslie Irlbeck, Jared Lovelady
   Absent: NA

4. Approval of Agenda

   Mayor Gisch asked for approval of the agenda.
   Moved by Irlbeck, Second by DePhillips, to approve the agenda.
   Roll Call: Ayes: All. Nays: None. Motion passes: 5 - 0.

5. Polk County Sheriff Report

   Mayor Gisch asked that the Polk County Sheriff Report be moved before Public Forum.

   Sheriff Schneider reported on responses to calls in the last month and the services that are provided to Grimes from the Polk County Sheriff's Office.

6. Public Forum

   Joe Herman, 308 NW 8th Street, addressed Council about his disappointment with the location of the new public administration building and upcoming road construction.

   Zack Fuller, 605 NW 10th Circle, a representative of the American Legion shared that their meetings are the first Monday of the month at 5:30 PM at the Grimes Public Library.

7. Approval of the Consent Agenda

   a. Resolution 03-2526 Approving Previous Meeting Minutes
   b. Resolution 03-2626 Claims Report $2,262,397.52
   c. Resolution 03-2726 Approving Payments for Professional Services
      i. Invoice #4 Foth Infrastructure & Environment, LLC - SW 19th St. SRF Sponsored Pond $13,872.00

ii. Invoice #14 Foth Infrastructure & Environment, LLC - S James Street Improvements - S 37th St. to S 11th St. $77,812.05
iii. Invoice #28 Foth Infrastructure & Environment, LLC - S James St. and SE 11th St. Improvements $3,363.00
iv. Invoice #6 ISG - NW 27th Street Trail Connection $2,947.83Resolution 03-0426
v. Invoice #3 McClure Engineering Company - Water System On-Call Services $3,451.81
vi. Invoice #38 McClure Engineering Company - Phase 1A Water System Improvements $1,077.25
vii. Invoice #3 Nilles Associates, Inc. - Lions Park - Construction Services $4,625.00
viii. Invoice #18 OPN Architects, Inc. - Grimes Public Administration Building $6,658.63
ix. Invoice #2 Snyder & Associates, Inc. - 2025-2028 On-Call Traffic Planning & Engineering Services $4,635.00

d. Resolution 03-2826 Approving Capital Project Payment Requests
i. Pay Request #28 Absolute Concrete Construction, Inc. - S James Street and SE 11th Street Improvements $14,408.46
ii. Payment #3 (Retainage) Alpha Landscapes, LLC - Grimes Public Safety Center $4,468.65
iii. Payment #5 Edge Commercial, LLC - Lions Park $112,488.86
iv. Payment #6 Edge Commercial, LLC - Lions Park $91,232.15
v. Payment #2 Iowa Earth Works - SW 19th Street SRF Sponsored Pond $262,336.21
vi. Payment #2 Kruck Plumbing & Heating Co, Inc. - Grimes Public Administration Building $9,700.00
vii. Payment #19 (Retainage) Preload, LLC - Ground Storage Reservoir $173,293.57
viii. Payment #16 Renda Electric - Grimes Public Safety Center $2,794.90
ix. Payment #17 (Retainage) Renda Electric - Grimes Public Safety Center $47,050.51
x. Payment #1 Tri-City Electric Company of Iowa - Grimes Public Administration Building $4,850.00

e. Resolution 03-2926 Approving Change Orders
i. Change Order #3 Edge Commercial, LLC - Lions Park $8,936.00

f. Resolution 03-3026 Approving State of Iowa Alcohol Licenses
g. Resolution 03-3126 Accepting the Ground Storage Reservoir
h. Resolution 03-3226 Ordering Construction of the Beaverbrooke West Plat Four Mill and Overlay, and Fixing a Date for Hearing Thereon and Taking of Bids Therefor
i. Resolution 03-3326 To Enter Into Contract for Professional Services with Team Services for SW 19th Street Transmission Main
j. Resolution 03-3426 To Amend Contract for Professional Services with OPN Architects for the Grimes Public Administration Building
k. Resolution 03-3526 setting the date for sale of General Obligation Corporate Purpose Bonds, Series 2026A and authorizing the use of a preliminary official statement in connection therewith
l. Resolution 03-3626 on Notice and Intent to Dispose of an Easement Interest on Public Property in Heritage at Grimes Plat 2 in the City of Grimes and Convey said Easement to Adjoining Property Owner and Setting Public Hearing
m. Resolution 03-3726 Approving Personnel Transactions
n. Resolution 03-3826 To Enter into Agreement with the Iowa Department of Transportation for Traffic Safety Improvement Program Funding Received for the NE Beaverbrooke Blvd. and NE Gateway Dr. Roundabout Construction Project

o. Resolution 03-3926 Authorizing the Execution of the Legal Services Agreement Related to the AFFF Product Liability Litigation
p. Resolution 03-4026 Reallocating Special Assessment Against Property owned by Beverly A. Kelly, Shirley I. Shipley and Sharon I. Kramer in Polk County

Mayor Gisch asked for approval of the consent agenda.
Moved by DePhillips, Second by Borcherding, to approve the consent agenda.
Roll Call: Ayes: All. Nays: None. Motion passes: 5 - 0.

PROPOSED ACTION ITEMS

1. Ordinance 811 Amending Grimes Code of Ordinances regarding the amount charged under section 9-15-6(1) for collection of recyclable materials, and section 9-13-9(1) for collection of solid waste

   Finance Director Woodke explains the details of the amendment. In prior years, the City paid for a portion of these fees, but in the 2027 budget, the fees will be incurred on residents.

   a. Public Hearing on Ordinance 811 Amending Grimes Code of Ordinances regarding the amount charged under section 9-15-6(1) for collection of recyclable materials, and section 9-13-9(1) for collection of solid waste

      Mayor Gisch opened the Public Hearing at 5:49 p.m. No oral or written comments were made. Mayor Gisch closed the Public Hearing at 5:50 p.m.

   b. First Consideration of Ordinance 811 Amending Grimes Code of Ordinances regarding the amount charged under section 9-15-6(1) for collection of recyclable materials, and section 9-13-9(1) for collection of solid waste

      Mayor Gisch asked for approval of First Consideration of Ordinance 811 Amending Grimes Code of Ordinances regarding the amount charged under section 9-15-6(1) for collection of recyclable materials, and section 9-13-9(1) for collection of solid waste
      Moved by Lovelady, Second by Borcherding, to approve First Consideration of Ordinance 811 Amending Grimes Code of Ordinances regarding the amount charged under section 9-15-6(1) for collection of recyclable materials, and section 9-13-9(1) for collection of solid waste
      Roll Call: Ayes: 4. Nays: None. Abstained: 1 – Irlbeck. Motion passes: 4 - 0.

2. SW 19th Street Water Transmission Main Extension

   City Engineer Ahrens presents the details of the project and the low bidder, Evolution Contracting at $1,077,680.00. The design for this project was done in-house by city staff.

   a. Public Hearing on Plans, Specifications, Form of Contract and Estimate of Cost for the SW 19th Street Water Main Transmission Main Extension

      Mayor Gisch opened the Public Hearing at 5:56 p.m. No oral or written comments were made. Mayor Gisch closed the Public Hearing at 5:56 p.m.

b. Resolution 03-4126 Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the SW 19th Street Water Transmission Main Extension
c. Resolution 03-4226 Making Award of Construction Contract for the SW 19th Street Water Transmission Main Extension
d. Resolution 03-4326 Authorizing Construction Contract and Bond for the SW 19th Street Water Transmission Main Extension

Mayor Gisch asked for approval of Resolution 03-4126 Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the SW 19th Street Water Transmission Main Extension, Resolution 03-4226 Making Award of Construction Contract for the SW 19th Street Water Transmission Main Extension, and Resolution 03-4326 Authorizing Construction Contract and Bond for the SW 19th Street Water Transmission Main Extension
Moved by Borcherding, Second by Irlbeck, to approve Resolution 03-4126 Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the SW 19th Street Water Transmission Main Extension, Resolution 03-4226 Making Award of Construction Contract for the SW 19th Street Water Transmission Main Extension, and Resolution 03-4326 Authorizing Construction Contract and Bond for the SW 19th Street Water Transmission Main Extension
Roll Call: Ayes: All. Nays: None. Motion passes: 5 - 0.

3. Blue Creek Village Preliminary Plat and Site Plan

Senior Planner Coffey shares the details of the proposed plat and site plan located just west of the Oakview Middle School. Zoned for medium-density residential, the site plan includes 164 ranch-style townhomes with two to four units per building.

Mayor Gisch asked for approval of Blue Creek Village Preliminary Plat and Site Plan
Moved by DePhillips, Second by Borcherding, to approve Blue Creek Village Preliminary Plat and Site Plan
Roll Call: Ayes: All. Nays: None. Motion passes: 5 - 0.

4. The Home Place Site Plan

Assistant Planner Hoodjer presents the features of the site plan including two buildings with a total of 60 residential units and 69 total parking spaces. The property owner is looking to market this development toward individuals with special needs, and it would function like a normal apartment complex.

Mayor Gisch asked for approval of Home Place Site Plan
Moved by DePhillips, Second by Irlbeck, to approve The Home Place Site Plan
Roll Call: Ayes: All. Nays: None. Motion passes: 5 - 0.

DISCUSSION ITEMS

1. Franchise Fee Revenue Purpose Statement

City Manager Anderson explained the timeline of approving a franchise fee that would start with setting a date for public hearing in April. Mayor and Council discussed some details of the franchise fee.

2. Staff Report

   City Engineer Ahrens provided an update and timelines on the road construction occurring in Grimes this year.

3. Mayor and City Council Reports

   No reports given.

4. Adjournment

   There being no further business, the meeting was adjourned at 6:35 p.m.
   Motion by Irlbeck, Second by DePhillips to adjourn.
   Roll Call: Ayes: All; Nays: None; Motion passes: 5 - 0.

ATTEST:

Rachel Greving, City Clerk

David Gisch, Mayor