CITY COUNCIL MEETING
Tuesday, May 12, 2026

The Grimes City Council Meeting was held in-person. The meeting was called to order by Mayor David Gisch on May 12, 2026, at 5:31 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: Andrew Borcherding, Laurie DePhillips, Leslie Irlbeck, Jared Lovelady (via Zoom)
   Absent: Eric Johansen

4. Approval of Agenda

   Mayor Gisch asked for approval of the agenda.
   Moved by Borcherding, Second by Irlbeck, to approve the agenda.
   Roll Call: Ayes: All. Nays: None. Motion passes: 4 - 0.

5. Public Forum

   Mike Bleskacek, 610 NE Oakhurst Drive, asked how long the proposed franchise fee would be in effect.

   Brian Buethe and Jennifer Chittenden, Grimes Chamber and Economic Development, 404 SE 2nd Street, introduced Jennifer as the new president of the organization.

6. Approval of the Consent Agenda

   a. Resolution 05-0126 Approving Previous Meeting Minutes
   b. Resolution 05-0226 Claims Report $1,402,306.34
   c. Resolution 05-0326 Approving Payments for Professional Services
      i. Invoice #15 McClure Engineering Company – SE 41st Street and SE Park Drive Extension $21,178.75
      ii. Invoice #8 MSA Professional Services – SE 2nd Street Water Main $6,518.54
      iii. Invoice #18 MSA Professional Services – SE Little Beaver Dr. and SE 4th Thru 6th St. Reconstruction $6,781.55
      iv. Invoice #15 Confluence – Lions Park – Phase One $229.51
      v. Invoice #1 Kirkham and Michael – NW County Line Road Widening from W. 1st Street to NW Beaverbrook Blvd. $37,710.43
   d. Resolution 05-0426 Approving Capital Project Payment Requests

i. Payment #3 Elder Corporation – S James Street & S 19th Street Improvements $92,959.55
ii. Payment #8 Sternquist Construction - SE Little Beaver Dr. and SE 4th St. Reconstruction $2,069.76
iii. Payment #1 Evolution Contracting - SW 19th Street Water Transmission Main Extension $19,497.00
iv. Payment #9 (Retainage) Sternquist Construction - SE Little Beaver Dr. and SE 4th St. Reconstruction $18,727.97
v. Payment #1 Sternquist Construction - SE 5th St. and SE 6th St. Reconstruction$67,445.55
vi. Payment #9 (Retainage) Core Construction Services - Grimes Public Safety Center $23,692.72

e. Resolution 05-0526 Approving Change Orders
i. Change Order #1 Sternquist Construction - SE Little Beaver Dr. and SE 4th St. Reconstruction $16,505.05
ii. Change Order #2 CTI - SE 41st. St. & SE Park Dr. Extension $4,975.00
iii. Change Order #1 Nelson Construction Services - Grimes Administration Building $9,871.15
f. Resolution 05-0626 Approving Request for Street Closure for the Purpose of a Block Party
g. Resolution 05-0726 Approving State of Iowa Alcohol Licenses
h. Resolution 05-0826 Hazardous Waste Storage License for Metro Waste Authority
i. Resolution 05-0926 Approving Equipment Transactions
j. Resolution 05-1026 Accepting SE Little Beaver Dr and SE 4th St Reconstruction
k. Resolution 05-1126 Approving Personnel Transactions
l. Resolution 05-1226 Approving Fiscal Year 2025-2026 Spring Transfers
m. Resolution 05-1326 Approving Consent and Agreement to Improvements Within An Overland Flowage Easement for Lot 10 of Willow Hills Plat 1 - 2977 NW Brookside Drive
n. Resolution 05-1426 Acceptance of 1 Prime Contract for the Grimes Public Safety Center
o. Resolution 05-1526 Approving Repair to SE 19th St Storm Sewer Line
p. Resolution 05-1626 Approving Fundraising Event in the Parking Lot of Grimes Public Library

Mayor Gisch asked for approval of the consent agenda.
Moved by Irlbeck, Second by DePhillips, to approve the consent agenda.
Roll Call: Ayes: All. Nays: None. Motion passes: 4 - 0.

PROPOSED ACTION ITEMS

1. Goodwill Store Site Plan

Assistant Planner Hoodjer shared details of the proposed site plan for 361 SE Gateway Circle, including a 16,000 square foot building with 55 parking stalls and a drop off area with a canopy.

Mayor Gisch asked for approval of Goodwill Store Site Plan
Moved by Borcherding, Second by DePhillips, to approve Goodwill Store Site Plan
Roll Call: Ayes: All. Nays: None. Motion passes: 4 - 0.

2. Second Consideration of Ordinance 812 Imposing Franchise Fees on Black Hills/Iowa Gas Utility Company, LLC D/B/A Black Hill Energy and MidAmerican Energy Company in the Amount of Three Percent (3%) of the Gross Revenues Derived by the Companies From the Sale and

Distribution of Electricity and Natural Gas to Customers Within the Corporate Limits of the City Pursuant to Iowa Code Sections 364.2 and 384.3A (2026)

City Manager Anderson reviewed the details of the proposed ordinance and mentioned that it would be perpetual unless the Council decided to repeal the ordinance.

The mayor and council members highlighted some previous conversations about the proposed franchise fee.

Mayor Gisch asked for approval of Second Consideration of Ordinance 812 Imposing Franchise Fees on Black Hills/Iowa Gas Utility Company, LLC D/B/A Black Hill Energy and MidAmerican Energy Company in the Amount of Three Percent (3%) of the Gross Revenues Derived by the Companies From the Sale and Distribution of Electricity and Natural Gas to Customers Within the Corporate Limits of the City Pursuant to Iowa Code Sections 364.2 and 384.3A (2026)
Moved by DePhillips, Second by Lovelady, to approve Second Consideration of Ordinance 812 Imposing Franchise Fees on Black Hills/Iowa Gas Utility Company, LLC D/B/A Black Hill Energy and MidAmerican Energy Company in the Amount of Three Percent (3%) of the Gross Revenues Derived by the Companies From the Sale and Distribution of Electricity and Natural Gas to Customers Within the Corporate Limits of the City Pursuant to Iowa Code Sections 364.2 and 384.3A (2026)
Roll Call: Ayes: All. Nays: None. Motion passes: 4 - 0.

3. Resolution 05-1726 Approving Pre Design Agreement with the Iowa Department of Transportation – Iowa Highway 44

   Development Services Director Pfaltzgraff presented the history of Iowa Highway 44 as well as a timeline for an improvement project of Iowa Highway 44 including goals, cost, and processes to completion of the project in 2034.

   Borcherding exited the meeting at 6:00 p.m.

   Mayor and Council members discussed aspects of the project and gave their consent to staff to engage a design consultant for the project.

   Mayor Gisch asked for approval of Resolution 05-1726 Approving Pre Design Agreement with the Iowa Department of Transportation – Iowa Highway 44
   Moved by Irlbeck, Second by DePhillips, to approve Resolution 05-1726 Approving Pre Design Agreement with the Iowa Department of Transportation – Iowa Highway 44
   Roll Call: Ayes: All. Nays: None. Motion passes: 3 - 0.

4. Resolution 05-1826 Certifying the 2025 Special Federal Census for the City of Grimes to the Iowa Secretary of State and the Treasurer of the State of Iowa

   City Manager Anderson shared that the new Census count for the city of Grimes is 17,809 and explained some of the benefits that come with the higher count compared to the Census in 2020 including more opportunities for State funding of road improvements.

Mayor Gisch asked for approval of Resolution 05-1826 Certifying the 2025 Special Federal Census for the City of Grimes to the Iowa Secretary of State and the Treasurer of the State of Iowa
Moved by Irlbeck, Second by Lovelady, to approve Resolution 05-1826 Certifying the 2025 Special Federal Census for the City of Grimes to the Iowa Secretary of State and the Treasurer of the State of Iowa
Roll Call: Ayes: All. Nays: None. Motion passes: 3 - 0.

DISCUSSION ITEMS

1. Staff Report

   City Manager Anderson stated that staff has been researching the implications of the new property tax bill and will brief Mayor and Council on it once staff has better understanding of those implications.

2. Mayor and City Council Reports

   No reports given.

ADJOURNMENT

There being no further business, the meeting was adjourned at 6:37 p.m.
Motion by DePhillips, Second by Irlbeck to adjourn.
Roll Call: Ayes: All; Nays: None; Motion passes: 3 - 0.

ATTEST:

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Rachel Greving, City Clerk David Gisch, Mayor