CITY OF INDIANOLA COUNCIL MEETING
August 17, 2026
6:00 PM
City Council Chambers
110 N 1st Street, Indianola, IA
Minutes

Call to Order
The Indianola City Council met in regular session at 6:00 PM on August 17, 2026 in the City Hall Council Chambers. Mayor Steve Richardson called the meeting to order and on roll call the following members were present: Josh Rabe, Ron Dalby, Steve Armstrong, Tiffany Davis, Bob Lane. Absent: Mellisa Sones.

Public Comment
Breann Hooper, 16182 McKinley St., Indianola, spoke against the use of flock cameras.

Consent Agenda
The adoption of an ordinance amending Chapter 165.05 was pulled from the consent agenda. Council Member Lane moved to approve the Consent Agenda and Davis seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously. The Consent Agenda was as follows:

- Approval of Agenda
- Approval of Claims
- Approval of Minutes of the prior meetings
- Consideration of the approval of an event and noise permit to 22 Reasons to Stay Rally Ride for a Purpose to be held on August 22, 2026.
- Resolution 2026-162 suspending enforcement of Indianola Code 45.02(2) regarding the consumption of alcohol on city streets during the Rally Ride for a Purpose event as requested by 22 Reasons to Stay.
- Consideration of the approval of a liquor license from Sticks and Balls for an event at Harley Davidson, contingent upon staff approval.
- Third consideration and adoption of an ordinance (No. 1799) amending Chapter 171, Parkland Dedication.
- Second consideration of an ordinance amending Ordinance Nos 1026, 1137, 1218, 1322, 1336, 1428, 1217, 1314, 1396, 1549, 1613, 1616, 1668, 1671, 1717, AND 1761 and providing that general property taxes levied and collected each year on certain property located within the amended Hillcrest/Downtown Unified Urban Renewal Area, in the City of Indianola, Couty of Warren, State of Iowa, shall no longer be divided under Iowa Code Section 403.19 in connection with certain subareas of the Hillcrest/Downtown Unified Urban Renewal Area (Removing “Hillcrest Amendment No. 3 Subarea” and “Downtown Amendment No. 1 Subarea” from Division of Taxes).
- Resolution 2026- 163 suspending enforcement of Indianola Code 47.01(11) regarding the sale and consumption of alcohol in city parks for the Indianola Art Festival in Buxton Park to be held on September 20, 2026.

- Resolution 2026-164 authorizing a contract with Dr. Gabe Lancaster for Medical Director Services.
- Resolution 2026-165 authorizing an agreement between Indianola Community Schools and the Indianola Fire Department.
- Resolution 2026-166 authorizing an agreement between Simpson College and the Indianola Fire Department.
- Resolution 2026-167 approving an amendment to the Fee Schedule regarding Parkland Dedication fees.
- Resolution 2026-168 appointing City of Indianola representation to the Des Moines Metropolitan Planning Organization (MPO) and the Central Iowa Regional Transportation Planning Alliance (CIRTPA).
- Resolution 2026-169 authorizing the certification of liens to the Warren County Treasurer for purposes of assessing the cost of nuisance abatement against properties.
- Resolution 2026-170 approving salaries.

Council Member Davis moved to approve the third consideration and adoption of an ordinance (No. 1798) amending Chapter 165.05, Zoning District Regulations. Dalby seconded it. On roll call, the vote was AYES: Rabe, Dalby, Davis, Lane. NAYS: Armstrong. Whereas the Mayor declared the motion passed.

Council Reports
City Treasurer Doug Shull provided an overview of the June and July reports. Council Member Lane moved to receive and file the June and July 2026 Treasurer's Reports. Dalby seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Mayor's Report
Raegan Burrows and Patrick O'Neil, Mayor's Youth Council members, informed the council of their upcoming goals.

Mayor Richardson gave a community update.

Mayor Richardson proclaimed August 23-29, 2026 as Water and Wastewater Workers Week in Indianola.

Old Business
Council Member Davis moved to approve Resolution 2026-171 authorizing proceeding with an Exclusive Listing Agreement with Knapp Properties, LLC for the sale of the North Howard Properties. Dalby seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Council Member Armstrong moved to open the public hearing regarding the amendment of City Code Chapters 151-153, 155-160, 161A, and adoption of the 2024 International Codes, 2024 Uniform Plumbing Code, and the 2023 National Electric Code (NEC, NFPA 70) for the City of Indianola. Rabe seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Community and Economic Development Director Bryce Johnson and Fire Chief Aaron Hurt discussed the code amendments. No other public comments were offered.

Council Member Rabe moved to close the public hearing and Lane seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Council Member Lane moved to approve the first consideration of an ordinance amending City Code Chapters 151-153, 155-160, 161A, and adoption of the 2024 International Codes, 2024 Uniform Plumbing Code, and the 2023 National Electric Code (NEC, NFPA 70) for the City of Indianola. Davis seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

New Business
Ammon Taylor, Waste Management, requested the addition of a fuel surcharge on the recycling contract.

Council Member Rabe moved to approve a temporary fuel surcharge of 44 cents/home/month for a period of six months or when fuel costs per the DOE file drop under $4.81/gallon, whichever is sooner, and the Recycling Fund reserves pay for the surcharge. Lane seconded it. On roll call, the vote was AYES: Rabe, Dalby, Davis, Lane. NAYS: Armstrong. Whereas the Mayor declared the motion passed.

Council Member Davis moved to approve Resolution 2026-172 approving site plan for Les Schwab Tire Center (102 East Scenic Valley Avenue). Lane seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Senior Planner, Bill Mettee discussed the site plan for an animal shelter. Council Member Rabe moved to approve Resolution 2026-173 approving site plan for Kiya Koda Humane Society (1600 East Orchard Place). Lane seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Other Business
Finance Director/Clerk Jackie Raffety discussed borrowing for capital items. Council Member Rabe moved to direct staff to bring forward a resolution authorizing borrowing for capital items. Lane seconded it. On roll call, the vote was AYES: Rabe, Dalby, Davis, Lane. NAYS: Armstrong. Whereas the Mayor declared the motion passed.

City Manager Jacob Meshke updated the council on department activities.

Council Member Davis moved to enter into closed session at 7:29 PM in accordance with Iowa Code Section 21.5 (1)(j) to discuss the purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property or reduce the price the governmental body would receive for that property. Dalby seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously.

Council Member Dalby moved to exit the closed session at 7:42 PM and Davis seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously. No action was taken on items discussed in closed session.

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Council Member Armstrong moved to exit the closed session at 7:48 PM and Davis seconded it. On roll call, the vote was AYES: Rabe, Dalby, Armstrong, Davis, Lane. NAYS: None. Whereas the Mayor declared the motion carried unanimously. There was no action taken on items discussed in the closed session.

Adjourn
The meeting was adjourned at 7:48 PM on a motion by Lane and seconded by Davis. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

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Steve Richardson, Mayor

ATTEST:

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Jackie Raffety, City Clerk