MINUTES OF THE NORWALK REGULAR CITY COUNCIL MEETING
ON JANUARY 8, 2026

(Minutes to be approved at the January 15, 2025 meeting)

This meeting of the City of Norwalk City Council, on January 8, 2026 was held electronically and in person. Attendees could access the meeting via Zoom or attend in person.

Mayor Phillips called the City Council meeting to order at 6:00 p.m. Present at roll call: Andy Boerjan, Jason Brown, Ed Kuhl, George Meinecke, and Kelsey Porter.(RC = roll call vote)

Staff present included: Jim Dougherty, City Attorney; Lindsey Offenburger, Director of Internal Operations/City Clerk; Kaylen Petullo, Deputy City Clerk; Kerri Keyte, Human Resources Director; Jennifer Porter, Fire Chief; Greg Staples, Police Chief; Joe Ballard, Assistant Public Works Director; Carissa Williams, Parks and Recreation Director; Hollie Zajicek, Economic Development Director; Luke Parris, Community Development Director; Jean Strable, Library Director; Tony Belizzi, City Engineer.

Pledge of Allegiance

Motion by Kuhl, seconded by Brown, to approve the agenda as presented, carried unanimously, voice vote.

Welcome of Guests and Public Comment

Consent Agenda
Motion by Meinecke, seconded by Boerjan, to approve the consent agenda which included: December 18, 2025 Minutes of the Regular City Council Meeting; Renewal Class C Retail Alcohol License for Cooper's Central Table & Cocktails; **Resolution 26001** to approve Pay Estimate No. 2 (Final), Change Order No. 2, and Certificate of Completion to Diamond Surface Inc. for the 50th Avenue Pavement Rehabilitation Project; **Resolution 26002** approving Supplemental Agreement No. 2 with Snyder & Associates for additional Engineering Services for the Public Works and Parks & Rec Storage Building

Project; **Resolution 26003** to approve Pay Estimate No. 6 (Final), Change Order No. 5, and Certificate of Completion to Eick & Day Construction for the Public Works and Parks & Rec Storage Building Project; **Resolution 26004** approving Engineering Services for the 2026 Street Patching Project; **Resolution 26005** approving the Wellmark Health Plan of Iowa, Inc. Entity Services HMO Agreement for the City of Norwalk Fire/EMS Department; Correspondence; Monthly Reports and Expenditures, carried unanimously, RC.

PAYEE	DESCRIPTION	AMOUNT	PAYEE	DESCRIPTION	AMOUNT
ACCESS TECHNOLOGIES INC	FAX PLAN	$1,300.65	LIBERTY TIRE SERVICES LLC	TIRE RECYCLING	$546.00
ASCENDANCE TRUCKS LLC	PLOW TRUCK REPAIRS	$9,956.53	MACQUEEN EQUIPMENT LLC	2025 VACTOR 2100I COMBO SEWER CLEANER	$469,415.85
BAKER GROUP	AIR SYSTEM REPAIR	$841.59	MARTIN'S FLAG COMPANY, LLC	FIELDHOUSE COURTYARD PROJECT	$4,850.00
BAMWX LLC	WEATHER FORECAST CONSULTING	$2,958.00	MATHESON TRI-GAS, INC.	OXYGEN BOTTLE RENTAL	$765.40
BERENS-TATE CONSULTING GROUP INC	2022A ARBITRAGE TESTING	$3,000.00	MEGAN BERTELSEN	REFUND - EMS OVERPAYMENT	$475.30
BIG GREEN UMBRELLA MEDIA INC	DEC 2025 NORWALK LIVING	$943.00	METRO WASTE AUTHORITY	MONTHLY GARBAGE COLLECTION	$88,082.54
BOLTON & MENK, INC	HWY 28 BEAUTIFICATION	$1,052.50	MICROMARKETING ASSOCIATES	AUDIOBOOKS	$724.70
BOUND TREE MEDICAL, LLC	MEDICAL SUPPLIES	$522.73	MIDAMERICAN ENERGY	801 NORTH AVE	$5,107.94
BOWEN DESIGN LLC	2025 FALL VOLLEYBALL TSHIRTS	$179.60	MUNICIPAL SUPPLY	METERS AND PARTS	$2,220.42
CAPITAL SANITARY SUPPLIES	PS CUSTODIAL SUPPLIES	$209.19	NICK FRYE	UNIFORMS - FRYE	$52.22
CARTER PRINTING CO., INC.	ENVELOPES	$198.00	NORTH WARREN TOWN & COUNT	PUBLICATIONS	$454.25
CHRISTOPHER JOHN BECKER	402 MAIN REPAIRS	$4,000.00	ONENECK IT SOLUTIONS LLC	CITY WIDE PHONE SYSTEM	$153.84
CHRISTOPHER SWAROFF	REFUND - EMS OVERPAYMENT	$308.44	PENWORTHY COMPANY	BOOKS	$236.63
CINTAS	WINTER FLOOR MATS - FIELDHOUSE	$340.17	PFM FINANCIAL ADVISORS LL	CIWW 2025A DEBT ISSUE FEES	$22,649.25
CITY OF WEST DES MOINES	WESTCOM PAYMENT	$275,855.86	RAFE ALBERS	UNIFORMS - ALBERS	$285.69
CITY SUPPLY CORPORATION	LIBRARY TOILET REPAIRS	$135.00	RON DOWNING	REIMBURSEMENT GLASSES DOWNING	$250.00
CONWAY SHIELD	10 PAIR OF GLOVES	$1,527.50	SMITH'S SEWER SERVICE	CH PREVENTATIVE MAINTENANCE	$318.00
CORTUM FAMILY FARMS LLC	PAYMENT 2 OF 3 - LOSS OF FUTURE USE - LESS MANHOLE EXPENSE	$2,300.00	SNYDER & ASSOCIATES INC	CHERRY PKWY WIDENING	$2,113.00
DEJAH ROMAN	PRESENTER FEE	$80.00	SPOCK'S SANCTUARY	PRESENTER FEES	$99.00
DENNIS BARBER	PEDDLER PERMIT BOND REIMB.	$200.00	STATE OF IOWA DEPARTMENT OF	LATE FEE FOR LICENSE	$400.00

			INSPECTIONS		
DIAMOND SURFACE INC	50TH AVE PAVEMENT REHABILITATION	$93,245.44	STRATUS BUILDING SOLUTIONS	CLEANING SERVICES	$1,196.00
EICK & DAY CONSTRUCTION LLC	PW PS STORAGE BLDG	$25,199.96	STRYKER MEDICAL	COT BATTERIES	$3,966.50
FIRST RESPONDER SUPPLY LLC	HOLSTER - WALLACE	$223.24	TK CONCRETE	CHERRY PARKWAY WIDENING PROJECT	$16,285.84
FOTH INFRASTRUCTURE & ENVIRONM, LLC	50TH AVE PAVEMENT REHABILITATION	$41,619.00	TRANE U.S. INC	TRANE SERVICE AGREEMENT	$1,790.00
GALLS LLC	UNIFORMS - DELANEY	$2,228.44	ULINE	PALLET RACKS PW PR STORAGE BLDG	$10,447.84
GOPHER SPORT	15 NEW BASKETBALLS - LITTLE HOOPERS	$172.88	UNITYPOINT HEALTH	PHYSICAL - HAGEMAN	$210.00
GRAYBAR	PW PR STORAGE BLDG	$317.60	CAROL BUHRMAN	UTILITY DEPOSIT REFUND	$8.50
GREATER DES MOINES CONVENTION AND VISITO	CATCH DM	$158.22	DALUCE PROPERTIES LLC	UTILITY DEPOSIT REFUND	$75.55
GREGG YOUNG	POLICE VEHCILE REPAIR	$5,265.02	JULIE JORDAN	UTILITY DEPOSIT REFUND	$28.69
HAWKEYE TRUCK EQUIPMENT	PLOW PARTS	$294.45	KATIE MEINECKE	UTILITY DEPOSIT REFUND	$6.53
HEARTLAND SPORTS PROPERTIES	OVERPAYMENT REFUND: RESTROOM	$445.25	PHILLIP DOAK	UTILITY DEPOSIT REFUND	$100.00
HOLLY JOHANSON	GLASSES REIMB	$250.00	ROSEMARY HOOVER	UTILITY DEPOSIT REFUND	$15.60
HUTCHINSON SALT COMPANY	SALT FOR ROADS	$34,820.56	LAURA VANZANTE	UTILITY REFUND	$52.85
INGRAM LIBRARY SERVICES LLC	BOOKS	$3,872.43	VEENSTRA & KIMM INC.	OER - BLOOMING HEIGHTS PLAT 5	$37,375.90
IOWA DEPARTMENT OF PUBLIC SAFETY	IOWA SYSTEM OCT 25 - DEC 25	$1,743.00	WHKS	LEGACY AREA STREET MAINTENANCE	$1,245.57
IOWA ONE CALL	LOCATION SERVICES	$737.00	WT COX	MAGAZINE SUBSCRIPTIONS	$1,117.93
JAMES OIL COMPANY LLC	GASOHOL & STATE TAX	$8,112.16	ZIEGLER INC.	CUTTING EDGES	$306.22
JONATHAN MAY	PRESENTER DEPOSIT	$90.00	ZOTUNG CLEANING LLC	PD RUG CLEANING	$300.00
JP PARTY RENTALS LLC	DEPOSIT FOR RENTAL	$400.37		**TOTAL**	**$1,199,039.59**
KRM DEVELOPMENT LLC	REFUND FOR CHANGE IN SQ FOOTAGE	$206.26			

Public Hearing regarding an Amendment to the Brody's Landing Planned Unit Development regarding bulk regulations for decks.

Mayor Phillips opened the public hearing at 6:02 p.m. Luke Parris presented the project. Kaylen Petullo reported receiving no oral or written comments. Mayor Phillips closed the public hearing at 6:04 p.m.

Motion by Porter, seconded by Kuhl to pass the first reading of an Ordinance amending the Official Zoning map of the City of Norwalk, Iowa by amending the Brody's Landing Planned Unit Development regarding bulk regulations for decks in Land Use Parcels C, D, and E. Motion carried unanimously, RC.

Public Hearing on the proposed annexation of approximately 282 acres of property southwest of the City of Norwalk.

Mayor Phillips opened the public hearing at 6:05 p.m. Jim Dougherty presented the project. Kaylen Petullo reported receiving no oral or written comments.

Zane Henley, 5220 Delaware St. spoke questioning how to keep up with the future development of this land. Jim Dougherty praised him for attending the meeting and recommended following future agendas and meetings to voice opinions on development.

Matthew Clark - 4208 45th Ave voiced his approval of the proposed annexation.

Mayor Phillips closed the public hearing at 6:16 p.m.

Motion by Boerjan, seconded by Porter to approve **Resolution 26006** approving landowner applications approving the voluntary annexation of property southwest of the City of Norwalk, carried unanimously, RC.

Motion by Meinecke, seconded by Boerjan to approve **Resolution 26007** initiating rezoning, referring the rezoning proposal to the Norwalk Planning & Zoning Commission and setting a Public Hearing regarding the proposed Amendment to the Orchard Hills Planned Unit Development related to R-4 High Density Residential and C-5 Traditional Neighborhood Commercial uses in PUD Parcels 1A and 1B, carried unanimously, RC.

Motion by Kuhl, seconded by Brown to approve **Resolution 26008** approving an increase to the City's Deferred Compensation Retirement Benefit for Non-Union Full-Time Employees, carried unanimously, RC.

Future Agenda Items

Motion by Brown, seconded by Boerjan to look into annexing Cumming. Motion failed on voice vote.

Motion by Porter, seconded by Boerjan to revisit golf cart use within City limits. Motion failed on voice vote.

Council Inquires and Staff Updates

Motion by Kuhl, seconded by Boerjan to adjourn at 6:41 p.m., carried unanimously, voice vote.

Tom Phillips, Mayor	Lindsey Offenburger, City Clerk