MINUTES OF THE REGULAR COUNCIL MEETING
June 15, 2026

CALL TO ORDER & ROLL CALL: Mayor Cavanaugh called the meeting to order at 6:03p.m. in the Clarion Room of the Security Bank Building, 1102 Willis Avenue, Perry, Iowa. This meeting was also held electronically via a Zoom virtual meeting, meeting ID 819 8441 9220. This meeting was recorded and public access to the virtual meeting was obtainable, through request to City Hall. Mayor provided a reminder of City of Perry Staff Core Values: Strong Work Ethic, Problem Solving, Community-Oriented, Shows Professionalism and Integrity, Team Player, Accountable, Good Steward.

Council members present were: Shelly, Mahler, Wolling, Klein
Absent: Andorf
A quorum was present to conduct business.

Staff members present:
City Clerk, Elizabeth Hix
Finance Officer, Susie Moorhead
City Administrator, Sven Peterson
City Attorney, DuWayne Dalen and Alternate, Nick Spellman
Library Director, Misty Von Behren
Police Chief, Jim Archer
Parks and Recreation Director, John Anderson
Bolton & Menk Aviation Project Engineer, Garrett Jacobs
Bolton & Menk Engineers, Jacob Ahrens via Zoom

Motion Wolling Second Mahler to approve the meeting agenda. MCU

CONSENT AGENDA: All items under the consent agenda are considered to be routine by the City Council and were enacted by one motion with no separate discussion of these items.

Motion Klein Second Wolling to approve the following:

Minutes of the June 01, 2026, Regular City Council Meeting.
Payments for Contract Services: None
Claims Register & Financials: $535,662.94

Licenses and Permits:

The following applied for a renewal of a Retail Liquor License:

Perry Iowa Elk's Lodge No. 407
2823 Willis Ave
Perry, IA 50220
Fire Inspection is complete and on file at City Hall, pending Police Inspection.

Perry Hospitality
La Poste
1219 Warford Street
Perry, IA 50220
Pending Police and Fire Inspection.

The following applied for a renewal of a Retail Tobacco Permit:

Perry Mart
1115 141st Street
Perry, IA 50220

MCU

CITY ADMINISTRATOR'S REPORT: City Administrator, Sven Peterson, spoke on the recent Iowa Economic Development announcement of a LIHTC project within the community to take place off 16th Street and the upcoming bid opening for the Soumas Avenue project, that should start yet this summer into fall. Sven stated that he and other community leaders in Knoxville and Indianola have been speaking on the HIRTA cuts within their communities and will be scheduling a call to further discuss the details before taking the discussion to HIRTA staff. Councilmember Wolling asked if HIRTA was willing to review their cuts and Sven said that they had not held those discussions just yet. Additional discussion took place on current schedules and timing for HIRTA routes.

MAYOR/COUNCIL COMMENTS: Mayor Cavanaugh spoke on the successful Family Fest event put on by the Library and thanked all the staff and volunteers that made it possible. The Mayor also spoke on Friday Fest being well attended and thanked the Chamber of Commerce for setting that all up. Councilmember Mahler spoke on the annual Bacoon Ride coming into town on Saturday the 20th.

OPEN FORUM: Speakers were asked to step up to the microphone and state their name and address for the record. Individuals speaking were given three (3) minutes to address the Council.

Erica Ritter, 2023 Willis Ave Apt. 206, Perry: Supplied a letter to be read during open forum regarding concerns for the cuts with HIRTA services in the community, adding how such cuts would affect her and other residents.

Nick Eakins 913 Willis Ave Apartments, Perry: Spoke on HIRTA services and how an additional cut would affect him as a user. Provided funding ideas and showed concerns if the stated cuts take place.

OLD BUSINESS:

Approval of Pay Application #02 for the Parallel Taxiway Reconstruction: Motion Mahler Second Klein approving Pay Application #02 in the amount of $231,084.18 to Concrete Technologies, Inc. Pay Application #02 was for cement treated subgrade, excavation, topsoil handling, subdrain, electrical demo and install, and stored materials for pre-formed concrete joint sealant. All documents were reviewed and signed by the engineer and were recommended for approval. MCU

Approval of Change Order #2 for the Parallel Taxiway Reconstruction: Motion Wolling Second Mahler approving Change Order #2 for the Parallel Taxiway Reconstruction project for a net increase of $46,465.25. Change Order #2 was to change the width of the existing taxilane for an additional distance in order to reach the apron, improving safety in aircraft movement. The FAA reviewed and approved this change order for funding under the grant and recommended proceeding with the work per their written notice dated June 11, 2024. This action approved Change Order Number 2 for a net increase of $46,465.25. MCU

Approval of Change Order #3 for the Runway 14/32 Phase 2: Motion Klein Second Shelly approving Change Order #3 for Phase 2 of the relocation of Runway 14/32 for a net increase of $440,793.60. Change Order #3 was a balancing change order on quantities for additional topsoil strip, salvage and re-spread. The FAA reviewed and approved this change order for funding under the grant per their written notice dated May 21, 2026. This action approved Change Order #3 for a net increase of $440,793.60. MCU

Approval of Pay Application #24 for the Runway 14/32 Relocation Phase 2: Motion Shelly Second Mahler approving Pay Application #24 in the amount of $438,589.64 to Manatt's Inc. Pay Application #24 covers the additional topsoil strip, salvage and respread associated with Change Order #3. Pay Application #24 was reviewed and signed by the project manager, which recommended approval. MCU

Approval of Change Order #1 for the Runway 14/32 Relocation Phase 3: Motion Wolling Second Mahler approving Change Order #1 for Phase 3 of the relocation of Runway 14/32 for a net increase of $103,195.80. Change Order #1 was a change order for the cost increases in unit prices for cement treated subgrade and concrete pavement. The FAA has reviewed and approved this change order for funding under the grant per their written notice dated June 9, 2026. This action approved Change Order #1 for a net increase of $103,195.80. MCU

Approval of Pay Application #21 for the Runway 14/32 Relocation Phase 3: Motion Mahler Second Wolling approving Pay Application #21 in the amount of $102,679.82 to Manatt's Inc. Pay Application #21 covered the increased costs of concrete pavement and cement treated subgrade associated with Phase 3 of the project sliding to a later construction season, due to the delay in obtaining the wetland mitigation credits. Pay Application #21 was reviewed and signed by the project manager, which recommended approval. MCU

NEW BUSINESS:

Resolution Authorizing a Fireworks Permit for J & M Displays, Inc: Motion Klein Second Mahler authorizing a Fireworks Permits to J & M Displays Inc for the July 4, 2026, display. J & M Displays, Inc requested a fireworks permit be issued to them on behalf of the Perry Chamber of Commerce. Chapter 125 of the Perry Code of Ordinance states that approval is required prior to fireworks being displayed within the Perry City Limits. The display will take place on the evening of July 4, 2026, as part of the festivities celebrating Independence Day. Certificate of Liability Insurance was received and the required permit was issued. MCU

Resolution Setting Salaries for Employees of the City of Perry, Iowa Fiscal Year 2027: Motion Wolling Second Shelly setting wages and salaries for Fiscal Year 2027 for City of Perry Employees. This wage schedule is for July 1, 2026, to June 30, 2027, is required by law, and authorizes the City Clerk, Finance Officer and/or the City Administrator to issue checks less legally required deductions according to the attached wage schedule. The salary or wage increases for July 1, 2026, to June 30, 2027, shall be paid bi-weekly on the first regular payroll after July 1, 2026. This resolution declares null and void all previous resolutions adopted prior to this date which are in conflict with this resolution. MCU

Resolution Adopting a Password Policy for City Employees: Motion Wolling Second Shelly adopting a Password Policy for City Employees. The City of Perry recognizes the importance of ensuring its' digital information is safeguarded and as was noted in the last fiscal audit by the auditors wanted to adopt a formal password policy to guide password use for employees to follow when accessing City information. This resolution adopts the Password Policy as included with the resolution. Such policy was reviewed by the City's IT subcontractor, who recommended its adoption as well. MCU

ORDINANCES:

Second/Possible Third Reading for an Ordinance to adopt and Create Chapter 116 Electric Franchise to Code of Ordinance: Motion Mahler Second Shelly approving the second reading. It was determined that a Franchise Agreement needs to be entered into with Guthrie County Rural Electric

Cooperative Association, an Iowa cooperative association, as they provide electrical services within the city limits. This Ordinance creates Chapter 116, Electric Franchise, to accept the Franchise Agreement with Guthrie County Rural Electric Cooperative Association, for 25 years and sets the franchise fee charge on the gross receipts of the sale of electricity to their customers within the city limits of Perry, to a total of 4%. A public hearing was held on this matter to receive public comment on June 01, 2026, along with the publication of the Revenue Purpose Statement for Expenditure of Fee Revenues, having published in the Perry Chief May 21, 2026, edition. The first reading was held on June 01, 2026, and was carried unanimously by the Council. The second reading was held on June 15, 2026, and was carried unanimously by the Council. Councilmember Wolling moved to suspend the rules and hold the third and final reading, second by Klein and carried unanimously by the Council. Councilmember Wolling moved to approve the third and final reading, second by Klein. The third and final reading was held on June 15, 2026, and carried unanimously by the Council.

First Reading for an Ordinance Amending Chapter 106 Collection of Solid Waste: Motion Shelly Second Mahler approving the first reading. As discussed during recent budget planning and due to the increase in landfill fees taking effect in July 2026, the collection fee for both residential and commercial garbage needs to be increased. This Ordinance would amend subsection 106.07, adopting new language to include the new fee structure, as discussed. The first reading was held on June 15, 2026, and was carried unanimously by the Council.

ADJOURNMENT: The Mayor provided a reminder that the next meeting would be the year-end meeting held on June 30, 2026 at 9:00 a.m. With no further business to conduct Mayor Cavanaugh adjourned the meeting at 6:48 p.m.

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Dirk Cavanaugh, Mayor

Attest:

_____
Elizabeth Hix, City Clerk

Clerk's Certification

Date Published: June 25, 2026

Certified By: _____
Elizabeth Hix, City Clerk