PLEASANT HILL CITY COUNCIL
REGULAR SESSION
APRIL 28, 2026
6:00 PM

1. CALL TO ORDER/ROLL CALL

Mayor Kurovski called the Pleasant Hill City Council regular meeting to order on April 28, 2026, at 6:00 p.m. The Council Chambers were open and available to the public to participate in the meeting. PRESENT: Len Murray, Andrew Birch, Konnor Hodges, Alyson DeMoss, Mark Konrad. ABSENT: None.

2. APPROVAL OF AGENDA

Murray/Hodges moved to approve the agenda, with item 5k pulled out as a separate item. Mayor Kurovski requested pulling item 5k out of Consent items for separate consideration. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

3. PRESENTATION – METRO WASTE AUTHORITY

MWA Community Engagement Manager Cassie Riley gave a presentation on Metro Waste Authorities mission to provide answers for safe and smart waste disposal and recycling, with a vision for no wasted resources.

4. PUBLIC INPUT (5 MINUTES FOR ITEMS NOT ON THE AGENDA)

There were none.

5. CONSENT ITEMS

Hodges/Birch moved to approve CONSENT ITEMS A-L, with item K pulled out as a separate item: Council Minutes - dated 04-14-26, Claims Listing – dated 04-28-26, Expenditure Report - dated 03-31-26, Revenue Report - dated 03-31-26, Treasurer's Report - dated 03-31-26, Police Department Quarterly Report – dated January – March 2026, Library Monthly Calendar – dated May 2026, **Resolution #042826-01 -** Transfer of funds from Employee Benefits to General Fund, **Resolution #042826-02 –** Transfer of funds from General Fund to CIP Fund 301, Airport Terminal, **Resolution #042826-03 –** Approve Payment Application #3-Doanes Park Playground Equipment Project, Proclamation – Recognition of Xavier Nwanpka, NFL Draftee. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

DeMoss/Konrad moved to approve CONSENT ITEM 5K: Proclamation – Recognition of Kadyn Proctor, NFL Draftee. Pleasant Hill Resident Kadyn Proctor attended the City Council meeting where Mayor Kurovski proclaimed recognition of his extraordinary talent and historic achievement in being selected in the 1st round pick 12 of the 2026 NFL Draft by the Miami Dolphins.

6. BUSINESS ITEMS

a. Third Reading of **Ordinance #968** – Vacation of Street Right-of-Way – NE 52nd Court

Murray/Birch moved to approve the Third Reading of **Ordinance #968** – Vacation of Street Right-of-Way – NE 52nd Court. Assistant City Manager/Community Development Director Madeline Sturms explained that the City has received a request from Elder Corporation to vacate and dispose of the NE 52nd Court right-of-way. The vacation of this street right-of-way would remove its status as public roadway and would allow for the separate process of disposition where the property would be considered for sale to adjacent owners. Transfer to adjacent owners is the only available option in this case as the property is not large enough to be buildable on its own. Both adjacent owners were notified prior to the public hearing. There are multiple steps required in the process and two public hearings are required. The first of which is for the vacation of the subject right-of-way, and another subsequent public hearing will be scheduled for the consideration of property

disposal through a purchase agreement. The City Planning and Zoning Commission considered the request at their regular meeting on March 2, 2026, and unanimously voted to recommend approval of the request. City Council then approved the first reading of the ordinance after a public hearing at their regular meeting on March 24, 2026, and the second reading was approved on April 14, 2026. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

b. Approve Special Event Application – Deery Brothers Car Show
DeMoss/Hodges moved to approve Special Event Application – Deery Brothers Car Show. Parks and recreation Manager Ryan Merritt explained that Deery Brothers of Pleasant Hill is proposing a Concrete Cruizers Car Show special event to be held on May 16, 2026 at their business location. This is a returning event being proposed by the event organizer. This one-day car show is expected to draw over 1,000 people and close to 500 cars. The event organizer has communicated with the City to address operations of the event. The event application has been reviewed and recommended by all necessary departments. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

c. **Resolution #042826-04 –** Approve 28E Agreement with the Iowa Department of Transportation for Maintenance and Repair of Primary Roads in Municipalities
Konrad/DeMoss moved to approve **Resolution #042826-04 –** Approve 28E Agreement with the Iowa Department of Transportation for Maintenance and Repair of Primary Roads in Municipalities. Public Works Director Russ Paul explained that the City has received this agreement from the Iowa Department of Transportation (IDOT) regarding the maintenance and repair of primary roads in municipalities. The City has an existing agreement with the IDOT that expires June 30, 2026 and this agreement would be for a new five-year period from July 1, 2026 through June 30, 2031. The agreement is a requirement of the IDOT and details the responsibilities for snow removal, pavement replacement, roadway signage, and other maintenance details. Resident Al Root asked which roads this agreement would cover, and if highway 163 between 56th Street and Sherrylynn would be covered. Mr. Paul said that was a good question, and that yes, University Avenue/Highway 163 would be covered by this agreement. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

d. **Resolution #042826-05 –** Approve Revised Purchasing Policy
Murray/Birch moved to approve **Resolution #042826-05 –** Approve Revised Purchasing Policy. City Manager Ben Champ explained that the Purchasing Policy has been reviewed and updated in coordination with legal counsel as part of a broader review of personnel policies. The purpose of the update to the Purchasing Policy is to incorporate a new section for Employee Recognition and Support Expenditures that would authorize the following options as in the public interest: The City may host an annual employee recognition event and may purchase food and/or non-alcoholic beverages for employees in recognition of their service, accomplishments, and contributions to the city; The City may purchase food and/or non-alcoholic beverages for employees for their participation in and attendance at meetings or training sessions, taking place at City facilities; The City may purchase food and/or non-alcoholic beverages for employees during catastrophes, including but not limited to winter storms, water main breaks, and other events where the workload and the urgency of the situation warrant such support and recognition. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

e. **Resolution #042826-06 –** Approve Volunteer Paid Time Off Policy
Hodges/DeMoss moved to approve **Resolution #042826-06 –** Approve Volunteer Paid Time Off Policy. City Manager Ben Champ explained that the concept of a Volunteer Paid Time Off Policy has been reviewed and developed in coordination with legal counsel as part of a broader review of personnel policies. The purpose of the new policy is to create additional opportunities for staff to

engage and support our community while furthering our goal to be an employer of choice. In anenvironment where the competition for talent is challenging it is more important than ever to offer a positive and creative work environment with support beyond salary. The attached proposed policy would only apply to full-time employees not covered by a union contract, would require supervisor approval and not trigger coverage costs, and would have limits on eligible activities to ensure the public interest is maintained. Councilmember Birch asked how much time would be allowed, to which Mr. Champ said 8 hours/1 day per year. Councilmember Murray liked the community engagement. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

f. **Resolution #042826-07 –** Approve Deferred Compensation Policy
Konrad/Hodges moved to approve **Resolution #042826-07 –** Approve Deferred Compensation Policy. City Manager Ben Champ explained that The City has a long-standing deferred compensation program that offers a match to full time employees of the City. In the upcoming union contract beginning July 1, 2026, a change in the City match will increase from one to two percent. The primary purpose of the attached policy is to coordinate with the new contract by adjusting the base match for the non-contract employees to two percent for parity. The policy also provides clarity for which employees are eligible for higher levels of match and establishes a grandfathering of match status for a few positions that would not be eligible upon turnover. The program would remain voluntary and continue to require a dollar-for-dollar match to reach the full employer participation level. Any employer contributions moving forward would be placed in a 401(a) plan account rather than a 457 Plan for the contribution level flexibility of the employee and the procedural benefits to the employer. The Policy changes would be effective July 1, 2026. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

g. **Resolution #042826-08 –** Approve Revised Retirement Policy
Murray/DeMoss moved to approve **Resolution #042826-08 –** Approve Revised Retirement Policy. City Manager Ben Champ explained that the City has a long-standing retirement option for health insurance for employees that have served for fifteen or more years and meet an age eligibility of 63 years. That option allows qualified employees to participate in an additional two years of health care coverage under the same terms as then current employees. In the upcoming union contract beginning July 1, 2026, a change in the retirement health care option would allow the same two-year coverage span of participation eligibility beginning at age 55 with fifteen years of service. The attached update to the Retirement Policy is a partnering action to clarify this amendment for eligible full-time employees not covered by a union contract. The Policy changes would be effective July 1, 2026. Under Iowa law, eligible retirees that do not quality for this program would have the option to remain on the City's health insurance program at the full cost of the premium. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

h. **Resolution #042826-09 –** Approve Employee Handbook Update
DeMoss/Birch moved to approve **Resolution #042826-09 –** Approve Employee Handbook Update. City Manager Ben Champ explained that The Personnel Policy Handbook has been reviewed and updated in coordination with legal counsel. The primary purpose of the updates is to align with changes in the upcoming union contract regarding accrual schedules, holidays, and retirement. Included in the attached draft update is the Juneteenth Holiday, amendments to when a retirement health benefit can be used, and updating the vacation time off for new employees. Also updated are references to the deferred compensation policy, volunteer time off policy, and clarity around administrative time accruals. Elsewhere on the Council agenda are separate policy updates for the City's purchasing policy, volunteer time off policy, deferred compensation policy, and revised retirement policy. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

7. CLOSING COMMENT & REGIONAL APPOINTMENT REPORTS

Councilmember Murray attended a Metropolitan Planning Organization (MPO) meeting where they continued a working group discussion about freight transportation and safety, working towards a safe streets for all program.

Library Director Alex Coggeshell announced the Friends of the Library's Merch Fundraiser, celebrating the release of the free Central Iowa Libraries Map. The library-themed merchandise will be available through May 16.

8. CLOSED SESSION: Pursuant to Iowa Code Section 21.5.1 (j) To Discuss with Council the Purchase of Particular Real Estate

DeMoss/Hodges moved to adjourn into Closed Sessions for item 8: **Pursuant** to Iowa Code Section 21.5.1 (j) To Discuss with Council the Purchase of Particular Real Estate. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0.

Council returned to open session. Mayor Kurovski announced no action was taken in closed session.

9. ADJOURNMENT

Birch/DeMoss moved to adjourn the Council meeting. ROLL CALL: AYES: Murray, Birch, Hodges, DeMoss, Konrad. NAYS: None. Motion carried 5-0. The Regular City Council meeting was adjourned at 6:39 p.m.

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Sara Kurovski, Mayor

ATTEST:

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Dena Spooner, City Clerk/Finance Director