1. The Regular Meeting of the City Council was held on June 22, 2026, at 4:17 p.m. The following Council Members were present on call of the roll: Berenstein, Rayford, Schoenherr, and Scott. Absent: Bertrand. **(Bertrand entered the meeting at 4:17 p.m. immediately following the call of the roll.)**

Staff members present: Michael Collett, Interim City Manager, Nicole M. DuBois, City Attorney, and Heidi Farrens, City Clerk.

2. The Council interviewed Matthew Johnson for a position on the Yamanashi City Sister City Committee.

CONSENT AGENDA

Motion by Scott, seconded by Berenstein, to adopt the Consent Agenda, all voting aye. Items 3 through 13F are approved unanimously unless specifically noted after the item.

3. Reading of the City Council Minutes of June 15, 2026.

Reading of the minutes of June 15, 2026, was waived and as part of the consent agenda the minutes were approved as presented.

4. ADVISORY COMMITTEE - Resolution further amending Resolution No. 2023-0471 establishing the Wastewater Treatment Plant Reconstruction and Design Advisory Committee by extending the term expiration date of the Committee and its members to September 30, 2026. **2026-0593**

Michael Collett, City Manager, provided information on the item.

5. HAMILTON BLVD RESURFACING - Resolution adopting construction documents for the construction of the Hamilton Boulevard (West 15th Street to West 20th Street) Resurfacing Project, Iowa Department of Transportation Project No. STP-U-7057(723)—70-97. (City Project No. 7356-719-385) **2026-0594**

Gordon Phair, City Engineer, provided information on the item.

6. ACTIONS RELATING TO GRANTS

   A. SATURDAY IN THE PARK - Resolution approving a $50,000 grant to Saturday in the Park for FY 2027. **2026-0595**

Michael Collett, City Manager, provided information on the item.

   B. JAG - Resolution authorizing the Sioux City Police Department to submit an application to the State of Iowa Office of Drug Control Policy 2026 Byrne Justice Assistance Grant (JAG)/State Crisis Intervention (SCIP) Innovation Program for grant funding for a cloud-based scalable security platform for the period of September 1, 2026, through June 30, 2027. **2026-0596**

C. IDOT - Resolution approving and accepting Transit Joint Participation Agreement No. IA-2022-008-00-FFY21, Accounting Contract Number 10122, with the Iowa Department of Transportation for a grant in the amount of $162,584 for the purchase of two (2) light-duty buses. **2026-0597**

D. HOMELAND SECURITY AND EMERGENCY MANAGEMENT - Resolution approving and accepting Grant Agreement No. EMW-2025-SS-05072 from the State of Iowa Homeland Security and Emergency Management in the amount of $189,900 in connection with the FY25 Homeland Security Grant Program. **2026-0598**

E. FAA

1. TAXIWAY C - Resolution approving and accepting Grant Agreement 3-19-0085-080-2026 from the Federal Aviation Administration (FAA) in the amount of $128,554 to fund the construction of the Taxiway C Rehabilitation Project at the Sioux Gateway Airport/Brigadier General Bud Day Field. (City Project No. 7570-749-146/FAA No. 3-19-0085-080-2026) **2026-0599**

2. PERIMETER FENCE - Resolution approving and accepting Grant Agreement 3-19-0085-079-2026 from the Federal Aviation Administration (FAA) in the amount of $96,770 to fund the construction of the Perimeter Fence Improvement Project at the Sioux Gateway Airport/Brigadier General Bud Day Field. (City Project No. 7565-749-147/FAA No. 3-19-0085-079-2026) **2026-0600**

F. DEPARTMENT OF HOMELAND SECURITY - Resolution authorizing Sioux City Fire Rescue to submit a grant application for a FY 2025 Fire Prevention and Safety Grant administered by the Department of Homeland Security in the amount of $63,250 for the purchase of smoke alarms for use in the SAFE Home and Smoke Alarm Check Programs. **2026-0601**

Mark Aesoph, Fire Marshall, provided information on the item.

7. ACTIONS RELATING TO STREET CLOSURES

A. INDEPENDENCE DAY PARADE - Resolution temporarily closing Larsen Park Road from east of the Lewis and Clark Interpretive Center entrance (900 Larsen Park Road) to the Virginia Pavilion (300 Larsen Park Road) and temporarily closing the Riverfront Trail from the Welcome Center (1000 Larsen Park Road) to the Floyd Pavilion (700 South Floyd Boulevard) beginning at 2 p.m. and ending at 7:30 p.m., July 3, 2026, for the Independence Day Parade and staging. **2026-0602**

B. BATTERY PARK CONCERT - Resolution amending Resolution No. 2026-0370 temporarily closing Water Street from 4th Street to 5th Street, 4th Street from Pearl Street to Water Street, the Perry Creek Trail from 5th Street to 3rd Street, and the west one-half of the east/west alley and the south one-half of the north/south alley excluding the intersection between Water Street, Pearl Street, 4th Street and 5th Street beginning at 2 p.m. and ending at 11:59 p.m. on July 31, 2026, August 8, 2026, August 14, 2026, and adding August 22, 2026, for the Hard Rock Hotel and Casino's Battery Park Concert Series. **2026-0603**

8. ACTIONS RELATING TO AGREEMENTS AND CONTRACTS

A. IDOT - Resolution approving Predesign Agreement No. 2026-P-122 with the Iowa Department of Transportation for the Gordon Drive Viaduct Reconstruction Project from Rustin Street to Virginia Street. (IDOT Project No. NHS-012-1(37)—19-97/NHSX-012-1(38, 049)—3H-97/City Project No. 7373-719-379) **2026-0604**

B. UNIVERSITY OF IOWA - Resolution approving a Consulting Services Agreement with The University of Iowa, Office of the State Archaeologist in an amount not to exceed $26,671 in connection with the National Register Nomination for the Historic Pearl Street District. **2026-0605**

Wade Schuldt, City Planner, provided information on the item.

C. SOUTH SIOUX CITY - Resolution approving a contract for transportation services between the City of South Sioux City, Nebraska, and the City of Sioux City, Iowa. **2026-0606**

Michael Collett, City Manager, provided information on the item.

Request by Bertrand to pull the item from the Consent Agenda for a separate vote, the resolution was moved and seconded as part of the Consent Agenda, Berenstein, Rayford, and Scott voting aye, Bertrand and Schoenherr voting nay.

D. SERGEANT BLUFF - Resolution approving a contract for transportation services between the City of Sergeant Bluff, Iowa, and the City of Sioux City, Iowa. **2026-0607**

Michael Collett, City Manager, provided information on the item.

Request by Bertrand to pull the item from the Consent Agenda for a separate vote, the resolution was moved and seconded as part of the Consent Agenda, Berenstein, Rayford, and Scott voting aye, Bertrand and Schoenherr voting nay.

E. HYCHEM - Resolution approving Renewal Option No. 1 to the purchase order with Hychem, Inc. of Tampa, Florida, for an additional one (1) year period in connection with the purchase of coagulant commencing July 7, 2026, and ending July 6, 2027. (RFB No. 288866) **2026-0608**

F. IOWA MUNICIPALITIES WORKERS' COMPENSATION ASSOCIATION

1. CHAPTER 85 EMPLOYEES - Resolution accepting workers' compensation coverage from the Iowa Municipalities Workers' Compensation Association (IMWCA) for Chapter 85 employees in the total prorated annual premium amount of $858,155 for the period commencing July 1, 2026, and ending June 30, 2027. **2026-0609**

Nicole M. DuBois, City Attorney, provided information on the item.

2. CHAPTER 411 MEDICAL - Resolution approving an Administrative Agreement with the Iowa Municipalities Workers' Compensation Association (IMWCA) to administer Chapter 411 medical only claims for Sioux City Police and Firefighters commencing July 1, 2026, and ending June 30, 2027. **2026-0610**

Nicole M. DuBois, City Attorney, provided information on the item.

G. SAFETY NATIONAL - Resolution accepting the proposed quote for excess workers' compensation coverage from Safety National for Chapter 411 medical only claims for Sioux City Police and authorizing the City Manager to execute a notification of acceptance securing excess workers' compensation insurance coverage in the total prorated annual premium amount of $184,007 for the time period commencing July 1, 2026 and ending June 30, 2027. **2026-0611**

Nicole M. DuBois, City Attorney, provided information on the item.

H. DEPARTMENT OF PUBLIC DEFENSE - Resolution approving Appendix Three to the Memorandum of Agreement between the City of Sioux City, Iowa, and the Iowa Department of Public Defense for the construction services related to the Warm-Up Holding Pad Project in connection with the Runway 13-31 and 185th Apron Reconstruction Project (known as the Siouxland Nexus Project) (City Project No. 7584-749-153; DOD Project No. VSSB229002) at the Sioux Gateway Airport/Brigadier General Bud Day Field. **2026-0612**

I. DV EMERGENCY SERVICES - Resolution authorizing and directing the Mayor and City Clerk to execute a 28E Agreement for Hazardous Materials (HazMat) Response Services between the City of Sioux City, Iowa, and Dakota Valley Emergency Services of North Sioux City, South Dakota. **2026-0613**

J. ABM - Resolution approving a Parking Management Agreement between the City of Sioux City and ABM Industry Groups, LLC for the management and operation of the Sioux Gateway Airport/Brigadier General Bud Day Field and Downtown Parking Facilities commencing July 1, 2026, and ending June 30, 2029. (RFP No. 320) **2026-0614**

Michael Collett, City Manager, provided information on the item.

9. ACTIONS RELATING TO PROPERTY

A. SIOUX TRL/ORLEANS AVE - Resolution proposing to sell certain real property. (That part of the vacated East/West alley adjacent to 1800 Sioux Trail, 3511 Orleans Avenue, 3515 Orleans Avenue, and 3527 Orleans Avenue) (Petitioner: Morningside University f/k/a Morningside College) (Purchase price: $3,871.34 plus costs) **2026-0615**

B. S CLINTON ST - Resolution proposing to sell certain real property. (The vacated North/South alley adjacent to 2310 South Clinton Street) (Petitioner: Clarence E. Gordon) (Purchase price: $990 plus costs) **2026-0616**

C. ORLEANS AVE - Resolution proposing to sell certain real property. (That part of the vacated East/West alley adjacent to 3503 Orleans Avenue) (Petitioner: George R. Sully and Randi Jo Sully) (Purchase price: $1,542.24 plus costs) **2026-0617**

10. PURCHASING

A. UBC PRECAST - Resolution cancelling the purchase order issued to UBC Precast of Blackfoot, Idaho, in the amount of $67,150 for the purchase of a precast restroom building for Parks Field Services. (Bid No. 287087) **2026-0618**

Nicole M. DuBois, City Attorney, and Matt Salvatore, Parks and Recreation Director, provided information on the item.

B. ED STIVERS FORD - Resolution awarding a purchase order to Ed Stivers Ford, Inc. of Waukee, Iowa, in the amount of $98,686 for the purchase of two (2) 2027 Ford F350 4x4 Flatbed Trucks. (RFB No. 293526) **2026-0619**

C. EH WACHS - Resolution awarding a purchase order to EH Wachs Company of Lincolnshire, Illinois, in the amount of $83,198 for the purchase of two (2) Valve Maintenance Skid Systems. (RFB No. 293527) **2026-0620**

D. CDW GOVERNMENT - Resolution awarding a purchase order to CDW Government of Chicago, Illinois, in the amount of $109,599.36 for the purchase of Microsoft Windows Server Data Center Licenses. (RFQ No. 293730) **2026-0621**

E. PVS DX - Resolution awarding a purchase order for one year from June 22, 2026, to June 21, 2027, to PVS DX, Inc. of Omaha, Nebraska, in the amount of $809 per dry ton for the purchase of caustic solution for the Wastewater Treatment Plant. (Bid No. 293799) **2026-0622**

F. HEIMAN - Resolution amending Purchase Order No. 362196 issued to Heiman, Inc. of Sioux Falls, South Dakota, increasing the purchase order by $72,306 due to specification requirements for the purchase of three (3) pumper engines. (RFB No. 289784) **2026-0623**

Teresa Fitch, Assistant City Manager; and Kevin Keleher Jr., Assistant Fire Chief, provided information on the item.

11. APPLICATIONS FOR CIGARETTE, TOBACCO, NICOTINE, VAPOR PRODUCT PERMITS

A. OVER THE COUNTER RETAILER

1. Sarg's Mini Mart, 1545 Indian Hills Drive (Renewal)
2. Sarg's Mini Mart, 3407 Glenn Avenue (Renewal)
3. Sarg's Mini Mart No. 1, 2329 West 2nd Street (Renewal)

B. DEVICE RETAILER

1. R Smoke Plus, 5004 Sergeant Road (Renewal)

12. APPLICATIONS FOR ALCOHOL LICENSES

A. ON-PREMISE SALES

1. CLASS C RETAIL ALCOHOL LICENSE (liquor/wine/beer/carry-out)
   a. Bent Prop, 1085 Council Oak Drive (Renewal)
   b. Pete's 20th, 3118 Jay Avenue (Renewal)
   c. Red Room Lounge, 1000 West 7th Street (Renewal)
   d. Work and Church, 215 4th Street (Renewal)

2. SPECIAL CLASS C RETAIL ALCOHOL LICENSE (wine/beer/carry-out)
   a. Hard Rock Hotel and Casino Sioux City, 111 3rd Street (New 5 Day)
   b. Sioux City Historic Fourth Street Association, 316 Virginia Street (New 5 Day)

B. OFF-PREMISE SALES

1. CLASS B RETAIL ALCOHOL LICENSE (wine/beer)
   a. Abarrotes El Arcoiris, 2022 Court Street (Renewal)
   b. PG Mini Mart, 522 West 3rd Street (Renewal)

13. BOARD, COMMISSION, AND COMMITTEE MINUTES

A. Board of Adjustment – May 26, 2026
B. Civil Service Commission – June 2, 2026
C. Effective Fiscal and Public Policy Committee – April 8, 2026
D. Environmental Advisory Board – March 12, April 9, and May 14, 2026
E. Planning and Zoning Commission – May 26, 2026
F. Yamanashi City Sister City Committee – April 16, 2026

- End of Consent Agenda -

RECOMMENDATIONS OF PLANNING AND ZONING

14. Motion acknowledging Board of Adjustment actions of June 9, 2026. **2026-0624**

Gabriel Fordjour, City Planner; and Andrew Glisar, Planning and Zoning Commission Chair, provided information on the item.

Motion by Scott, seconded by Rayford, to approve the motion, all voting aye.

15. Resolution accepting and approving the Final Plat of "2800 Gordon Drive, a replat of part of Block 14; part of vacated South Irene Street adjacent to Block 14; and part of vacated Dace Avenue adjacent to Block 14 all in C.B. Rustin and Co.'s addition to Sioux City, Woodbury County, Iowa." (Petitioner: Jeff Hanson & Pete Nelson) (The Planning and Zoning Commission recommends approval of this item.) **2026-0625**

Motion by Scott, seconded by Schoenherr, to adopt the proposed resolution, all voting aye.

16. Hearing and Ordinance vacating the alley intersection adjacent to 20 17th Street. (Petitioner: City of Sioux City) (File No. 2026-048) (The Planning and Zoning Commission recommends approval of this item.) **2026-0626**

Motion by Scott, seconded by Berenstein, to open the hearing and pass first consideration of the ordinance, citizen comments were not offered, and the hearing was closed, all voting aye.

On motion by Scott, seconded by Berenstein, all voting aye, the Statutory Rule requiring that an ordinance be considered at three separate meetings was suspended. On motion by Scott, seconded by Rayford, the ordinance passed second and third considerations, all voting aye.

HEARINGS

17. Hearing and Resolution approving plans, specifications, form of contract, and estimated cost for the construction of the Highway 75 Water Main Upsize Project, 8th Street to Singing Hills Boulevard. (Project No. 7469-519-270) **2026-0627**

Motion by Scott, seconded by Berenstein, to open the hearing and adopt the proposed resolution, citizen comments were not offered, and the hearing was closed, all voting aye.

18. Hearing and Resolution approving plans, specifications, form of contract, and estimated cost for construction of the 13th Street Storm Sewer Improvements Project, Douglas Street to Pierce Street. (Project No. 7539-549-133) **2026-0628**

Motion by Scott, seconded by Rayford, to open the hearing and adopt the proposed resolution, citizen comments were not offered, and the hearing was closed, all voting aye.

19. Hearing and Resolution accepting the proposal of Outer Banks Apartments, LLC for the purchase of certain land in the Teton Urban Renewal Area and authorizing and approving a Development Agreement and Minimum Assessment Agreement. (Property located at 4203 Denise Court) **2026-0629**

Teresa Fitch, Assistant City Manager; Clayton Bengford, Economic Development Specialist; and Dan Hiserote, Outer Banks Apartments, LLC owner, provided information on the item.

Motion by Berenstein, seconded by Schoenherr, to open the hearing and adopt the proposed resolution, citizen comments were not offered, and the hearing was closed, Berenstein, Bertrand, Rayford, and Schoenherr voting aye, Scott voting nay.

20. Hearing and Resolution approving the plans, specifications, form of contract, and estimated cost for the construction of the Siouxland Nexus Program Volume 5 – Tanker Warm – Up and Holding Pad Project at the Sioux Gateway Airport/Brigadier General Bud Day Field. (City Project No. 7584-749-153/DOD Project No. VSSB229002) **2026-0630**

Motion by Scott, seconded by Rayford, to open the hearing and adopt the proposed resolution, citizen comments were not offered, and the hearing was closed, all voting aye.

21. Hearing and Resolution accepting the proposal of Bishop Heelan Catholic Schools, for the purchase of land in the Combined Central Sioux City CBD Urban Renewal Area, and authorizing sale of said property. (1100 Douglas Street) **2026-0631**

Motion by Berenstein, seconded by Rayford, to open the hearing and adopt the proposed resolution, citizen comments were not offered, and the hearing was closed, Berenstein, Bertrand, Rayford, and Schoenherr voting aye, Scott voting nay.

22. CITIZEN CONCERNS

There were no citizen concerns.

Janelle Bertrand, Human Resources Director, discussed the Chief of Police recruitment process.

23. COUNCIL CONCERNS

Bertrand requested a presentation on available funds for demolition. Bertrand advised the cities of South Sioux City and Sergeant Bluff that bus rates will increase in one year.

Berenstein shared that he will be attending but will need to leave the Joint Meeting with the Planning and Zoning Commission and Board of Adjustment early to also attend a meeting with the Siouxland Chamber of Commerce.

Rayford discussed the Juneteenth Celebration hosted by the NAACP.

Schoenherr will not be attending the Joint Meeting with the Planning and Zoning Commission and Board of Adjustment. Schoenherr discussed the upcoming Independence Day Parade.

24. ADJOURNMENT

There being no further business, the meeting was adjourned at 5:06 p.m., on motion by Scott, seconded by Berenstein, all voting aye.

ATTEST: _____ _____
Heidi Farrens, City Clerk Robert E. Scott, Mayor