
NEVADA CITY COUNCIL – MONDAY, OCTOBER 13, 2025 6:00 P.M.

1. CALL TO ORDER

The City Council of the City of Nevada, Iowa, met for a meeting in the Council Chambers of Nevada City Hall located at 1209 6th Street, Nevada, Iowa. Mayor Ryan Condon, convened the meeting at 6:00 p.m. on Monday, October 13, 2025, pursuant to the rules of the Council. The agenda was posted on the official bulletin board in compliance with the open meeting law.

2. ROLL CALL

The roll was called indicating the following named Council Members present and absent. Present: Luke Spence, Henry Corbin, Dane Nealson, Jason Sampson, Steve Skaggs, Sandy Ehrig. Absent: None.

Staff Present: Erin Clanton, Jordan Cook, Kerin Wright, Erin Mousel, Chris Brandes, Marlys Barker, Rhonda Maier.

Also in attendance were: Sue VandeKamp, Jim Samuelson, Andy Kelly, Sandy Spence, Melissa Muschick, Brenda Dryer, Steve Manternach, Kathy Solko.

3. APPROVAL OF AGENDA

Motion by Jason Sampson, seconded by Sandy Ehrig, to **approve the agenda**. After due consideration and discussion the roll was called. Aye: Sampson, Ehrig, Spence, Corbin, Nealson, Skaggs. Nay: None. The Mayor declared the motion carried.

4. Approval of CONSENT AGENDA (Any item on the Consent Agenda may be removed for separate consideration.)

Motion by Luke Spence, seconded by Steve Skaggs, to **approve the following consent agenda items:**

- A. Approve Minutes of the Regular Meeting held on September 22, 2025
- B. Approve Payment of Cash Disbursements, including Check Numbers 89024-89118 and Electronic Numbers 4084-4164 (Inclusive) Totaling \$1,068,428.90 (See attached list); the First Interstate Card Purchases for the October 19, 2025 Statement, total \$15,484.15; and Sam's Club Card Purchases for October 22, 2025 Statement, total \$312.32
- C. Approve Financial Reports for Month of July, 2025
- D. Approve Financial Reports for Month of August, 2025
- E. Accept and File Annual Urban Renewal Report for FY24/25
- F. Approve Renewal of Class C Retail Alcohol License for DOYOUNBOWL2, LC d/b/a/ Sports Bowl, 1229 12th Street, Effective October 31, 2025

After due consideration and discussion the roll was called. Aye: Spence, Skaggs, Ehrig, Corbin, Nealson, Sampson. Nay: None. The Mayor declared the motion carried.

5. Discussion and appropriate follow up regarding Job Description and Salary Range for City Clerk/Employee Services Director

Motion by Jason Sampson, seconded by Dane Nealson, to **approve job description and salary range for City Clerk/Employee Services Director.** After due consideration and discussion the roll was called. Aye: Sampson, Nealson, Skaggs, Ehrig, Spence, Corbin. Nay: None. The Mayor declared the motion carried.

6. Discussion and appropriate follow up regarding Job Description and Salary Range for Assistant City Administrator/Finance Director

Motion by Jason Sampson, seconded by Dane Nealson, to **approve job description and salary range for Assistant City Administrator/Finance Director.** After due consideration and discussion the roll was called. Aye: Sampson, Nealson, Skaggs, Ehrig, Spence, Corbin. Nay: None. The Mayor declared the motion carried.

7. Resolution No. 019 (2025/2026): A Resolution Approving Allocated Capacity Agreement for Wastewater Services Between City of Nevada, Iowa and Burke Marketing Corporation

Motion by Dane Nealson, seconded by Luke Spence, to **table Resolution No. 019 (2025/2026) until 10/27/2025 council meeting.** After due consideration and discussion the roll was called. Aye: Nealson, Spence, Corbin, Sampson, Skaggs, Ehrig. Nay: None. The Mayor declared the motion carried.

8. Ordinance No. 1074 (2025/2026): An Ordinance Amending the Code of Ordinances of the City of Nevada, Iowa, 2006, by Amending Provisions Pertaining to Sewer use Charges, first reading

Motion by Dane Nealson, seconded by Henry Corbin, to **table Ordinance No. 1074 (2025/2026), first reading until 10/27/2025 council meeting.** After due consideration and discussion the roll was called. Aye: Nealson, Corbin, Sampson, Skaggs, Ehrig, Spence. Nay: None. The Mayor declared the motion carried.

9. Approve Pay Request No. 41 for WWTF Improvements – Phase 3 from Boomerang Corp. in the amount of \$0.00

Motion by Steve Skaggs, seconded by Jason Sampson, to **approve Pay Request No. 41 for WWTF Improvements – Phase 3 from Boomerang Corp. in the amount of \$0.00.** After due consideration and discussion the roll was called. Aye: Skaggs, Sampson, Ehrig, Spence, Corbin, Nealson. Nay: None. The Mayor declared the motion carried.

10. Approve Pay Request No. 4 for West Indian Creek – SRF Project A from RW Excavating Solutions in the amount of \$49,703.28

Motion by Sandy Ehrig, seconded by Henry Corbin, to **approve Pay Request No. 4 for West Indian Creek – SRF Project A from RW Excavating Solutions in the amount of \$49,703.28.** After due consideration and discussion the roll was called. Aye: Ehrig, Corbin, Nealson, Sampson, Skaggs, Spence. Nay: None. The Mayor declared the motion carried.

11. Approve Pay Request No. 1 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$108,614.78

Motion by Luke Spence, seconded by Steve Skaggs, to **approve Pay Request No. 1 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$108,614.78.** After due consideration and discussion the roll was called. Aye: Spence, Skaggs, Ehrig, Corbin, Nealson, Sampson. Nay: None. The Mayor declared the motion carried.

12. Approve Change Order No. 1 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$21,005.50

Motion by Jason Sampson, seconded by Sandy Ehrig, to **approve Change Order No. 1 for Tributary to West Indian Creek – SRF Project B from Con-Struct Inc. in the amount of \$21,005.50.** After due consideration and discussion the roll was called. Aye: Sampson, Ehrig, Spence, Corbin, Nealson, Skaggs. Nay: None. The Mayor declared the motion carried.

13. Approve Change Order No. 2 for Oak Park Estates Trail from MidState Solution LLC., in the amount of 3,500.00

Motion by Jason Sampson, seconded by Luke Spence, to **approve Change Order No. 2 for Oak Park Estates Trail from MidState Solution LLC., in the amount of 3,500.00.** After due consideration and discussion the roll was called. Aye: Sampson, Spence, Corbin, Nealson, Skaggs, Ehrig. Nay: None. The Mayor declared the motion carried.

14. Ordinance No. 1073 (2025/2026): An Ordinance Amending the Nevada Code of Ordinances by Repealing Chapter 28 – Nevada Senior Community Center Board, third and final reading

Motion by Dane Nealson, seconded by Sandy Ehrig, to **approve Ordinance No. 1073 (2025/2026), third and final reading.** After due consideration and discussion the roll was called. Aye: Nealson, Ehrig, Spence, Corbin, Sampson, Skaggs. Nay: None. The Mayor declared the motion carried.

15. Resolution No. 021 (2025/2026): Resolution Setting Date for Public Hearing on Urban Renewal Plan Amendment

Motion by Steve Skaggs, seconded by Henry Corbin, to **adopt Resolution No. 021 (2025/2026).** After due consideration and discussion the roll was called. Aye: Skaggs, Corbin, Nealson, Sampson, Ehrig, Spence. Nay: None. The Mayor declared the motion carried.

16. Resolution No. 022 (2025/2026): Resolution to Fix a Date of Meeting at Which it is Proposed to Approve a Development Agreement with Nevada Economic Development Council, Inc. Including Annual Appropriation Tax Increment Payments in an Amount Not to Exceed \$475,000

Motion by Dane Nealson, seconded by Sandy Ehrig, to **adopt Resolution No. 022 (2025/2026).** After due consideration and discussion the roll was called. Aye: Nealson,

Ehrig, Spence, Corbin, Sampson, Skaggs. Nay: None. The Mayor declared the motion carried.

17. Approve Purchase of Speed Lidar w/ Camera

Motion by Luke Spence, seconded by Jason Sampson, to **approve option 1: Purchase of a Stalker Radar LIDARCam 2 in the amount of \$6,864.00.** After due consideration and discussion the roll was called. Aye: Spence, Sampson, Skaggs, Ehrig, Corbin, Nealson. Nay: None. The Mayor declared the motion carried.

18. Approve 2026 City Wellness Program

Motion by Jason Sampson, seconded by Sandy Ehrig, to **approve 2026 City Wellness Program.** After due consideration and discussion the roll was called. Aye: Sampson, Ehrig, Spence, Corbin, Nealson, Skaggs. Nay: None. The Mayor declared the motion carried.

19. Approve Closure of City Hall Monday, October 20, 2025 from 8:00 – 10:30 a.m. for Employee Benefits Meeting

Motion by Dane Nealson, seconded by Steve Skaggs, to **approve Closure of City Hall Monday, October 20, 2025 from 8:00 – 10:30 a.m. for Employee Benefits Meeting.** After due consideration and discussion the roll was called. Aye: Nealson, Skaggs, Ehrig, Spence, Corbin, Sampson. Nay: None. The Mayor declared the motion carried.

20. ADJOURNMENT

There being no further business to come before the meeting, motion by Dane Nealson, seconded by Jason Sampson, to **adjourn the meeting.** Following voice vote, the Mayor declared the motion carried at 6:43 p.m. the meeting adjourned.

Ryan Condon, Mayor

ATTEST:

Kerin Wright, City Clerk

Published: _____

Council Approved: _____