

**MINUTES**  
**CITY COUNCIL MEETING**  
**December 17, 2020**  
**500 N. 20<sup>th</sup> Street**  
**6:30 P.M.**

The City Council of the City of Keokuk met in regular session on December 17, 2020 at 500 N. 20<sup>th</sup> Street. Mayor Thomas L. Richardson called the meeting to order at 6:30 p.m. There were seven council members present, two absent. Mike O'Connor, Linda Altheide, Steve Andrews, Linda Marsden, and Roger Bryant were present in person. John Helenthal and Susan Dunek were present by phone. Ron Payne and Devon Dade were absent. Staff in attendance: City Administrator Cole O'Donnell, City Clerk Jean Ludwig and Community Development Director Pam Broomhall were present in person. Public Works Director Robert Helenthal, Bridge, Park, Cemetery and Sanitation Manager Bob Weis and Police Chief Dave Hinton were present by phone. All measures will be by roll call.

**MAYOR'S CORRESPONDENCE:** Noted wreaths have been laid at the National Cemetery. City of Christmas has had over 14,000 visitors.

**CITIZEN'S REQUEST:** Joe Shuman said homes have been judged in the Christmas Lighting contest and will be announced tomorrow.

Motion made Altheide, second by O'Connor to approve the agenda, including the consent agenda. (7) AYES, (0) NAYS. Motion carried.

- Minutes of the Regular City Council meeting of December 3, 2020;
- Cash Receipts and Treasurer's Report for November 2020;
- **RESOLUTION NO. 190-20:** Approving a Liquor License for Hy-Vee, Inc., 3111 Main Street, effective January 2, 2021 – Class E Liquor License with Class B Wine Permit with Sunday Sales;
- Motion to pay bills and transfers listed in Register No.'s 5181-5183;

Mayor Richardson opened the public hearing at 6:36 p.m. amending Title 20, Section 20.40.020 by adding microbrewery and brew pub as allowable uses and to add related definitions in Chapter 20.12 of the Keokuk Municipal Code. A public hearing notice was published in the Daily Gate City on Thursday, December 10, 2020.

**COMMENTS:** Community Development Director Broomhall said the Planning Commission had reviewed and approved the request. Mike Greenwald of 12 Stoneridge spoke in favor of changing the ordinance and supporting small businesses.

No further comments were received, Mayor Richardson closed the public hearing at 6:38 p.m.

Motion made by O'Connor, second by Bryant to approve the initial reading of an Ordinance amending Title 20 Zoning, of the Keokuk Municipal Code including Chapter 20.12, definitions relating to bars, brew pub, microbrewery and restaurant and Chapter 20.40, C-2, general commercial zoning district by adding bars, brew pub and microbrewery to Section 20.40.020 use regulations.

**ROLL CALL VOTE:** (7) AYES – O'Connor, Altheide, Andrews, Marsden, Bryant, Helenthal and Dunek. (0) NAYS. Motion carried.

Motion made by O'Connor, second by Helenthal to waive the 2<sup>nd</sup> & 3<sup>rd</sup> / final reading of an Ordinance amending Title 20 Zoning, of the Keokuk Municipal Code including Chapter 20.12, definitions relating to bars, brew pub, microbrewery and restaurant and Chapter 20.40, C-2, general commercial zoning district by adding bars, brew pub and microbrewery to Section 20.40.020 use regulations.

ROLL CALL VOTE: (7) AYES – O’Connor, Altheide, Andrews, Marsden, Bryant, Helenthal and Dunek. (0) NAYS. Motion carried.

Motion made by Helenthal, second by O’Connor to adopt & give final approval for **ORDINANCE NO. 2012:** Amending Title 20 Zoning, of the Keokuk Municipal Code including Chapter 20.12, definitions relating to bars, brew pub, microbrewery and restaurant and Chapter 20.40, C-2, general commercial zoning district by adding bars, brew pub and microbrewery to Section 20.40.020 use regulations. (7) AYES, (0) NAYS. Motion carried.

Mayor Richardson opened the public hearing at 6:40 on the Fiscal Year 2022-2026 Capital Improvement Plan. A public hearing notice was published in the Daily Gate City on Tuesday, December 8, 2020.

**COMMENTS:** O’Donnell said not a lot of new items have been added for F/Y26. There will be some continuing projects. He also noted he would seek the help of a financial advisor for General and Bridge funds.

No further comments were received, Mayor Richardson closed the public hearing at 6:41 p.m.

Mayor Richardson opened the public hearing at 6:41 p.m. on plans, specifications, contract & architect cost estimates and indication of apparent low bidder for the City Hall Project. A public hearing notice was published in the Daily Gate City on Tuesday, December 8, 2020.

**COMMENTS:** Schickedanz Construction was the apparent low bidder and is under the architect’s estimate. A/V equipment will be bid separately.

No further comments were received, Mayor Richardson closed the public hearing at 6:44 p.m.

Motion made by O’Connor, second by Bryant to approve the following proposed **RESOLUTION NO. 191-20:** “A RESOLUTION AFFIRMING CONSIDERATION OF ACQUISITION OF PROPERTY BY EMINENT DOMAIN AND CORRECTING LEGAL DESCRIPTION OF PROPERTY.” (7) AYES, (0) NAYS. Motion carried.

Motion made by Bryant, second by Marsden to approve the following proposed **RESOLUTION NO. 192-20:** “A RESOLUTION SETTING A PUBLIC HEARING AND AUTHORIZING NOTICE TO PROPERTY OWNERS OF PROPOSED DECISION TO ACQUIRE PROPERTY BY CONDEMNATION.” (7) AYES, (0) NAYS. Motion carried.

**BOARDS & COMMISSIONS:** O’Donnell noted vacancies on the Rand Park Pavilion Commission, Grand Theater Commission, and the Board of Adjustment.

Final Report of Nomination of Judy McDonald to the Convention and Tourism Bureau. Motion to approve by Bryant, second by Marsden. (7) AYES, (0) NAYS. Motion carried.

**STAFF REPORTS:** O’Donnell reported on a possible buyer for the Baymont Motel, and city office staff “adopting” a family for Christmas.

There being no further business, Mayor Richardson adjourned the meeting at 6:54 p.m.