

City Council Meeting Comments: City Council Meeting Comments: To view the Agenda for all meetings, visit www.masoncity.net and click on the Agenda button. The public is invited to provide input on Council items only prior to the meeting *or at the meeting during the public forum.*

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AGENDA

REGULAR MEETING OF THE CITY COUNCIL

Our mission is to provide efficient and effective City services and infrastructure with sound fiscal policies that create an enjoyable quality of life in a safe and viable community

ROLL CALL -

ADOPT AGENDA -

SPECIAL ITEMS –

1. Presentation by Ben Curtis from Eocene on the Brownfields project

NOTICE TO PUBLIC: PUBLIC FORUM: The Mayor and City Council welcome comments from the public only on agenda items during the public forum. You are asked to give your name, address, and the agenda item number or topic you are referring to on the agenda. Please keep your comments concise and limited to three minutes.

2. CITY ADMINISTRATOR’S MONTHLY REPORT

CONSENT AGENDA - All items listed under the Consent Agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time Council votes on the motion.

3. MINUTES – Regular Minutes of May 19, 2026
4. CLAIMS dated May 21 and 28, 2026
5. PERMITS

6. APRIL FINANCIALS
7. Mayor recommending approval
City Appointment of Dan Kamm, Streets/Sanitation Supervisor to Landfill of North Iowa and Rachel VanHauen, Grant Administrator to Winnebago Watershed
8. Administrator recommending approval
 - a. fixing wage 2.8% increase for non-bargaining employees
 - b. **Reso.** fixing compensation for certain appointed officials for fiscal year 2026/2027, effective June 22, 2026
9. Administrator recommending approval
Reso. award of contract to WHKS & Co. for professional services related to the FY 27 2026-2027 Sanitary Sewer Repairs
10. Administrator recommending approval
 - a. **Reso.** setting date for the sale of bonds, combining loan agreements, and authorizing the use of a preliminary official statement in connection therewith
 - b. **Reso.** setting the date for sale of general obligation local option sales tax series 2026C and authorizing the use of a preliminary official statement in connection therewith
11. Administrator recommending approval
Reso. approving the uplift of Refuse Truck #93 with cart and dumpster tipper systems from Elliott Equipment Co., of Grimes Iowa, for the Sanitation Department
12. Administrator recommending approval
Reso. authorizing approval of a forgivable loan to Gregory Held for the rehabilitation of 714 South Delaware Avenue in conjunction with CoRL

ADDENDUM

- 12A Administrator recommending approval
Appoint/hire Cole Bockelmann as Finance Director at Grade T, Step 5 (\$139,963 annually)

PUBLIC HEARING

13. Administrator recommending approval
 - a. **Reso.** adopting plans, specifications, form of contract and estimated cost for the 12th Street NW Turn Lane Improvements”
 - b. **Reso.** Bid Tabulation
 - c. **Reso.** award of contract to Bob McKiness Excavating of Mason City, IA
 - d. **Reso.** approving contract and bond for the construction of “12th Street NW

Turn Lane Improvements”

14. Administrator recommending approval
Reso. authorizing and approving a Loan and Disbursement Agreement and providing for the issuance and securing the payment of \$43,000,000 Sewer Revenue Bonds, Series 2026”

ACTION ITEMS –

15. Administrator recommending approval
 - a. **Ord.** Amending Title 12 of the City Code, it being the zoning ordinance of said city, and changing the boundaries of certain districts therein zoned Z7-1 Specific Use District/Mercy Medical Center to Z3 General Urban District for property generally located West of North Eisenhower Avenue, North of MercyOne West Campus and the Willows Independent Living Complex and East of Willow Creek (approximately 33.58 acres) (FINAL)
 - b. **Reso.** support for a Workforce Housing Tax Credit application being filed with the Iowa Economic Development Authority by Willow Pointe, LLC/Kading Properties
16. Administrator recommending approval
 - a. **Ord.** amending the City Code, by amending Title 4, Chapter 1 “Nuisances”, repealing and replacing Title 6, Chapter 1, Section 9, “Repairs of Service Lines”, and amending Title 6, Chapter 1 “Public Utilities” by adding a new Section 22, “Lead Service Line Replacement” (2nd or FINAL)
17. Administrator recommending approval
Ord. amending the City Code, by repealing Title 4: “Health and Sanitation”, Chapter 1: “Nuisances”, Section 1: “Definitions” in its entirety and adopting a new Section 1 in lieu thereof (2nd or FINAL)

Adjournment

Notes: City Council members and staff will be available for a period of time after adjournment to visit with citizens, answer questions and address concerns. *In accordance with Title II of the American with Disabilities Act as it pertains to access to Public Meetings, the City Clerk’s Office of the City of Mason City, upon 48 hour notice, will make reasonable accommodations for persons with special needs. Please call (641) 424-7102 if you need assistance.* Please note flash photography is not allowed during the meeting.