OSCEOLA CITY COUNCIL

Tuesday, October 20, 2026
Regular Meeting
*You may view all Resolutions at City Hall or at City's Website. *
http://osceolaia.net/

The City Council met on Tuesday, October 20, 2026, at 7:00 p.m. for a Regular scheduled meeting. The meeting was called to order by Mayor Thomas Kedley. With the following present: Council Members: George Fotiadis, Luci Sullivan, Dan Hooper, Sonya Hicks and Mel Miller. City Staff present were Ty Wheeler– City Administrator, Britanee Case – City Clerk, Martin Duffus – Police Chief. All Council Meetings are streamed on the City's Website during Council meeting. The following were at the meeting: Andrew Clark, Tammy Thomas, Richard Thomas, Byron Jimmerson, Austin Taylor, Shelby Kruse, and Brad Kruse.

Motion by Fotiadis and second by Hooper to move item "Consideration and possible action regarding the OVFD Ambulance Proposal" after Mayor report; roll call vote: Fotiadis, aye; Sullivan, aye; Hooper, aye; Hicks, aye; Miller, aye; motion carried.

Brad Kruse expressed his gratitude and excitement about the DNR managing the Clarke County Reservoir land and the opportunities this creates for local outdoor enthusiasts.

Mayor Kedley gave an update on various projects.

Byron Jimmerson and Richard Thomas with the Osceola Fire Department presented to council an used 2020 Chevy Ambulance from our current 2000 Ford Ambulance. Motion by Hooper and second by Hicks to approve the purchase of the 2020 Chevy Ambulance for $5,500.00; roll call vote: Fotiadis, aye; Sullivan, nay; Hooper, aye; Hicks, aye; Miller, aye; motion carried.

Motion by Fotiadis and second by Hooper to open public hearing regarding the Sale of 201 W Garfield; roll call vote: Fotiadis, aye; Sullivan, aye; Hicks, aye; Hooper, aye; Miller, aye; motion carried. There as no public comment during public hearing. Motion by Hooper and second by Fotiadis to close the public hearing; roll call vote: Fotiadis, aye; Sullivan, aye; Hicks, aye; Hooper, aye; Miller, aye; motion carried.

Motion by Fotiadis and second by Sullivan to approve 2026-43 regarding the sale of 201 W Garfield; roll call vote: Fotiadis, aye; Sullivan, aye; Hicks, aye; Hooper, aye; Miller, aye; motion carried.

Resolution 2026-43:

A RESOLUTION ACKNOWLEDGING THE PUBLIC HEARING AND MAKING A FINAL DETERMINATION REGARDING THE SALE OF REAL PROPERTY LOCATED AT 201 W GARFIELD STREET, OSCEOLA, IOWA WHEREAS, the City of Osceola, Iowa (the "City"), is the owner of certain real property located at 201 W Garfield Street, Osceola, Iowa (the "Property"); and WHEREAS, the City has determined that the sale of the Property is in the best interests of the City; and WHEREAS, pursuant to applicable Iowa law, the City held a public hearing concerning the proposed sale of the Property, providing the public an opportunity to be heard regarding the proposed transaction; and WHEREAS, on October 6, 2026, the City Council considered and accepted an offer from Michael Bowlin to purchase the Property for Three Hundred Forty Thousand Dollars ($340,000.00); and WHEREAS, the City Council desires to formally acknowledge that the required public hearing was held and make its final determination regarding the sale of the Property. NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Osceola, Iowa, as follows: Section 1. Public Hearing. The City Council hereby acknowledges that the City held a public hearing concerning the sale of the Property located at 201 W Garfield Street, Osceola, Iowa, as required by applicable Iowa law. Section 2. Final Determination and Sale of Property. Pursuant to Iowa Code Section 364.7(2), the City Council hereby makes its final determination to sell the Property to Michael Bowlin for the sum of Three Hundred Forty Thousand Dollars ($340,000.00), in accordance with the offer accepted by the City Council on October 6,

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2026, and subject to the terms and conditions contained therein. Section 3. Further Action. The appropriate City officials are authorized to take such further actions and execute such documents as may be necessary to carry out the accepted offer and complete the sale of the Property, consistent with the terms approved by the City Council. Section 4. Effective Date. This Resolution shall be effective upon its adoption.

Motion by Fotiadis and second by Miller to approve the DNR Wildlife Management Agreement for the Clarke County Reservoir with the contingent of the approval from the Clarke County Reservoir Commission; roll call vote: Fotiadis, aye; Sullivan, aye; Hooper, aye; Hicks, aye; Miller, aye; motion carried.

Motion by Hooper and second by Sullivan to have staff rewriting the sign ordinance for the interstate signs; roll call vote: Fotiadis, aye; Sullivan, aye; Hooper, aye; Hicks, aye; Miller, aye; motion carried.

Motion by Hooper and second by Miller to approve the sewer credit of $60.84 for 230 E Webster; roll call vote: Fotiadis, aye; Sullivan, aye; Hooper, aye; Hicks, aye; Miller, aye; motion carried.

Ty Wheeler – City Administrator – Report on various projects updates.

Britanee Ward – City Clerk had nothing to report.

Martin Duffus – Police Chief had nothing to report.

Council had nothing to report at this time.

Motion by Hooper and second by Fotiadis to approve the Consent Agenda:

a. Bills & Claims; Bills & Claims paid per Chapter 7 in City Ordinance
b. Council Minutes: 10/6/2026
c. Adam Smith, Street Dept, 7 year anniversary, $28.96
d. Pay Estimate #3, Airport Runway Lighting Project, $62,211.56
e. Liquor: NONE

The following claims:

Name ,Check #, Type;Invoice Desc; $Check Amount;
CASEYS BUSINESS MASTERCARD ,1951, EFT ;CITY: FUEL; $3532.07; GILBERT HOME COMFORT ,1952, EFT ;CITY: SERVICES; $68000;GLOBAL PAYMENTS ,1953, EFT ;CITY: SERVICES; $389.66;GLOBAL PAYMENTS ,1954, EFT ;POLICE DEPT; SERVICES; $93.2;IOWA DEPARTMENT OF REVENUE ,1955, EFT ;CITY: TAXES; $7978.13;STARLINK ,1956, EFT ;AIRPORT: UTILITIES; $55;WELLMARK - CITY OF OSCEOLA ,1957, EFT ;CITY: INSURANCE; $82100.88;ACCESS SYSTEM ,305533, Regular;LIBRARY: SERVICES; $279.88;ACCESS SYSTEMS - PHONE ,305534, Regular;CITY: SERVICES; $942.95;ACE HARDWARE #697 ,305535, Regular;FIRE DEPT: SUPPLIES; $340.56;AGRILAND FS - MURRAY ,305536, Regular;STREET DEPT: FUEL; $4048.91;ALLIANT ENERGY ,305537, Regular;STREET DEPT: UTILITIES; $1145.23; AMAZON CAPITAL SERVICES ,305538, Regular;CITY: SUPPLIES; $45.99;BART'S TIRE & AUTO LLC ,305539, Regular;FIRE DEPT: SERVICES; $15;BLAKELY TREE SERVICE ,305540, Regular;CITY: SERVICES; $2637.5;BUD JONES CONSTRUCTION ,305541, Regular;WWTP: SERVICES; $25121;CENTRAL IOWA MECHANICAL ,305542, Regular;WWTP: SERVICES; $6218;CHEM-SULT INC. ,305543, Regular;WWTP: SUPPLIES; $4387;CHESNUT LAWN & LANDSCAPE ,305544, Regular;PARK&REC: SERVICES; $2753; CINTAS CORPORTATION (PW) ,305545, Regular;CEMETERY: SERVICES; $201.15;CINTAS-SERVICES (GOLF) ,305546, Regular;GOLF COURSE: SERVICES; $185.76;CLARKE CO RECORDER ,305547, Regular;CITY: SERVICES; $12;CLARKE COMMUNITY SCHOOLS ,305548, Regular;PARK&REC: SERVICES; $1000;CLARKE ELECTRIC COOP ,305549, Regular;AIRPORT: UTILITIES; $15556.45;COAST TO COAST SOLUTIONS ,305550, Regular;LIBRARY: SUPPLIES; $355.95;CORNING RENTAL ,305551, Regular;STREET DEPT: SERVICES; $143;CRESTON PUBLISHING COMPANY ,305552, Regular;CITY: SERVICES; $541.64;CULLIGAN ,305553, Regular;POLICE DEPT: SERVICES; $42.5;DES MOINES REGISTER ,305554, Regular;LIBRARY: SERVICES; $71.01;DIRECTV ,305555, Regular;AIRPORT: UTILITIES; $201.39;DON'S JONS ,305556, Regular;PARK&REC: SERVICES; $195;DONNA SEUFERER ,305557, Regular;AIRPORT: SERVICES; $1800;DUST PROS JANITORIAL ,305558, Regular;CITY: SERVICES; $1925; ECOSYSTEMS INC ,305559, Regular;WWTP: SERVICES; $73100;ELLIOTT OIL CO. ,305560, Regular;FIRE DEPT: SUPPLIES; $610.32;ENVIRONMENTAL RESOURCE ASSOC ,305561, Regular;WWTP: SUPPLIES; $1445.94;FAREWAY STORES ,305562, Regular;GOLF

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COURSE: SUPPLIES; $721.41;GOLF CARS OF IOWA ,305563, Regular;GOLF COURSE: SERVICES; $1500;HIGHWAY LUMBER ,305564, Regular;STREET DEPT: SUPPLIES; $172.92;HY-VEE FOOD STORES ,305565, Regular;FIRE DEPT: SUPPLIES; $119.27;IDEAL READY MIX CO. ,305566, Regular;STREET DEPT: SUPPLIES; $2402.1;INTERSTATE ALL BATTERY CENTER ,305567, Regular;WWTP: SUPPLIES; $67.1;ISU EXTENSION ,305568, Regular;GOLF COURSE: SERVICES; $45;J P AUTO ,305569, Regular;WWTP: SUPPLIES; $255.71;JJ BLAKER LLC ,305570, Regular;GOLF COURSE: SERVICES; $1400;KD TIRES LLC ,305571, Regular;POLICE DEPT: SERVICES; $25;KIMBALL MIDWEST ,305572, Regular;STREET DEPT: SUPPLIES; $332.2;KIRKHAM MICHAEL & SSOCIATES ,305573, Regular;AIRPORT: SERVICES; $4697.15;MEDIACOM ,305574, Regular;GOLF COURSE: UTILITIES; $173.57;MET LIFE ,305575, Regular;CITY: INSURANCE; $5058.88;Midwest Alarm ,305576, Regular;DEPOT: UTILITIES; $1051.8;MIDWEST OFFICE TECH. CO. ,305577, Regular;POLICE DEPT: SERVICES; $95.67;NEXTERA ENERGY SERVICES GAS LLC ,305578, Regular;CITY: UTILITIES; $576.71;NORTH CENTRAL LABORATORIES OF WISCONSIN ,305579, Regular;WWTP: SUPPLIES; $379.95;NORTHLAND PRODUCTS COMPANY ,305580, Regular;WWT: SUPPLIES; $444.91;OPN ARCHITECTS ,305581, Regular;CITY: SERVICES; $13200;SCEOLA COLLISION & PAINT ,305582, Regular;WWTP: SERVICES; $1647.5;OSCEOLA FARM & HOME ,305583, Regular;CEMETERY: SUPPLIES; $50.24;PODIUM INK ,305584, Regular;GOLF COURSE: SUPPLIES; $428;POMP'S TIRE SERVICE INC ,305585, Regular;FIRE DEPT: SERVICES; $2355.24;REYNOLDSON VAN WERDEN & RENOLDSON L.L.P. ,305586, Regular;CITY: SERVICES; $1670;ROBERT REYNOLDSON ,305587, Regular;REFUND; $150;SCHILDBERG CONST. CO. ,305588, Regular;STREET DEPT: SUPPLIES; $4931.71;SIRWA ,305589, Regular;AIRPORT: UTILITIES; $103.2;SMITH FILTER CORPORATION ,305590, Regular;WWTP: SUPPLIES; $797.64;SOLUTIONS ,305591, Regular;WWTP: SUPPLIES; $148.93;SPORT WADE INC. ,305592, Regular;WWTP: SUPPLIES; $2549.37;STIVERS FORD LINCOLN MERCURY ,305593, Regular;STREET DEPT: SERVICES; $10044.15;THINK POSITIVE GRAPHICS AND APPAREL ,305594, Regular;FIRE DEPT: SUPPLIES; $405;TRUCK EQUIPMENT INC. ,305595, Regular;STREET DEPT: SUPPLIES; $26264;UNITI SOLUTIONS - FIBER ,305596, Regular;STREET DEPT: UTILITIES; $1140.54;UNITI- PHONE ,305597, Regular;DEPOT: UTILITIES; $238.87;US FUELING SOLUTIONS ,305598, Regular;AIRPORT: SUPPLIES; $275.89;USA BLUEBOOK ,305599, Regular;WWTP: SUPPLIES; $630.07;VERIZON ,305600, Regular;FIRE DEPT: UTILITIES; $77;VICKER DRILLIN LLC ,305601, Regular;AIRPORT: PROJECT; $62211.56;WASH & WEIGH ,305602, Regular;P&Z: SERVICES; $1040;ZIMCO SUPPLY CO. ,305603, Regular;CEMETERY: SUPPLIES; $1755;ZIMMER & FRANCESCON INC ,305604, Regular;WWTP: SUPPLIES; $3423;DONALD MCCUDDIN ,2138, Health Insurance ;MED; $6.76;MICHAEL CODY SMITH ,2139, Health Insurance ;MED; $26.86; EDWARD BENDA ,2140, Health Insurance ;MED; $51.98;DARRON TONEY ,2141, Health Insurance ;MED; $166.14;TORI VIRCHOW ,2142, Health Insurance ;MED; $20.51; LABCORP HOLDINGS ,2143, Health Insurance ;MED; $42.24;CATHOLIC HEALTH INITIATIVES ,2144, Health Insurance ;med; $2391.15;DANIEL COOPER ,2145, Health Insurance ;MED; $1697.69;DONALD MCCUDDIN ,2146, Health Insurance ;MED; $75;MICAHEL CODY SMITH ,2147, Health Insurance ;MED; $111.79;DARRON TONEY ,2148, Health Insurance ;MED; $57.74;CLARKE COUNTY HOSPITAL ,2149, Health Insurance ;MED; $706.09;ALEXANDER STONE DO ,2150, Health Insurance ;MED; $179.7;UNITYPOINT AT HOME ,2151, Health Insurance ;MED; $56.84;IOWA RADIOLOGY ,2152, Health Insurance ;MED; $161.08;CATHOLIC HEALTH INTIATIVES ,2153, Health Insurance ;ME; $65.65;EFTPS ,1950, Payroll ;PAYROLL ; $21233.4;COLLECTION SERVICE CENTER ,1949, Payroll ;PAYROLL ; $904.96;Dollar General ,EFT, Library ;Supplies; $23.81; ACE Hardware ,EFT, Library;Supplies; $64.09;Mail Chimp ,EFT , Library;Services ; $20.87; Tell ,EFT , Library;Services ; $6.76;Pioneer Woman ,EFT , Library;Supplies; $29.97;DONALD MCCUDDIN ,002126, Health Insurance ;MED; $100;EDWARD BENDA ,002127, Health Insurance ;MED; $32.11;DARRON TONEY ,002128, Health Insurance ;MED; $33.87; TORI R VIRCHOW ,002129, Health Insurance ;MED; $25;LAKEVIEW SURGERY CENTER ,002130, Health Insurance ;MED; $2480.47;DECATUR COUNTY HOSPITAL ,002131, Health Insurance ;MED; $11.1;CLARKE COUNTY HOSPITAL ,002132, Health Insurance ;MED; $52.83;THE IOWA CLINIC ENDOSCOPY CTR ,002133, Health Insurance ;MED; $1618.45;UNITYPOINT AT HOME ,002134, Health Insurance ;MED; $190.07;CENTRAL IOWA HOSPITAL CORP ,002135, Health Insurance ;MED; $7.67; IOWA RADIOLOGY ,002136, Health Insurance ;MED; $1.8;CATHOLIC HEALTH INITIATIVES ,002137, Health Insurance ;MED; $0.73; $495,182.51

,Fund Recap" , ;; $; ,, 1;General ; $33586.72; ,, 33;Golf Course; $7937.42; ,, 37;City Projects; $2200; ,, 110;Road Use ; $53052.84; ,, 112;Employee Benefits; $9184.17; ,, 135;Urban Renewal; $68000; ,, 305;Airport Lighting; $66908.71; ,, 313;Trade House; $28243.46; ,, 316;Saferoom Grant; $5400; ,, 320;Recreation Ceneter; $3250; ,, 505;Library ; $145.5; ,, 610;Waste Water; $123790.37; ,, 800;Health Insurance ; $93483.32; ,, ;; $495182.51;

Sept 2026 Revenues:

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1, General $ 182904.37; 31, Franchise $ 60351.24; 33, Golf Course $ 34238.66; 101, Liability Insurance $ 2018.29; 110, Road Use Tax $ 79448.18; 112, Employee Benefits $ 3363.82; 115, LOST Reservoir $ 100264.64; 116, Hotel/Motel Tax $ 17832.2; 200, Debt $ 4159.5; 317, Sewer Plant $ 1640.22; 502, Police Forfeiture $ 0.69; 503, Police K9 $ 17500; 505, Expandable Library $ 2478.8; 610, Sewer $ 217075.01; 614, Sewer Reserve $ 3028.15; 800, Self Insurance $ 98310.01; Grand Total $ 824613.78;

Roll call vote: Fotiadis, aye; Sullivan, aye; Hooper, aye; Miller, aye; Hicks, aye; motion carried.

There being no further business, motion by Hooper and second by Fotiadis to adjourn the meeting at 8:43 PM. All voting aye, motion carried.

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Thomas J. Kedley – Mayor

Attest:

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Britanee Ward- Case – City Clerk
Website: osceolaia.net

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