August 10, 2026

CALL TO ORDER & ROLL CALL & PLEDGE OF ALLEGIANCE: Mayor C Westphal called the regular meeting of the Anthon City Council to order on August 10, 2026 at 5:30 p.m. Council members present were Dave Hoaglund, Ruth Groth, Joel Westphal and Ross Baldwin. Tony McFarland was absent. Also, present were Dan Brant, Nick Poese and Mark Poese.

AGENDA: Motion by Baldwin, seconded by Groth, to approve the printed agenda as presented. Carried 4-0.

SHERIFF'S REPORT: Woodbury County Sgt Bauerly was present to give the monthly report.

BUILDING PERMIT: Motion by J Westphal, seconded by Hoaglund, to approve. Passed with a record vote as follows: ayes – Groth, Baldwin, J Westphal and Hoaglund; nays - none.

ANTHON COMMUNITY CENTER: Motion by Baldwin, seconded by J Westphal to approve the Dehumidifier Invoice for the Community Center. Passed with a record vote as follows: ayes – J Westphal, Groth, and Baldwin; abstain – Hoagland; nays - none.

PUBLIC COMMENTS: Nick Poese informed the council that the Anthon Community Ambulance Service has leveled up to Advanced Life Support status.

CONSENT AGENDA: Motion by J Westphal, seconded by Baldwin, to approve the consent agenda, which includes minutes from July 13th meeting, financial reports as filed, and renewal of Class C Liquor License and Outdoor Service for the Anthon Community Center. Passed with a record vote as follows: ayes – Groth, Hoaglund, J Westphal, and Baldwin; nays - none.

PAYMENT OF CLAIMS: Motion by Groth, seconded by Baldwin, to approve the list of bills as presented. Carried 4-0.

RESOLUTIONS:
Motion by Groth, seconded by Baldwin to adopt Resolution 2026-8-621 entitled "Resolution Adopting CDBG Procurement Policies and Procedures". Passed with a record vote as follows: ayes – Hoaglund, Baldwin, J Westphal and Groth; nays - none. Motion by Groth, seconded by Hoaglund to adopt Resolution 2026-8-622 entitled "Resolution Adopting CDBG Equal Opportunity Policy Statement". Passed with a record vote as follows: ayes – Baldwin, Groth, J Westphal and Hoaglund; nays - none. Motion by Baldwin, seconded by J Westphal to adopt Resolution 2026-8-623 entitled "Resolution Adopting CDBG Affirmative Fair Housing Policy". Passed with a record vote as follows: ayes – Groth, Hoaglund, Baldwin, and J Westphal; nays - none. Motion by Groth, seconded by J Westphal to adopt Resolution 2026-8-624 entitled "Resolution Adopting CDBG Residential Anti-Displacement and Relocation Assistance Plan (RARA)". Passed with a record vote as follows: ayes – Hoaglund, J Westphal, Baldwin, and Groth; nays - none. Motion by Hoaglund, seconded by Groth to adopt Resolution 2026-8-625 entitled "Resolution Adopting CDBG Policy on the Prohibition of the Use of Excessive Force". Passed with a record vote as follows: ayes – Baldwin, Groth, J Westphal and Hoaglund; nays - none. Motion by Hoaglund, seconded by Groth to adopt Resolution 2026-8-626 entitled "Resolution Adopting CDBG Code of Conduct". Passed with a record vote as follows: ayes – J Westphal, Hoaglund, Groth, and Baldwin; nays - none.

PUBLIC HEARING: Motion by Groth, seconded by J Westphal, to open public hearing at 5:58 pm for Adoption of an Asset Management Plan. Passed with a roll call vote as follows: ayes – Hoaglund, J Westphal, Baldwin and Groth; nays - none. No oral or written comments were received. Motion by Baldwin, seconded by Groth to close public hearing at 5:59 pm. Passed with a roll call vote as follows: ayes – Baldwin, Groth, J Westphal, and Hoaglund; nays - none. Motion by Baldwin, seconded by Hoaglund, to adopt Resolution 2026-8-627 entitled "A Resolution Approving an Asset Management Plan Following Public Hearing". Passed with a roll call vote as follows: ayes – Hoaglund, J Westphal, Groth and Baldwin; nays - none.

PUBLIC HEARING: Motion by J Westphal, seconded by Hoaglund, to open public hearing at 6:02 pm on Community Development and Housing Needs Assessment with a roll call vote as follows: ayes – Groth, Hoaglund, Baldwin, and J Westphal; nays - none. No oral or written comments were received. Motion by Groth, seconded by J Westphal to close public hearing at 6:03 pm. Passed with a roll call vote as follows: ayes – Baldwin, Groth, J Westphal, and Hoaglund; nays - none. Motion by Baldwin, seconded by Groth, to adopt Resolution 2026-8-628 entitled "A Resolution Approving a Community Development and Housing Needs Assessment Following Public Hearing". Passed with a roll call vote as follows: ayes – J Westphal, Groth, Baldwin and Hoaglund; nays - none.

PUBLIC HEARING: Motion by J Westphal, seconded by Groth, to open public hearing at 6:05 pm for Submission of a CDBG Application for the Anthon Lift Station. Passed with a roll call vote as follows: ayes – J Westphal, Groth, Hoaglund and Baldwin; nays - none. Mayor C Westphal read the following Public Hearing Announcements:

A. Explain how the need for the activities was identified.

- The need for the proposed Anthon Lift Station Relocation Project is due to the need for the City to provide a safe and reliable sanitary sewer service to the residents and businesses of the City. The current lift station is located within the floodplain and service is impacted flooding events. The proposed project will relocate the lift station out of the floodplain allowing the City to provide continuous service of the sanitary sewer system and to reduce the costs of damages to the lift station during flooding events.

B. Explain how the proposed activities will be funded and the sources of funds.

- The project will be funded with a combination of CDBG funds and a loan from the State Revolving Loan Fund (SRF) managed by Iowa Finance Authority. It is estimated that total project costs will be $1,339,215.00 which includes construction costs, contingency, and CDBG grant administration costs. Engineering costs will also be incurred but are not eligible for CDBG reimbursement and will be paid for directly from the SRF Loan.
- The City intends to utilize a combination of funding from SRF and CDBG (loan and grant funds) to finance the project. The City is listed on the SRF Intended Use Plan (IUP) for a loan in the amount of $1,554,000.00 and they are applying for CDBG grant funds in the amount of $500,000.00. Total resources available for the project will then be $2,054,000.00. An award from CDBG would reduce the amount of loan funds needed from Iowa Finance Authority.

C. Announce the date the CDBG application will be submitted to the State.

- The grant application will be submitted to the Iowa Economic Development Authority no later than September 1, 2026, at midnight.

D. Announce the requested amount of federal funds.
- The City is requesting $500,000.00 in CDBG funds for the proposed project.

E. Announce the estimated portion of funds that will benefit low-and- moderate income persons.
- The project will result in a City-wide benefit and utilizing the results of a City-wide LMI Survey conducted by the City in January 2026, as allowed by IEDA and the CDBG Program the City's citywide LMI percentage is 65.22%.

F. Announce where the proposed activities will be conducted.
- The proposed project activities will take place on the east side of the City on land owned by the City of Anthon on the property located at 510 State Street in Anthon, Iowa.

G. Announce plans to minimize displacement of persons and businesses resulting of funded activities.
- The proposed project will not result in the displacement or relocation of any persons or businesses.

H. Announce plans to assist persons actually displaced.
- No persons will be replaced by the proposed project.

I. Announce the nature of the proposed activities.
- The nature of the proposed project involves the construction of new lift station, transmission main, control panel, and related electrical components.

No oral or written comments were received. Motion by Groth, seconded by Hoaglund to close public hearing at 6:12 pm. Passed with a roll call vote as follows: ayes – Groth, Hoaglund, J Westphal, and Baldwin; nays - none. Motion by J Westphal, seconded by Baldwin, to adopt Resolution 2026-8-629 entitled "A Resolution Committing Matching Funds for a Community Development Block Grant Application". Passed with a roll call vote as follows: ayes – Baldwin, Groth, Hoaglund, and J Westphal; nays - none. Motion by Groth, seconded by Baldwin, to adopt Resolution 2026-8-630 entitled "A Resolution Endorsing and Authorizing Submission of an Application for Community Development Block Grant Funds Following a Public Hearing". Passed with a roll call vote as follows: ayes – Hoaglund, Baldwin, J Westphal, and Groth; nays - none. Motion by Hoaglund, seconded by J Westphal, to adopt Resolution 2026-8-631 entitled "A Resolution Approving the Iowa Economic Development Authority Language Access Plan". Passed with a roll call vote as follows: ayes – Baldwin, Groth, J Westphal, and Hoaglund; nays - none.

HIRE UTILITY BILLING CLERK: No motion was made.

STORAGE CONTAINER ORDINANCE DISCUSSION: Council discussed a storage container ordinance.

July Receipts: General-$11476.70; RUT-$6424.34; Employee Benefits-$675.45; LOST-$10393.95; Water-$33883.06; Water Sinking Fund-$5582.00; Sewer-$15869.63; Electric-$72425.32; Electric Sinking Fund-$7853.00. Total: $164583.45. Expenses: General-$50807.62; RUT-$2877.57; Water-$11421.12; Sewer-$6409.40; Lift Station Project-$112.58; Electric-$60421.37. Total: $132049.66.

ADJOURNMENT: Motion by J Westphal, seconded by Baldwin, to adjourn. Carried 4-0. Mayor C Westphal proclaimed the meeting adjourned at 6:48 p.m.

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Connie L Westphal, Mayor

ATTEST:

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Amy Buck, City Clerk