

CITY COUNCIL MEETING AGENDA
Monday, January 26, 2026, 7:00 PM
Eldridge Community Center · 400 S 16th Ave · Eldridge, IA

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Approval of Agenda
4. Public Comment
5. Mayor's Agenda
 - A. **Consideration to Approve City Council Minutes from January 12, 2026**
 - B. **Consideration to Approve Committee of the Whole Minutes from January 12, 2026**
 - C. Consideration to Approve Appointment to Vacant Council Seat
 - D. **Consideration to Approve Bills Payable**
 - E. **Consideration to Approve Liquor License Renewal for The Fun Station**
 - F. **Consideration to Approve Change of Ownership on Liquor License for Casey's Marketing Company**
6. Old Business
7. New Business
 - A. Presentation to Council by Bohnsack & Frommelt of the FY25 Financial Audit and Consideration to Approve FY25 Annual Financial Audit Report
 - B. Consideration to approve the Request for Proposals to lease a portion of the ECC & manage the skatepark and event center operations and discussion on next steps for facility contingency plan
 - C. Consideration to Approve posting the Deputy City Clerk/Billing Clerk position to fill the vacant Billing Clerk/Payroll & Permits position at an annual salary of \$62,335 (\$29.97/hr)
 - D. Consideration to Approve the proposed 5-Year Agreement with Iowa DOT for the Maintenance and Repair of Primary Roads in Municipalities
 - E. **Consideration to Approve Resolution #2026-03 Dissolving the Eldridge Community Center Board**
 - F. **Consideration to Approve Resolution #2026-04 Approving Muhs Tracts LC Replat**
 - G. Public Hearing for Consideration to approve the rezoning of replat of Muhs Tracts LC parcel numbers 93140530211 and 9314213031. from split zoning R-1 Single Family Residential/R-3 Multiple Family Residential/C-3 General Commercial to R-1 Single Family Residential
 - H. **Consideration to Approve Ordinance #2026-01 Rezoning Replat of Muhs Tracts LC parcel numbers 93140530211 and 9314213031 from split zoning R-1 Single Family Residential/R-3 Multiple Family Residential/C-3 General Commercial to R-1 Single Family Residential**
 - I. **Consideration to Approve Resolution #2026-05 Vacating a portion the Muhs Tracts LC ROW and Utility Easement**
 - J. **Consideration to Approve Resolution #2026-06 Approving Baustian Farms Replat**
 - K. Public Hearing for Consideration to approve rezoning of the replat of Baustian Farms parcels 932505003 & 932521001 from split zoning R-1 Single Family Residential/R-3 Multiple Family Residential/SA-Suburban Agricultural to R-1 Single Family Residential
 - L. **Consideration to Approve Ordinance #2026-02 Rezoning the replat of Baustian Farms parcels 932505003 & 932521001 from split zoning R-1 Single Family Residential/R-3 Multiple Family Residential/SA-Suburban Agricultural to R-1 Single Family Residential**
8. Board/Staff Activity Reports
 - A. Mayor's Report
 - B. City Administrator
 - C. Assistant City Administrator
 - D. City Clerk
 - E. Police Chief
9. Adjournment

Next Regular Committee of the Whole & City Council Meeting: Monday, February 2, 2026, at 6:00 & 7:00pm

Mayor Scott Campbell
Councilman Adrian Blackwell

Councilman Ryan Iossi

Councilman Brian Dockery
Councilman Jeff Ashcraft

City of Eldridge City Council Meeting Minutes

The City of Eldridge, Iowa, City Council met in open session at Eldridge Community Center at 7:04 pm on January 12, 2026.

Council Members Present: Jeff Ashcraft, Adrian Blackwell, Brian Dockery, and Ryan Iossi. Quorum was met. Pledge of Allegiance was recited.

Presiding: Mayor Scott Campbell

Also Present: Nevada Lemke, Jeff Martens, Tracy Northcutt, Ryan Gale, Police Sergeant, Erin Getz, Kayla Allers, Louie Allers, Ashley Burress, Nathan Burress, Beth Campbell, Melissa Camry, R. Scott Case, Dick Cole, Johnnie del Fabro, Paula delFabro, Rene delFabro, Robert Dunn, Becky Esbaum, Stephanie Fischer, Larry Frazee, Mike Frazee, Jason Garnica, Erin Genz Judith Gilbert, Trevor Gimm, Dale Grunwald, Alisa Haedt, Janet Haycraft, Josh Haycraft, Jill Hipskind, Cim Hoerner, Danielle Huber, Bill Hyde, Nikki Iossi, Ron Iossi, Jillyn Kaufman, Ken Kerker, Nathan Kessler, Judith Kirby, Gage Lane, Scott LaPlante, Lisa Marquez, Bobby Martin, Dave McCammant, Lillian McDermott, Marty O'Boyle, Peggy Ohl, Jason Rain, James Retterer, Laura Shoemaker, Rachel Smith, Jamie Stecker, Elizabeth Swanson, Garrett Taflinger, Jean Ulloa, Ashley Verstein, Eva Wyatt, Karen Wyatt, Darryl Zingre.

Motion by Ashcraft to approve the agenda. Seconded by Dockery. Motion carried unanimously by voice vote.

Presentation:

David McCammant, MidAmerican Energy, presented a check for \$500.00 to the City of Eldridge for beautification and landscaping in the City.

Proclamation:

Mayor Campbell proclaimed January 2026 as "National Mentoring Month"

Public Comment:

Mayor Campbell opened public comment by asking for name, city of residence, respectful comments and gave a reminder of the three-minute limit for presenting.

Darryl Zingre, Eldridge, expressed appreciation to the Police Chief for addressing traffic issues on Dammann Dr. and encouraged further attention for increased safety.

Eldridge Community Center & Skate Park Comments:

Rachel Smith, Hoopple, IL, QC Rollers President, requested use of the facility for QC Roller practices.

The following individuals expressed support to keep the Eldridge Community Center and Skate Park open:

Paula delFabro, Eldridge, Richard Cole, Eldridge, Judith Gilbert, Eldridge, Jill Hipskind, Donohue, Alisa Haedt, Eldridge, Nathan Burress, Eldridge, Ashley Verstein, East Moline, Bill Hyde, Parkview, Bob Martin, Clinton, Peggy Ohl, Eldridge

Scott Case, Eldridge, encouraged the Council to make a decision that was best for Eldridge.

Eva Wyatt & Stephanie Fischer, Eldridge, expressed appreciation to the staff for their hard work over the last month.

James Retterer, Wilton, has a proposal to lease the business and wants to present it for consideration.

Jamie Stecker, Long Grove, Manager of Community Center, requested to extend the closing date.

Mayor Campbell thanked those who spoke.

Mayor's Agenda

Motioned by Dockery to approve City Council Minutes from December 15, 2025. Seconded by Iossi. Motion carried unanimously by voice vote.

Motioned by Ashcraft to approve the bills payable by amending the amount to \$586,248.59 which removed \$251.61 in Park Expenses and added \$209,914.85 for the December 18 & 31, 2025 payroll. Seconded by Dockery. Motion carried unanimously by voice vote.

Motioned by Dockery to approve the 2026 City Appointments as presented on the agenda. Seconded by Ashcraft. Motion carried unanimously by voice vote.

Old Business

Motioned by Iossi to approve Resolution 2026-02 Approving Closing Procedures for the Eldridge Community Center as presented on the agenda. Seconded by Ashcraft. Council Members and Staff discussed the reasons for recommending the closure, keeping it open and extending the date of closure. Council Member Dockery made a motion to amend Resolution 2026-02 by allowing Dog Training, QC Roller Derby Practice and the three North Scott School District School Skates to continue through May 28, 2025. Seconded by Blackwell. Motion to amend carried on the following roll call vote: Aye –Blackwell, Dockery, Iossi, Ashcraft. Nay – None. Motion to approve the amendment carried on the following roll call vote: Aye –Blackwell, Dockery, Iossi, Ashcraft. Nay – None.

Council Member Iossi requested that further discussion be held on what to do with the building. Jeff Martens, Assistant City Administrator, suggested that a Request for Proposal be brought forth at the next meeting. Council has no objection to that plan.

New Business

Motioned by Ashcraft to approve a 10-year contract proposal with Axon for Eldridge Police Department body cameras, squad cameras and TASER systems as presented on the agenda. Seconded by Blackwell. Ryan Gale, Police Sergeant, gave an overview of the contract. Motion carried unanimously by voice vote.

Motioned by Ashcraft to approve naming the City Depositories as presented on the agenda. Seconded by Blackwell. Councilmember Ashcraft, seconded by Councilmember Dockery, made a motion to amend the list of depositories by removing Wells Fargo and renaming Northwest Bank to Time Bank. Amended motion carried on the following roll call vote: Aye –Dockery, Iossi, Ashcraft, Blackwell. Nay – None.

Board/Staff Activities

Mayor's Report – A productive meeting was held with the Davenport Fire Department and the next step will be meeting with the Eldridge Fire Department. Mayor is encouraged by the progress made. Mayor Campbell expressed appreciation to Jeff Marten, Assistant City Administrator, and Tracy Northcutt, City Clerk, for stepping in while the City Administrator was on vacation. Additionally, he thanked Nevada Lemke, City Administrator, for coming in on Sunday to get caught up before the meeting. Mayor Campbell encouraged the City Council Members to become more engaged with staff throughout the weeks to be able to get questions answered in advance of Council Meetings. Lastly, he shared his list of goals for 2026 that include finalizing the acquisition of the Fire Department into a City-Operated entity, expedite the move of the Public Works Department to the acquired property on S 1st St, review sidewalk ordinance to address scooters and electric bicycles, industrial business attraction, Lincoln Road bike trail, encourage the Council and Staff to create their own list of goals.

City Administrator – Nevada Lemke, City Administrator, thanked Jeff Martens and Tracy Northcutt for covering while she was on vacation. The Joint Transit Study Committee wants an elected official to join. Council Member Brian Dockery volunteered. Lemke indicated that the Deputy City Clerk position will be on the next agenda for the approval. City offices will be closed on Monday, January 19, 2026, in observance of Martin Luther King Jr. City Budget processes have begun and will be presented in the coming weeks. 4th & LeClaire traffic signal will be operational by the end of the month. Tri-City Electric will install message boards in advance alerting drivers of the coming signal. The City will also post on its website and social media.

Council Member Dockery questioned whether the vacated position should be filled rather than hiring a Deputy City Clerk. Mayor Campbell indicated that a better talent pool could be attracted with a Deputy rather than a Billing Clerk. He also requested a separate identifier for "wish list" items in the budget. Verified that the next Council Meeting will be held at the Community Center.

Assistant City Administrator – Jeff Martens, Assistant City Administrator, reiterated contacting City Staff with any questions about the affairs of the City so no one feels surprised by items on the agenda. Martens thanked everyone for their participation in a difficult meeting and stated he is proud to work for the City of Eldridge.

City Clerk – Tracy Northcutt, City Clerk/Finance Manager, stated the auditors will be at the next meeting to present the FY25 Audit Report. Additionally, she expressed appreciation to Council Member Dockery for following the meeting procedures.

Police – Ryan Gale, Police Sergeant stated the newest officer has completed the first week of the academy.

Council Member Blackwell thanked everyone for the difficult meeting and wants to move the meetings back to City Hall.

Council Member Ashcraft thanked City Staff for their help acclimating him to the City Council.

Motion by Dockery to adjourn at 9:09 pm. Second by Ashcraft. Motion was approved unanimously by voice vote.

Respectfully submitted,

Scott Campbell
Mayor

Tracy A. Northcutt
City Clerk

City of Eldridge Committee of the Whole Meeting Minutes

The City of Eldridge, Iowa, City Council met in an open Joint Committee of the Whole session with the Community Center Board at the Eldridge Community Center at 6:00 pm on January 12, 2026.

Council Members Present: Jeff Ashcraft, Adrian Blackwell, Brian Dockery, and Ryan Iossi.

Presiding: Mayor Scott Campbell

Also Present: Nevada Lemke, Jeff Martens, Tracy Northcutt, Erin Gentz,

Review of Applicants for City Council Appointment:

Mayor Scott Campbell gave an overview of the process. The following candidates appeared before the Council and answered questions presented by the City Council: Robert Dunn, Josh Haycraft, Jillyn Kaufman, Ken Kerker, Scott LaPlante, Arsal Shareef.

Mayor Campbell thanked the candidates and indicated that a recommendation will be brought forth on January 26, 2026, Council Meeting.

Motion by Dockery to adjourn at 6:57 pm. Second by Iossi. Motion was approved unanimously by voice vote.

Respectfully Submitted,

Tracy A. Northcutt

City Clerk

BILLS PAYABLE					
CHECK #	DEPT	FUND	VENDOR	DESCRIPTION	AMOUNT
156667	STREETS	001-5-210-6440	200 EAST 90TH ST	WAREHOUSE STORAGE RENT	\$ 2,029.42
156668	STREETS	001-5-210-6310	A&A AC & REFRIG, INC	SHOP ICE MACHINE LEASE	\$ 62.50
156669	POLICE	001-5-110-6725	ACCESS SYSTMS LEASING	PD COPIER LEASE - NEW	\$ 293.70
156669	POLICE	001-5-110-6725	ACCESS SYSTMS LEASING	PD COPIER - ONE TIME CHG	\$ 453.99
156669	POLICE	001-5-110-6725	ACCESS SYSTMS LEASING	PD COPIER - OLD (FINAL)	\$ 74.99
156670	VEH MAINT	001-5-299-6504	AIRGAS USA, LLC	WELDING GAS	\$ 71.20
156672	SANITATION	001-5-290-6497	ALLIED SVCS/REPUBLIC	GARBAGE/RECYCL SVCS	\$ 34,856.64
156673	POLICE	001-5-110-6725	AMAZON CAPITAL SVCS	SPLITTER	\$ 18.04
156674	FINANCE	001-5-620-6414	AMERICAN LEGAL	ONLINE CODE RENEWAL	\$ 495.00
156676	FINANCE	001-5-620-6401	BOHNSACK & FROMMELT LLP	ANNUAL FINANCIAL AUDIT	\$ 3,250.00
156676	SEWER	610-5-815-6490	BOHNSACK & FROMMELT LLP	ANNUAL FINANCIAL AUDIT	\$ 3,250.00
156677	POLICE	001-5-110-6331	BURT ACQ, LLC/AQUATECH	PD - FLEET WASHES	\$ 102.00
156678	FINANCE	001-5-620-6373	CENTRAL SCOTT TELEPHONE	PHONE/WIFI SVCS	\$ 1,040.64
156678	SEWER	610-5-815-6373	CENTRAL SCOTT TELEPHONE	PHONE/WIFI SVCS	\$ 150.00
156679	STREETS	001-5-210-6310	CINTAS CORPORATION	SHOP - MAT CLEANING SVCS	\$ 103.90
156680	STREETS	001-5-210-6310	CINTAS 1ST AID & SAFETY	SHOP - 1ST AID REFILL	\$ 48.04
156682	FINANCE	001-5-620-6373	DE NOVO MARKETING	WEBSITE MAINT FEE	\$ 162.50
156685	EQUIP REPL	002-5-210-6713	ELDRIDGE WELDING	F550 TOOLBOX BRACKET/CHURCH SIGN POST	\$ 48.00
156686	SEWER	610-5-815-6321	ELECTRIC PUMP	RMV & RPLC FAILED LIFT STATION PUMP	\$ 1,260.00
156687	POLICE	001-5-110-6250	HY-VEE CATERING	CATERING - LAW ENF ACADEMY	\$ 2,865.00
156688	INSPECTIONS	001-5-170-6213	ILLOWA	MEMBERSHIP/MEETINGS-NEES	\$ 245.00
156689	POLICE	001-5-110-6490	IOWA DARE ASSOC.	MEMBERSHIP DUES	\$ 100.00
156690	POLICE	001-5-110-6250	IOWA PRISON INDUSTRIES	LELLIG - CLOTH ALLOW	\$ 77.98
156690	TRAFFIC	001-5-240-6509	IOWA PRISON INDUSTRIES	N 2ND AVE STREET SIGNS	\$ 151.40
156691	VEH MAINT	001-5-299-6504	LAWSON PRODUCTS INC.	REPLACE LAWSON PARTS RACKS	\$ 212.62
156692	STREETS	001-5-210-6310	MENARDS	MINERAL SPIRITS/STORAGE TOTES	\$ 89.08
156692	STREETS	001-5-210-6310	MENARDS	SHOP - AIR FITTINGS	\$ 31.96
156692	SNOW RMVL	001-5-250-6511	MENARDS	MAILBOX POST REPAIR	\$ 31.30
156692	VEH MAINT	001-5-299-6504	MENARDS	SHOP TOOLS	\$ 98.67
156692	SEWER	610-5-815-6350	MENARDS	RUBBER CLAMPS	\$ 3.18
156693	STREETS	001-5-210-6310	MERSCHMAN HARDWARE	FASTENERS	\$ 3.90
156693	VEH MAINT	001-5-299-6504	MERSCHMAN HARDWARE	HOSE REEL HARDWARE	\$ 4.74
156693	SEWER	610-5-815-6320	MERSCHMAN HARDWARE	PVC ELBOW	\$ 6.99
156694	POLICE	001-5-110-6210	MID-STATES ORG CRIME INFO. CNTR	MOCIC MEMBERSHIP	\$ 100.00
156695	SEWER	610-5-815-6550	MUNICIPAL PIPE TOOL CO., LLC	SAN. SWR SLIP LINING - FRANKLIN & S 5TH	\$ 42,275.00
156696	VEH MAINT	001-5-299-6332	NAPA AUTO PARTS	HANDLE/FILTER/RAD CAP UNIT #101	\$ 38.27
156696	VEH MAINT	001-5-299-6332	NAPA AUTO PARTS	OIL FILTER UNIT #110	\$ 8.64
156696	VEH MAINT	001-5-299-6334	NAPA AUTO PARTS	MOTOR GRADER HOSES #69 DUST SHIELD #18	\$ 97.55
156696	VEH MAINT	001-5-299-6334	NAPA AUTO PARTS	OIL FILTER UNIT #56	\$ 8.64
156696	VEH MAINT	001-5-299-6334	NAPA AUTO PARTS	HEADLIGHT UNIT #71	\$ 10.98
156696	VEH MAINT	001-5-299-6334	NAPA AUTO PARTS	SOLENOID UNIT #71	\$ 52.79
156696	VEH MAINT	001-5-299-6504	NAPA AUTO PARTS	HOSE FITTING & ANTIGEL	\$ 121.24
156696	VEH MAINT	001-5-299-6504	NAPA AUTO PARTS	WIPER BLADES/WASHER FLUID/HEAT SHRINK	\$ 140.21
156696	VEH MAINT	001-5-299-6504	NAPA AUTO PARTS	STOCK HYDRAULIC HOSE FITTINGS	\$ 149.08
156697	VEH MAINT	001-5-299-6504	NAPA AUTO PARTS	BRAKE CLEANER & SILICON	\$ 47.05
156697	EQUIP REPL	002-5-210-6713	NAPA AUTO PARTS	SALT SPRDR LIGHT UNIT #37	\$ 73.42
156698	SEWER	610-5-815-6490	NORTH CENTRAL LABS	QTRLY LAB TESTING	\$ 86.49
156699	SEWER	610-5-815-6490	QC ANALYTICAL SVCS LLC	COPPER & AMMONIA TESTING	\$ 57.00
156700	POLICE	001-5-110-6506	RNJS DISTRIBUTION, INC.	PD/CITY HALL WATER	\$ 29.50
156700	FINANCE	001-5-620-6506	RNJS DISTRIBUTION, INC.	PD/CITY HALL WATER	\$ 29.50
156701	POLICE	001-5-110-6421	RTS TACTICAL	SHIELDS	\$ 3,383.93
156702	POLICE	001-5-110-6602	SCOTT CO ANIMAL HOSPITAL	K-9 MARTY FEES	\$ 31.58
156703	POLICE	001-5-110-6413	SCOTT CO SHERIFFS DEPT.	BOOKING FEES	\$ 175.00
156704	POLICE	001-5-110-6506	STAPLES	PD - COPIER PAPER	\$ 42.49
156705	EQUIP REPL	002-5-110-6711	S. HANSEN DODGE CITY	2025 DURANGO SQUADS (3)	\$ 184,251.00
156706	STREETS	001-5-210-6181	THEISEN SUPPLY, INC	STUTT - CLOTH ALLOW	\$ 116.97
156707	POLICE	001-5-110-6240	TRAVIS ROUNTREE	MILEAGE-POLICE ACADEMY	\$ 498.80
156708	POLICE	001-5-110-6181	UNIFORM DEN INC.	ROUNTREE - CLOTH ALLOW	\$ 21.95
156708	POLICE	001-5-110-6181	UNIFORM DEN INC.	ROUNTREE - CLOTH ALLOW	\$ 542.25
156708	POLICE	001-5-110-6181	UNIFORM DEN INC.	ROUNTREE - CLOTH ALLOW	\$ 26.50
156708	POLICE	001-5-110-6420	UNIFORM DEN INC.	ROUNTREE - CLOTH ALLOW	\$ 203.25
156709	POLICE	001-5-110-6373	VERIZON WIRELESS	PD CELL SVCS	\$ 743.36
156709	STREETS	001-5-210-6373	VERIZON WIRELESS	CITY CELL SVCS	\$ 192.40
156709	STREETS	001-5-210-6373	VERIZON WIRELESS	CITY CELL SVCS	\$ 38.48
156709	FINANCE	001-5-620-6373	VERIZON WIRELESS	CITY CELL SVCS	\$ 38.48
156709	SEWER	610-5-815-6373	VERIZON WIRELESS	CITY CELL SVCS	\$ 135.46
ACH	SPLIT	SPLIT	PAYROLL 1/15	PAYROLL 1/15	\$ 109,918.41
TOTAL:					\$ 395,378.05

CREDIT CARDS					
DEPT	EMPLOYEE	FUND	VENDOR	DESCRIPTION	AMOUNT
FINANCE	LINDLE	001-5-620-6508	USPS PO	POSTAGE DUE	\$ 0.78
FINANCE	LINDLE	001-5-620-6508	USPS PO	CERTIFIED MAIL	\$ 10.48
POLICE	LELLIG	001-5-110-6602	TRUPANION	MONTHLY K9 INSURANCE PREM	\$ 140.80
POLICE	LELLIG	001-5-110-6250	FBI LEEDA INC	ANN. EXEC. TRAINING - LELLIG	\$ 425.00
POLICE	LELLIG	001-5-110-6210	FBI LEEDA INC	ACTIVE MEMBERSHIP - LELLIG	\$ 50.00
POLICE	LELLIG	001-5-110-6727	LA POLICE GEAR	POLICE PATCHES	\$ 48.08
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 1,674.35
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 1,097.07
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 393.19
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 374.59
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 88.67
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 17.97
COMM POL	KIEL	008-5-110-6603	WAL-MART	SHOP W/ A COP	\$ 449.00
POLICE	KIEL	001-5-110-6506	ULINE	RUG FOR ENTRY WAY	\$ 293.72
POLICE	KIEL	001-5-110-6181	SALOMON	JOHNSON - CLOTH ALLOW	\$ 180.00
VEH MAINT	BENSON	001-5-299-6504	FARM & FLEET	SHOP SUPPLIES - PAINT	\$ 40.97
VEH MAINT	BENSON	001-5-299-6334	FARM & FLEET	BATTERY TENDER UNIT #37	\$ 52.99
VEH MAINT	BENSON	001-5-299-6334	FARM & FLEET	BATTERY UNIT #37	\$ 181.99
STREETS	BENSON	001-5-210-6512	HARBOR FREIGHT TOOLS	SHOP TOOLS	\$ 638.90
STREETS	BENSON	001-5-210-6512	FARM & FLEET	SHOP AIRLINE FITTINGS	\$ 43.82
POLICE	JAHS	001-5-110-6490	THE FUN STATION	DARE GRAD PARTY - SOCKS	\$ 13.23
VEH MAINT	O'BRIEN	001-5-299-6335	STANDARD BEARING	UNIT #55 BEARINGS	\$ 115.93
SEWER	O'BRIEN	610-5-815-6320	JOHNSTONE SUPPLY	ROOFTOP HVAC MOTOR	\$ 467.99
POLICE	SCHWERTMAN	001-5-110-6506	IA SECRETARY OF STATE	NOTARY RENEWAL	\$ 30.00
POLICE	SCHWERTMAN	001-5-110-6240	HOTEL AMERICINN	LODGING EXPENSE - TRAINING	\$ 170.82
FINANCE	MARTENS	001-5-620-6508	USPS PO	CERT POSTAGE - ENFORCEMENT NOTICE	\$ 16.85
FINANCE	MARTENS	001-5-620-6319	ADOBE INC	ANN. CREATIVE CLOUD SUBSCR	\$ 826.67
COMM DEV	MARTENS	001-5-599-6240	IOWA LEAGUE OF CITIES	MUN. LEADERSHIP ACADEMY PT 2	\$ 60.00
VEH MAINT	WHITE	001-5-299-6334	FARM & FLEET	CLEAN/WINTERIZE ST SWEEPER	\$ 18.97
STREETS	STUTT	001-5-210-6181	GT SPORTS	CITY LOGO ON COAT	\$ 10.70
STREETS	NAGLE	001-5-210-6512	NTE	8" AUGER - POST HOLE	\$ 299.99
STREETS	NAGLE	001-5-210-6181	RED WING SHOES	CLOTH ALLOW - BOOTS	\$ 259.99
FINANCE	LEMKE	001-5-620-6373	APPLE	MTHLY CELL STORAGE FEE	\$ 1.06
POLICE	LEMKE	001-5-110-6490	YMCA IA MISS VALLEY	Y@ WORK - 6 PD	\$ 120.00
STREETS	LEMKE	001-5-210-6150	YMCA IA MISS VALLEY	Y@ WORK - 1 PW	\$ 20.00
ADMIN	LEMKE	001-5-611-6601	YMCA IA MISS VALLEY	Y@ WORK - 3 ADMIN	\$ 60.00
FINANCE	LEMKE	001-5-620-6506	KEURIG	CH/PD COFFEE	\$ 70.83
INSPECTIONS	NEES	001-5-170-6213	INT'L CODE COUNCIL	ANNUAL MEMBERSHIP	\$ 170.00
VEH MAINT	RUPE	001-5-299-6504	FARM & FLEET	BRAKE CLEANER	\$ 4.95
STREETS	RUPE	001-5-210-6250	IA DEPT OF AGRICULTURE	RUPE - PEST LIC RENEWAL	\$ 15.00
SEWER	RUPE	610-5-815-6320	BLAIN'S FARM & FLEET	IMPACT DRIVER, GLASS CLEANER	\$ 175.76
CREDIT CARDS TOTAL:					\$ 9,131.11
BILLS PAYABLE TOTAL:					\$ 395,378.05
GRAND TOTAL:					\$ 404,509.16

CLASS "C" RETAIL ALCOHOL LICENSE RENEWAL

Business Information

Name of Legal Entity: EDWARDS, NICHOLAS

FEIN: XX-XXX6924

Business Type: SOLE

This business is registered with the Secretary of State.

Business Number of Secretary of State: 646488

Premises Information

Premises DBA: THE FUN STATION QUAD CITIES

Premises Address: 400 SOUTH 14TH AVENUE ELDRIDGE IA 52748

Premises Type: Restaurant

Number of Floors: 2

Control of Premises: Lease

Is your premises equipped with at least one adequate, conveniently located indoor or outdoor toilet facility for use by patrons?

Yes

Does your premises conform to all local and state health, fire and building laws and regulations?

Yes

Is your establishment equipped with tables and seats to accommodate a minimum of 25?

Yes

Has the number of floors of the premises changed?

No

Have there been any changes to the premises in the last 12 months? This includes any changes that affect where alcohol is manufactured, stored, sold or consumed, such as adding, deleting, or changing permanent outdoor service areas.

No

Has there been a change in the control of property over the last 12 months? This includes a renewed/updated lease agreement, or changing from a deed to a lease, or a lease to a deed.

No

License Information

Effective Date: 27-Jan-2026

Length of License Requested: 12MONTH

Endorsements

Local Authority: City of Eldridge

Dramshop Company: HDI GLOBAL SPECIALTY SE

Ownership Information

Type	Name	ID Type	ID	DOB	Phone	Address	Percentage
Individual	EDWARDS, NICK	SSN	***-**-8595	21-Sep-19 84		1812 TIMBER RIDGE DR CEDAR RAPIDS IA 52403	100.00

Criminal History Details

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?

No

Has anyone listed on the Ownership page been convicted of any violation of any state, county, city, federal or foreign law? For traffic violations, only include those that are drug or alcohol related.

No

Criminal Violations

Contact Information

Contact Name: NICK EDWARDS

Phone Number: (319) 540-0921

Email Address: nick@gofunstation.com

Address: PO BOX 8627 CEDAR RAPIDS IA 52408-8627

Attestation Information

Attestation Name: NICK EDWARDS

Attestation Date: 14-Dec-2025



< CITY OF ELDRIDGE

Local Authority Review

CITY OF ELDRIDGE

1309374801

>

Owners

Business Information

Customer Type

BUS

Business Sub-Type

Corporation

Business Designation

Legal Business Name



CASEYS MARKETING COMPANY

Old Ownership Information







Filter

X

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF COURT J	0.00
Owner	LARSEN, ERIC	4407 NORTHWEST 5TH	0.00
Owner	BEECH, DOUGLAS	729 NORTHEAST BROO	0.00
Company	42-0935283 CASEY'S GI PO BOX 3001 ANKENY		100.00

	Owner Type	Owner	Single Line Address	Ownership Percentage
	Owner	JAMES, SAMUEL	2501 SOUTHEAST 19TH	0.00
	Owner	JOHNSON, BRIAN	9129 NORTHWEST 73R	0.00

Updated Ownership Information

	Owner Type	Owner	Single Line Address	Ownership Percentage
	Officer	FABER, SCOTT	6749 CARDIFF CT JOHN	0.00
	Officer	LARSEN, ERIC	4407 NW 5TH ST ANKE	0.00
	Officer	BEECH, DOUGLAS	729 NE BROOK HAVEN	0.00
	Company	CASEY'S GENERAL STO	1 SE CONVENIENCE BLV	100.00
	Officer	JAMES, SAMUEL	3204 NE AVERY DR ANI	0.00
	Officer	JOHNSON, BRIAN	9129 NW 73RD CIR JOH	0.00

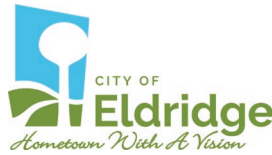
Impacted Active Licenses

Jurisdiction Code	Permit Type	License Number	Address
City of Eldridge	Class "E" Retail Alcc	LE0002363	840 E LE CLAIRE RD ELDRI

Criminal History

Has anyone listed on the Ownership page been charged or convicted of a felony offense in Iowa or any other state of the United States?

Yes



RESOLUTION 2026-03

A Resolution Dissolving the Community Center Board

WHEREAS, the Eldridge City Council voted to discontinue operations at the Eldridge Community Center; and

WHEREAS, the Eldridge City Council approved Resolution 2026-02 authorizing a procedure for discontinuing these operations;

WHEREAS, the Eldridge Community Center Board no longer has any function other than approving bills and minutes and has indicated they are in favor of dissolution of their board;

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Eldridge, Iowa, dissolves the Eldridge Community Center Board.

PASSED AND APPROVED THIS 26th DAY OF JANUARY, 2026.

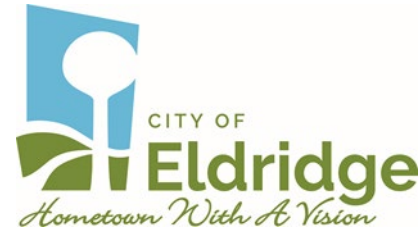
Attest:

Mayor, Scott Campbell

City Clerk, Tracy A. Northcutt

Blackwell	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Dockery	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Ashcraft	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Iossi	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent

City of Eldridge MEMORANDIUM



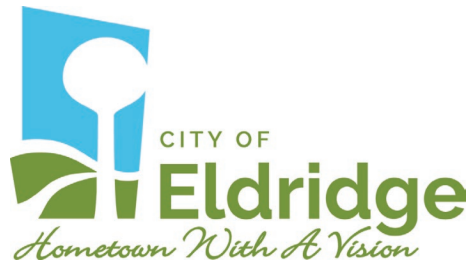
To: Mayor and City Council
From: Jeff Martens, Assistant City Administrator
Re: Eldridge Community Center Board Dissolution
Date: 01/26/26

Since the City Council has voted to discontinue operations at the Eldridge Community Center and the City Council has adopted closing procedures and a closing date, the next step in this process is dissolution of the Community Center Board.

This was discussed at the Community Center Board meeting on January 14, 2026 and since the boards only function now is to approve bills and minutes the board and City Staff are recommending proceeding with dissolution at this time.

Resolution 2026-03 Dissolving the Community Center Board is being presented at this meeting for your consideration.

Community Center Board meeting minutes from January 14, 2026, are also included in this agenda packet for your reference.



To: Mayor and City Council
From: Jeff Martens, Assistant City Administrator
Re: Muhs Tracts lot line adjustment and rezoning
Date: 1/26/26

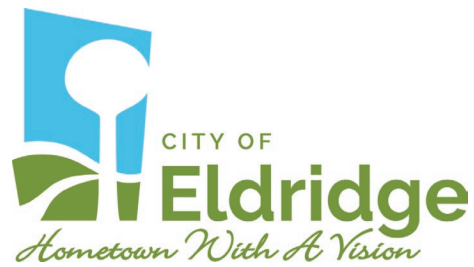
Muhs Tracts LC and the North Scott School District have submitted applications to replat parcel number 9314213031, currently briefly described as MUHS' 2ND ADD Lot: 003 MUHS' 2ND ADD LOT 3EX MUHS' TRACTS 1ST, into a larger parcel and change the zoning on the replatted parcel to exclusively R-1 Single Family Residential. This zoning change is consistent with the Future Use Map in the Comprehensive Plan. The new parcel created by the replat has split zoning of R-1 Single Family Residential, R-3 Multiple Family Residential and C-3 General Commercial. See illustrations below for further clarification.

The North Scott School District has also applied to vacate the City right-of-way adjacent to the parcel to be replatted that extends south of S. 4th Avenue south of the line of Muhs Second Addition Lot 2, and then west as dedicated in Muhs Tracts First Addition. This will allow more flexibility when master planning a future connection to S. 1st Street on this parcel when developed. The Comprehensive Plan shows a future connection in this area to S. 1st Street. See illustration from Comprehensive Plan below.

City staff and City Engineer have reviewed these applications and find them to be in accordance with City Code and Comprehensive Plan and recommend approval.

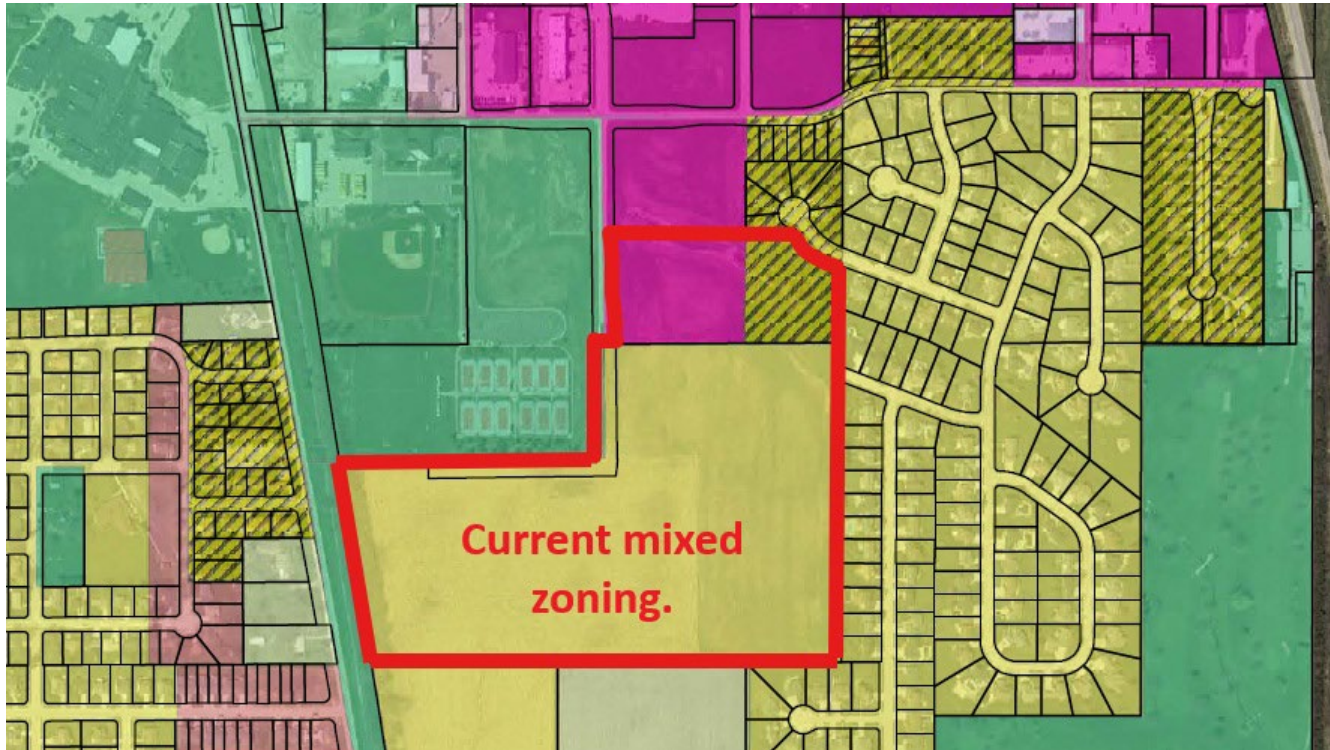
On January 15, 2026, the Planning and Zoning Commission voted unanimously to approve the Final Replat, the rezoning of the new parcel to R-1 Single Family Residential and the Vacation of the Right of Way.


















Following this memo, you will find replatting, rezoning and vacation applications along with illustrations for clarification.



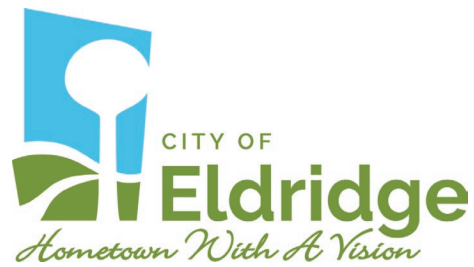
The above illustration shows the current property boundaries on the two parcels involved. The proposed new boundaries of parcel number 9314213031 are shown below. Proposed zoning for this parcel is R-1 Single Family Residential.





	City Limit		C/I-Commercial Industrial Transition District		R-MH-Mobile Home Park Residence District
	Parcel		I-2-General Industrial District		O-T-Office/Transitional District
	C-1-Neighborhood Commercial District		I-1-Light Industrial District		PUD-Planned Unit Development District
	C-2-Central Business District		R-1-Single Family Residential District		P/M-Public and Municipal District
	C-3-General Commercial District		R-2-Two-Family Residential District		SA-Suburban Agriculture District
	C-4-Highway-Oriented Commercial District		R-3-Multiple Family Residential District		

The above illustration shows the current zoning on the parcels involved. You can see that there is split zoning on the northern parcel that this replat and rezoning will clean up.



The above illustration shows the illustration provided in the Comprehensive Plan for future streets in the area. A future connection from S. 4th Avenue to S. 1st Street is desired once developed.

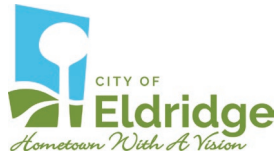
Mayor Scott Campbell

Councilmember Jeff Ashcraft

Councilmember Adrian Blackwell

Councilmember Brian Dockery

Councilmember Ryan Iossi



RESOLUTION 2026-04

A Resolution Approving the Replat of Muhs Tracts LC

WHEREAS, the replat has been submitted by North Scott Community School District, proposed developer of the property, and

WHEREAS, the replat has been found to be substantially in accord with the platting requirements of the City of Eldridge and has been approved by the Eldridge Planning and Zoning Commission on January 15, 2026, now therefore

BE IT RESOLVED that the City Council of the City of Eldridge hereby approves the replat of Muhs Tracts LC as shown in this document.

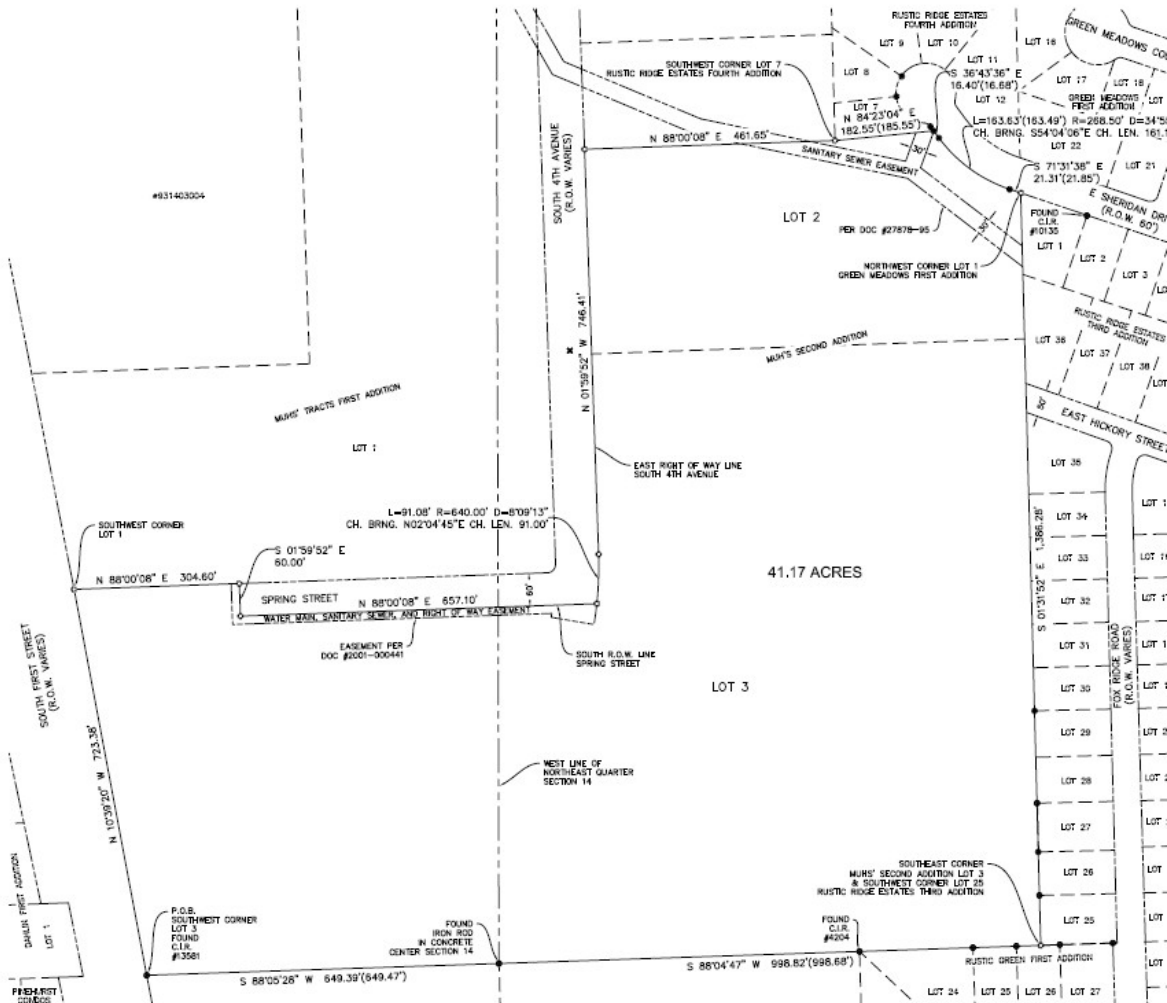
PASSED AND APPROVED THIS 26th DAY OF JANUARY 2026.

Attest:

Mayor, Scott Campbell

City Clerk, Tracy A. Northcutt

Blackwell	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Dockery	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Ashcraft	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Iossi	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent



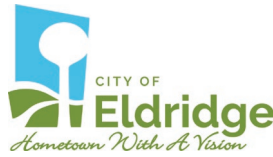
Mayor Scott Campbell

Councilman Ryan Iossi

Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell



ORDINANCE 2026-01

AN ORDINANCE AMENDING CHAPTER TWO, TITLE D OF THE ELDRIDGE CITY CODE, REPEALING ALL ORDINANCES AND RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE.

Section one. That the zoning map referred to in Chapter Two, Title D of the Eldridge City Code, and being a part of the ordinance of the City of Eldridge, in so far as said map pertains to the land described as follows:

Replatted parcel number 9314213031, currently briefly described as MUHS' 2ND ADD Lot: 003 MUHS' 2ND ADD LOT 3EX MUHS' TRACTS 1ST, containing 41.17 acres more or less from split zoning of R-1 Single Family Residential, R-3 Multiple Family Residential and C-3 General Commercial to R-1 Single Family Residential.

In addition, the following parcel map is attached herewith and made a part hereto as the same pertains to said area is enacted as a substitute and in lieu of the same area described as shown on said district map.

Be it further enacted that the zoning map, together with the boundaries of the districts, designations, notations, references and other information shown thereon as the same pertains to the area described above are, and by way of amendment, made a part of the zoning ordinance of the City of Eldridge, Iowa, and shall have the same force and effect with respect to said area as if the zoning map and all notations, references and other information shown thereon were as fully set forth or described therein, the original of said amendment is properly attested and is on file with the City Clerk of the City of Eldridge, Iowa.

Section two. Repealer. All ordinances, resolutions, and parts of ordinances and resolutions in conflict with this ordinance are hereby repealed.

Section three. Effective date. This ordinance shall take effect upon its passage and publication as provided by law.

PASSED AND APPROVED THIS 16TH DAY OF FEBRUARY, 2026.

Attest:

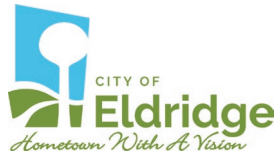
Mayor, Scott Campbell

Tracy Northcutt, City Clerk

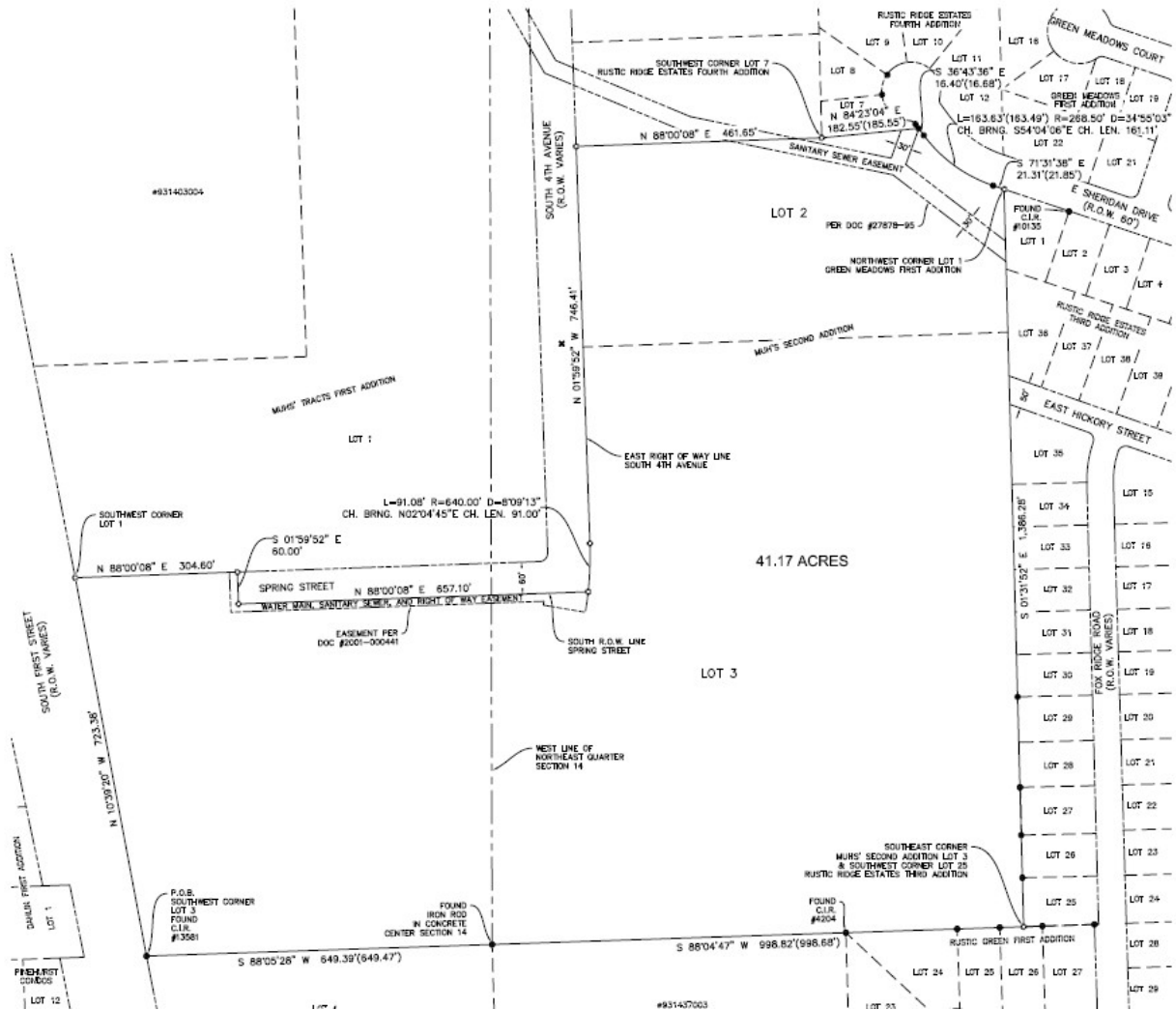
Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell
Councilman Ryan Iossi



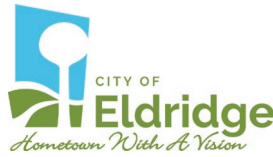
Ashcraft	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/>
Blackwell	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/>
Dockery	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/>
Iossi	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/>



Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell
Councilman Ryan Iossi



RESOLUTION 2026-05

A Resolution Approving the Vacation of a Portion of the Right of Way and Utility Easement between Lots 1 and 3 of Muhs Tracts First Addition

WHEREAS, a Right of Way Vacation application has been submitted by North Scott Community School District, proposed owner and developer of the property, and

WHEREAS, the vacation has been reviewed by City Staff and City Engineer and approved by the Eldridge Planning and Zoning Commission on January 15, 2026, now therefore

BE IT RESOLVED that the City Council of the City of Eldridge hereby approves the vacation of the portion of the right of way and 10' utility easement of Muhs Tracts LC as shown in this document.

Be it a condition of this resolution that any legal or filing fees incurred as a result of this vacation shall be paid for by the applicant and not the City of Eldridge. Also it is a condition of this resolution that the transfer of this right of way will be completed within six months of the passage of this resolution.

PASSED AND APPROVED THIS 26th DAY OF JANUARY 2026.

Attest:

Mayor, Scott Campbell

City Clerk, Tracy A. Northcutt

Blackwell	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Dockery	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Ashcraft	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Iossi	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent

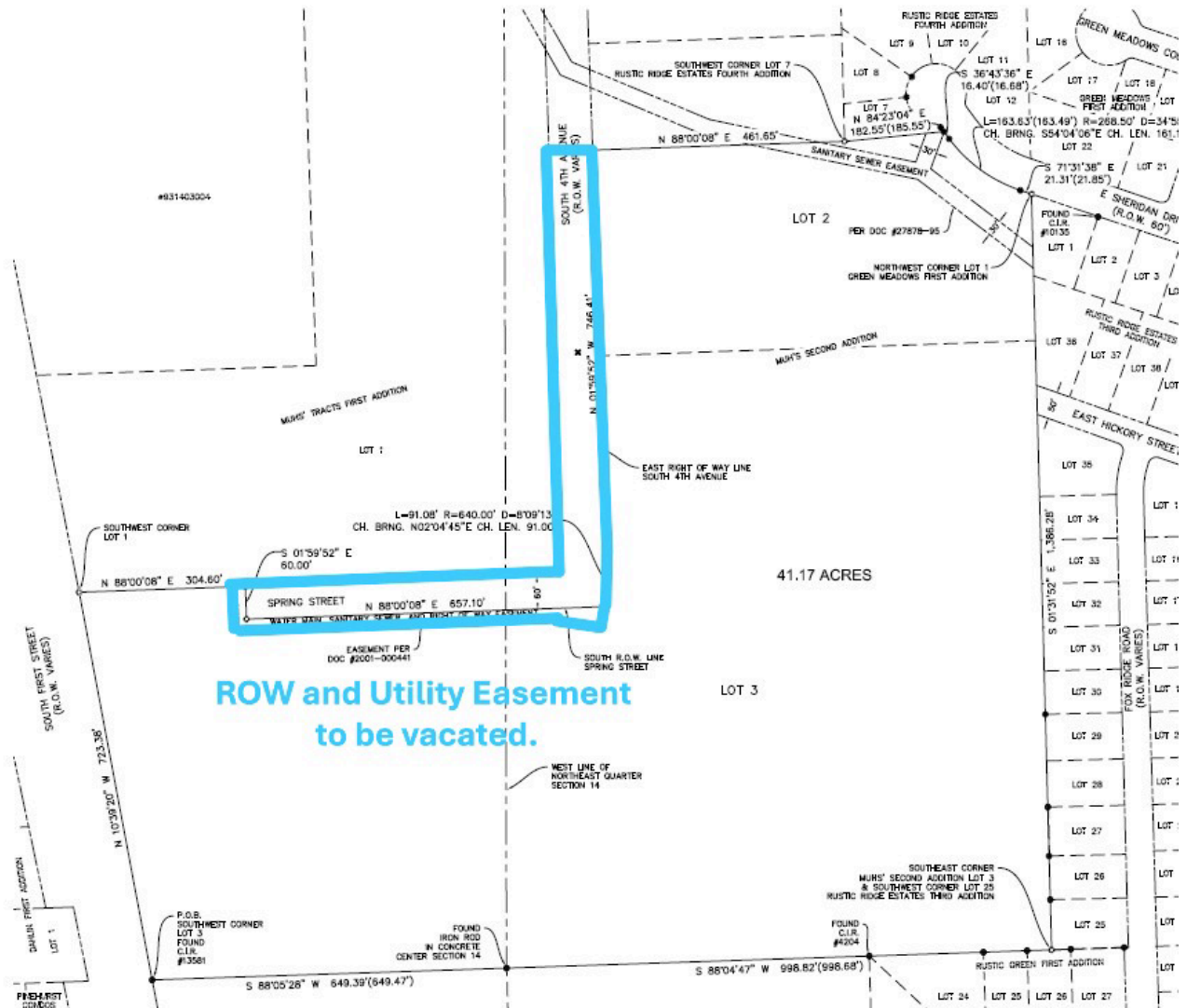
Mayor Scott Campbell

Councilman Ryan Iossi

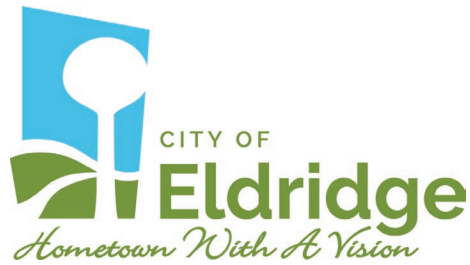
Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell



Councilman Adrian Blackwell



To: Mayor and City Council
From: Jeff Martens, Assistant City Administrator
Re: Baustian Farms Replat
Date: 1/26/26

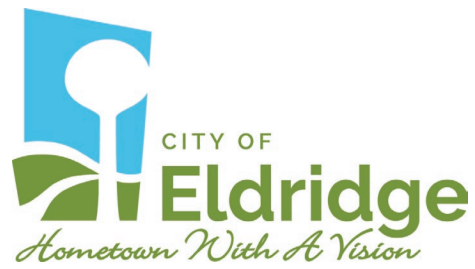
A replat and rezoning application have been received from Baustian Farms Inc. for parcels 932505003, 932521001 located on the south of E. Blackhawk Trail and west of S. Cody Road, see illustration below. This replat will create a new 40.31-acre parcel.

Due to split zoning on these parcels, the owners have agreed to rezone the new parcel to align with the City's Comprehensive Plan Future Use Map rezoning it to R-1 Single Family Residential. The family plans to continue farming this parcel for the foreseeable future.

City Staff finds this replat and rezoning to be substantially in accordance with City Code and recommends approval.

On January 15, 2026 the Planning and Zoning Commission voted unanimously to recommend approval of the Final Replat and the Rezoning request.

Following this memo, you will find clarifying illustrations, the replat and rezoning applications, and the Final Replat.



Above is a location map showing the final replat. Below is an illustration showing that the Comprehensive Plan Future Use Map designates this area as Low Density Residential.



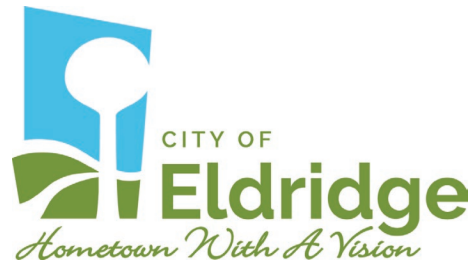
Mayor Scott Campbell

Councilmember Jeff Ashcraft

Councilmember Adrian Blackwell

Councilmember Brian Dockery

Councilmember Ryan Iossi



The above illustration shows the split zoning on the current and newly created parcel. The owners have agreed to rezone the new parcel to align with the Comprehensive Plan Future Land Use Map.

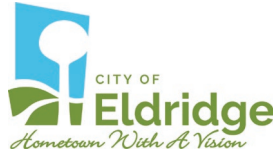
Mayor Scott Campbell

Councilmember Jeff Ashcraft

Councilmember Adrian Blackwell

Councilmember Brian Dockery

Councilmember Ryan Iossi



RESOLUTION 2026-06

A Resolution Approving the Replat of Baustian Farms

WHEREAS, the replat has been submitted by Baustian Farms Inc., developer of the property, and

WHEREAS, the replat has been found to be substantially in accord with the platting requirements of the City of Eldridge and has been approved by the Eldridge Planning and Zoning Commission on January 15, 2026, now therefore

BE IT RESOLVED that the City Council of the City of Eldridge hereby approves the replat of Baustian Farms Inc.

PASSED AND APPROVED THIS 26th DAY OF JANUARY 2026.

Attest:

Mayor, Scott Campbell

City Clerk, Tracy A. Northcutt

Blackwell	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Dockery	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Ashcraft	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent
Iossi	<input type="checkbox"/> Yea	<input type="checkbox"/> Nay	<input type="checkbox"/> Absent

Mayor Scott Campbell

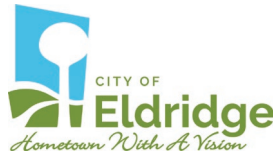
Councilman Ryan Iossi

Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell





ORDINANCE 2026-02

AN ORDINANCE AMENDING CHAPTER TWO, TITLE D OF THE ELDRIDGE CITY CODE, REPEALING ALL ORDINANCES AND RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE.

Section one. That the zoning map referred to in Chapter Two, Title D of the Eldridge City Code, and being a part of the ordinance of the City of Eldridge, in so far as said map pertains to the land described as follows:

Replat of parcel numbers 932505003 & 932521001, currently briefly described as Sec:25 Twp:79 Rng:03E 1/2 NW NE and Sec:25 Twp:79 Rng:03SW N., containing 40.31 acres more or less from a split zoning of R-1 Single Family Residential, R-3 Multiple Family Residential and SA-Suburban Agriculture to R-1 Single Family Residential.

In addition, the following parcel map is attached herewith and made a part hereto as the same pertains to said area is enacted as a substitute and in lieu of the same area described as shown on said district map.

Be it further enacted that the zoning map, together with the boundaries of the districts, designations, notations, references and other information shown thereon as the same pertains to the area described above are, and by way of amendment, made a part of the zoning ordinance of the City of Eldridge, Iowa, and shall have the same force and effect with respect to said area as if the zoning map and all notations, references and other information shown thereon were as fully set forth or described therein, the original of said amendment is properly attested and is on file with the City Clerk of the City of Eldridge, Iowa.

Section two. Repealer. All ordinances, resolutions, and parts of ordinances and resolutions in conflict with this ordinance are hereby repealed.

Section three. Effective date. This ordinance shall take effect upon its passage and publication as provided by law.

PASSED AND APPROVED THIS 16TH DAY OF FEBRUARY, 2026.

Attest:

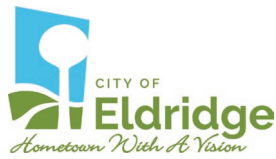
Mayor, Scott Campbell

Tracy Northcutt, City Clerk

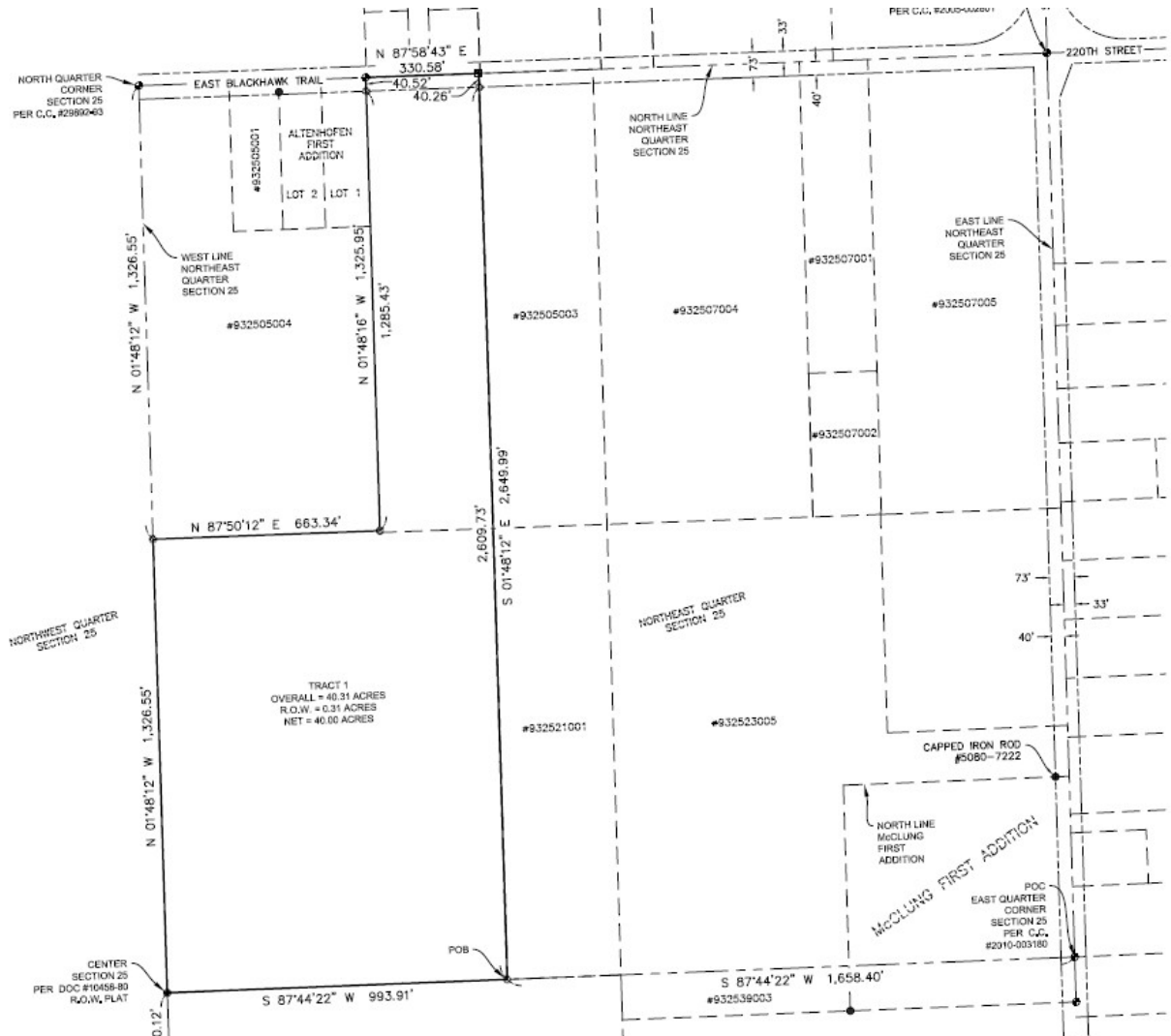
Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell
Councilman Ryan Iossi



Ashcraft	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/> _____
Blackwell	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/> _____
Dockery	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/> _____
Iossi	<input type="checkbox"/> Yea	/	<input type="checkbox"/> Nay	/	<input type="checkbox"/> _____



Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft

Councilman Adrian Blackwell
Councilman Ryan Iossi

The regular meeting of the Board of Trustees of the Eldridge Electric and Water Utility Board was called to order at 5:00 p.m. January 13th, 2026, at Eldridge City Hall.

The board members present were- Michael Bristley, Abby Petersen, Jeff Hamilton, Rachael Padavich, and Mark Goodding. Also Present were Gage Lane, Sadie Wagner, Cegan Long, Collin Wilson, Tracy Northcutt, Ryan Iossi, and Nevada Lemke.

Public Comment- None.

Padavich Made Motion to Approve the Agenda. Second By Goodding. All Ayes. Motion Carried.

Petersen Made Motion to Approve Utility Board Minutes from December 16th, 2025. Second By Padavich. All Ayes. Motion Carried.

Financial & Administrative

Padavich Made Motion to Approve Bills Payable in the amount of \$671,605.82. Second By Petersen. All Ayes. Motion Carried.

Discussion was had on Clothing Allowance Budget.

Discussion was had on investment of utility funds. Hamilton Made Motion to table. Second By Padavich. All Ayes. Motion Carried.

Department Update- Wagner informed us that the P.C.A. has decreased from 0.04317 to - 0.00295, representing a 106% decrease. Work has begun on the FY 2026/2027 budget, which is still in the early stages of development.

Wagner and Wilson are scheduled to meet with Lemke and Northcutt within the next week to review the budget. Following that meeting, Wagner will prepare to bring the budget forward to the Board for review in the near future.

Electric Department

Outages- None.

Department Update – Wilson informed us that the inventory has been completed. The department is currently working with Ivy Acres to get services hooked up. Gabe Stricker and Collin Wilson will be attending the IAMU Conference next week.

****Padavich Left at 5:30pm ****

Water Department

Water Main Breaks- None.

Water Test Results- December results all passed. January samples have been sent out.

A discussion was held among the board members on the Fellner's addition water main work. No action was taken.

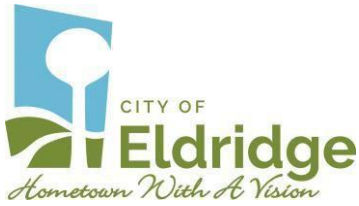
Department Update – Long informed the Board that they have moved to a routine on-call schedule. Switches on Wells 4 and 5 have been installed.

Petersen Made Motion to Adjourn at 5:36pm Second By Goodding. All Ayes.

Sincerely,

Gage Lane

Utility Billing Clerk



MINUTES

Community Center Board Meeting

January 14, 2026 | Meeting called to order by Paul Petersen @11:31 am

Board Members present Paul Petersen, Tom Bauer (by phone), Gigi Seibel, and Aarsal Shareef. Visitors present City Administrator Nevada Lemke, Community Center Manager Jamie Stecker, Peyton Pewe and Marty O'Boyle.

Seibel made a motion to approve the **Agenda**. Second by Shareef. All Ayes. Motion Carries.

Shareef made a motion to approve the **Minutes** from December 10, 2025. Second by Seibel. All Ayes. Motion Carried.

Seibel made a motion to approve the **Bills Payable** as presented in the report in the amount of \$24,591.28. Second by Shareef. All Ayes. Motion carried.

Customer Evaluations: No new customer evaluations. There were no evaluations from the first weekend and the second weekend the staff did actively take any evaluation. There were no parties for evaluation.

Personnel: Eva Wyatt submitted a resignation stating her last day would be January 4th. Her last actual day of work was on Sunday, January 11th - a week later than what was stated in the resignation letter.

Old Business:

- A. Upcoming Events Update: Resolution amended by city council on Monday January 12th states what events will continue to be held and which to be cancelled. All previously scheduled events are to be held other than two private events that have been cancelled. All roller derby events are cancelled except for their practices which will continue through May 28th, 2026. Staff will have to be present to open the building for the roller derby practices and will have to close after they leave. Upcoming school skates are continuing through. Any school skates other than those by North Scott Community School District are cancelled. The last North Scott School Skate will be held on Thursday, April 16th, 2026. CM Dog Training will be held as normal until Monday, May 25th, 2026.
- B. Facility Discussion: Councilman Iossi requested for an RFP to be put together. The Council will discuss changes on the 26th of January. Some people have already reached out for information on leasing the facility. It is expected the council will put out a RFP for leasing the skating rink portion of the building.
- C. Community Center Board: The Council is expected to vote on dissolution of the Community Center Board on the 26th of January. The ECC Board members agreed that the Board is no longer needed and should be dissolved. Following dissolution of the ECC Board, any action items related to the ECC will be under the authority of the City Council.

- D. Discussion of Grants: The Community Center is not eligible to receive most grants as the city's general fund departments do because the Community Center is set up as an enterprise fund.

New Business: None.

Seibel made a motion at 11:59 pm to adjourn the meeting, second by Shareef. All Ayes. Motion Carried.

Respectfully submitted,
Peyton Pewe
City Administration Intern

City of Eldridge Park Board



The regular meeting of the Eldridge Park Board was called to order at 6:30 p.m. on January 13th, 2026, at City Hall.

Board Members present were Jill DeWulf, Samantha Nichols, Tricia Campbell, and Scott LaPlante. Also, present were Tony Rupe and Paul Tremmel. Jeff Ashcraft arrived at 6:39.

Motion by DeWulf, second by Nichols to approve the agenda. All ayes. Motion carries.

Motion by Dewulf, second by Nichols to approve the minutes from the December 9, 2025 meeting, with correcting the date of the meeting. All ayes. Motion carries.

Motion by LaPlante, second by DeWulf to approve the park bills in the amount of \$5,879.13. All ayes. Motion carries.

Public Comment

Paul Tremmel introduced himself as representing North Scott Little League and was interested in hearing the discussion about the concession stand contract renewal.

Old Business

Elmegreen Park Shelter Update - Rupe will be sending out the plans for quotes in the next few weeks.

Lions Shelter Update – Shive Hattery has looked at the shelter and has given some recommendations on improvement specifics. Rupe is exploring drawings to capture the improvement requirements and will send out for quotes once finalized. Improvements will focus on a new frost footing, new concrete floor, and new 6x6 posts.

New Business

Shelter Fees – Discussion was held on increasing the shelter reservation fees for Crandall Park and Elmegreen Park from \$50 to \$100 now that Crandall has a permanent restroom, and Elmegreen will have a permanent restroom by summer of 2026. Dewulf made a motion to set all park shelter reservation fees at \$100 per day, second by Nichols. All ayes. Motion carries.

Portable Pitching Mounds – Discussion was held on the need to replace three portable pitching mounds at Sheridan Meadows. Motion by Dewulf to purchase three new portable pitching mounds, second by LaPlante. All aye. Motion carries.

Eldridge Open Pickleball Tournament – Jeffery van der Eems requested to reserve the pickleball courts for the 6th Annual Eldridge Open on May 16th with a rain date of May 17th. The board revisited a discussion from 2025 about the concern of tournaments restricting the use of the courts by the public on a weekend. Because this tournament has been held regularly in Eldridge for the past 5 years, and because the city has not been approached for any other tournaments, the board agreed to

City of Eldridge Park Board



proceed with approving the tournament. Dewulf made a motion to approve the reservation of the pickleball courts on May 16th, and May 17th if needed, at a rate of \$250 which includes the Lions Shelter. Second by Nichols. All ayes. Motion carries. Rupe will work with city administration to update the contract, if needed.

Concession Stand Contract – Discussion was held on renewing the contract for concession stand operations to Derek Lingle for 2026. Discussion focused on operations feedback from the 2025 season, as well as the possibility of publishing a Request for Proposal to see if any new entities were interested. An email from North Scott Little League was received on January 16th at 9:04am with regards to the concessions stands. To allow time to review the information and make an informed decision, Dewulf made a motion to table the item. Second by Nichols. All ayes. Motion carries.

Motion by Dewulf to adjourn the meeting at 7:21 p.m., second by Nichols. All ayes. Motion carries.

Respectfully submitted,
Tony Rupe, Public Works Director



**Eldridge Planning and Zoning Commission
January 15, 2026, 6:00 p.m., Eldridge City Hall**

Minutes

The Eldridge Planning and Zoning Commission met in open session in Eldridge City Hall at 6:00 p.m. on January 15, 2026. The meeting was called to order at 6:00 p.m. by Chairman Karl Donaubauber. Present were Karl Donaubauber, Dean Ferguson, Brad Merrick, Mike Martin, Scott LaPlante and Jennifer Vittorio. Also, present was Brian Dockery, Jeff Martens, Marty O'Boyle, David McCammant, Luke Miller, Joe Stutting and Ryan Fick.

The minutes from the October 30, 2025, meeting were presented for approval. Motion by Ferguson to approve the minutes as presented. Merrick seconded. Motion carried 6-0 by voice vote.

Donaubauber asked Martens to present a summary of the Muhs Tracts LC applications. Martens stated that the next three items on the agenda were related to each other. The North Scott School District is interested in purchasing a parcel from Muhs Tracts LC for future expansion, but a lot line adjustment is desired to create a larger parcel. He referred to the maps in the packet. Martens said this lot line would create split zoning on the new parcel which would require rezoning to keep the new parcel all in one zoning district. Martens said the Comprehensive Plan Future Use Map showed this area as R-1 Single Family Residential and the majority of the new parcel was already zoned this. The City recommended to the applicants that this would be the easiest way to proceed since no amendments to the Future Use Map would be needed. All parties agreed. The third part of the request was the vacation of the ROW south of where S. 4th Avenue currently ended and turned west. Martens explained that the Comprehensive Plan Future Street Map showed S. 4th Avenue connecting to S. 1st Street at a point further south. He said that City Staff, including the Street Superintendent, had no issues with the request if the master plan included this connection sometime in the future. He referred to maps in the agenda packet. Martens stated City Staff and City Engineer have reviewed these applications and have no issues with these applications proceeding and recommend approval.

Donaubauber asked about the commission to consider approval of the replat of Muhs Tracts LC parcel numbers 93140530211 and 9314213031. Martin made a motion to approve the Final Plat. Merrick seconded the motion. Motion carried 6-0 by voice vote.

Donaubauber went over the ground rules for a public hearing and opened the public hearing at 6:17 PM to consider the rezoning of the expanded parcel from a mix of C-3 General Commercial and R-3 Multiple Family Residential and R-1 Single Family Residential

to R-1 Single Family Residential. Martens explained that this was a request from the City to consolidate the zoning to one district on the site. He stated that the school district was the prospective buyer for the property inside the red line on the illustration showing the replat. Mr. Stutting said that the district wants to acquire this for future expansion and to have options for the future but no plans for the property currently exist. Mr. Dockery confirmed that both parties were okay with the zoning designation proposed by the City. Stutting and Fick confirmed they were. Dave McCammant spoke about his concerns of no parks on the east side of Eldridge. Martin asked about the crossing of the pipeline further south and said he would be in favor of a park at that location. Donaubauer closed the public hearing at 6:29 PM. Martin asked about the waterway running through the property. Dockery confirmed the infrastructure there was put in to help control the increased water flow from the golf course. Martin questioned the size of the commercial lot. Fick explained that the City wanted to keep a commercial lot in that location years ago. Merrick made a motion to recommend approval of the rezoning request. Vittorio seconded the motion. Motion carried 6-0 by roll call vote.

Donaubauer brought forth the next item on the agenda of vacating the ROW. Martens said the City is fine with this as long as the purchaser pays for any legal and filing fees associated with the request. Vittorio asked about the utility easements located there and Martens confirmed no utilities were in the ground there and those easements would be vacated along with the ROW. Ferguson made a motion to recommend approval of the vacation of the ROW with the stipulation the purchaser pays for any legal and filing fees associated with the request. LaPlante seconded the motion. Motion carried 6-0 by voice vote.

Donaubauer brought forth the next item on the agenda recommending the approval of the Baustian Farms replat of parcel numbers 932505003 and 932521001. Martens explained that this request goes hand in hand with the rezoning that is also on the agenda. He stated that this replaces the replat that was approved last October. This new parcel creates a parcel with split zoning which needs to be addressed. The Comprehensive Plan Future Land Use Map shows this area as all R-1 Single Family Residential and the City recommends the new parcel be rezoned as this. The property owner intends to farm the property for the foreseeable future and wasn't concerned with the zoning designation. Martin made a motion to recommend approval of the Final Replat. Merrick seconded the motion. Motion carried 6-0 by voice vote.

Donaubauer opened the public hearing for rezoning the new parcel at 6:48 PM and reminded the public of the rules. Donaubauer closed the public hearing at 6:49 PM as there were no further comments. Merrick made a motion to recommend approval of the rezoning request from R-1 Single Family Residential, R-3 Single Family Residential and SA – Suburban Agricultural to R-1 Single Family Residential. Vittorio seconded the motion. Motion carried 6-0 by roll call vote.

LaPlante made a motion to adjourn the meeting at 6:50 PM. Seconded by Ferguson. Motion carried 6-0 by voice vote.