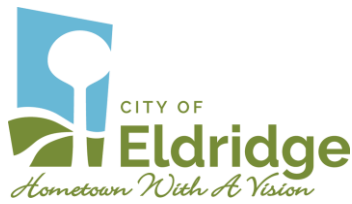


CITY COUNCIL MEETING AGENDA
Monday, August 3, 2026, 7:00 PM
Eldridge Community Center • 400 S 16th Avenue • Eldridge, IA

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Approval of Agenda
4. Public Comment
5. **Proclamation “National Night Out”**
6. Mayor’s Agenda
 - A. **Consideration to Approve City Council Minutes from July 20th, 2026**
 - B. **Consideration to Approve Special City Council Minutes from July 20th, 2026**
 - C. **Consideration to Approve Bills Payable in the amount of \$346,819.10**
 - D. **Consideration to Approve Ownership Amendment to Casey’s Liquor License**
7. Old Business
 - A. Discussion on Community Input Survey results and next steps for public facilities project
8. New Business
 - A. **Discussion and Consideration to approve recommendation for Finance Manager/City Clerk role**
 - B. **Consideration to approve first reading of Ordinance 2026-10 Amending Permitted Uses for Domestic Animal Boarding**
 - C. **Consideration to approve first reading of Ordinance 2026-11 Amendment adding Fire Chief and Title B Name to Public Safety**
 - E. **Consideration to approve first reading of Ordinance 2026-12 Establishing Fire Department**
 - F. **Consideration to approve and authorize Fire Chief Recruitment & Selection Process and job posting**
 - G. **Consideration to approve Resolution 2026-33 Approving Ivy Acres Part 4 Final Plat**
 - H. **Consideration to approve purchase of K-9 program by EPD at an estimated cost of \$17,000 to be funded out of the 008 Community Policing K-9 Donation fund**
 - I. **Notification of Iowa DOT Project Ref #BRF-061-5(151,153,157)—38-82/NHSX-061-5(156)—3H-82 consisting of bridge deck overlays & replacement, HMA resurfacing, & HMA pavement replacements on US-61 north and south of I-80, proposed for construction during 2026/2027**
 - J. Board/Staff Activity Reports
 - a. Mayor’s Report
 - b. City Administrator
 - c. Assistant City Administrator
 - d. Police Chief
 - K. Adjournment

Next Special City Council Meeting: Monday, August 10, 2026
Next Regular City Council Meeting: Monday, August 17th, 2026, at 7:00pm



Proclamation for National Night Out 2026

WHEREAS, the National Association of Town Watch (NATW) sponsors a national community-building campaign on Tuesday, August 4, 2026, entitled "National Night Out"; and

WHEREAS, the National Night Out campaign provides an opportunity for neighbors in Eldridge, Iowa, to join more than 38 million neighbors across approximately 16,000 communities from all 50 states, US Territories, and military bases worldwide; and

WHEREAS, National Night Out is an annual community-building campaign that promotes police-community partnerships and neighborhood camaraderie to make our neighborhoods safer, more caring places to live; and

WHEREAS, neighbors in Eldridge, Iowa, assist the local law enforcement agency through joint community-building efforts and support National Night Out 2026; and

WHEREAS, it is essential that all neighbors of Eldridge, Iowa, come together with the police and work together to build a safer, more caring community.

NOW, THEREFORE, I, Mayor Scott Campbell, do hereby call upon all neighbors of Eldridge, Iowa, to join the Eldridge Police Department and the National Association of Town Watch in support for National Night Out on Tuesday, August 4, 2026.

FURTHER, LET IT BE RESOLVED THAT I, Mayor Scott Campbell, do hereby proclaim Tuesday, August 4, 2026, as "National Night Out" in Eldridge, Iowa.

Mayor Scott Campbell

City of Eldridge City Council Meeting Minutes

The City of Eldridge, Iowa, City Council met in open session at Eldridge Community Center at 7:30 pm on July 20, 2026.

Council Members Present: Adrian Blackwell, Jeff Ashcraft, Scott La Plante (by phone), Brian Dockery and Ryan Iossi. Quorum was met. Pledge of Allegiance was recited.

Presiding: Mayor Scott Campbell

Also Present: Nevada Lemke, Jeff Martens, City Attorney Allison Wright, Chief Andrew Lellig, Cpl. Jack Schwertman, Ofr. Travis Rountree, Ofr. Tony Cavanaugh, City Engineer Zach Howell, Kelly Engler, Lisa Engler, R. Scott Case, Janelle Dickman, Jaime Iossi, Patrick Gainer, Mark Herrington, Crista Ashcraft, Marcene Johnson, Tim Martinek, Dewayne L. Scott, Justin Walker, Andrew Doyle, Ben Leka, Judith Gilbert, Scott Haycraft, Jan Sebastian, John Bain, Dan Belk, Peggy Ohl, Marty O'Boyle, Roy Leonard, Ron Sebastian, Riley Webster, Ken Kerker, Melanie Schneckloth, Keith Schneckloth, Erin Gentz, Adam Spainhower, Theresa Stock, Darlys Dickman, Matt Eickert, Scott Dickman, Mike Martin, James Henderkott, Judy Kirby, Larry Howell, Pat Howell, Beth Campbell, Bryan Yanke, Jacob Harkey, Nancy Case

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

Public Comment:

Eldridge resident Judith Gilbert urged support of EVFC's proposed independent model and associated funding. She stated that the cost of absorbing the department as a City department would result in higher costs in the future and we would suffer a loss of members if the City votes to absorb the department. She also stated that the City website lists the City Hall phone number for all but one of the Council members/Mayor and noted that the elected officials should provide individual contact information for their constituents to reach out to them.

Eldridge resident Scott Case stated that he was asked to provide an announcement on behalf of his Pastor at United Methodist Church, Jim Shrimplin. The United Methodist Church invites all first responders, Fire & Police, to the church on August 2nd at 9:00 am. He further invites all of the public to come to the church to thank the first responders and honor the sacrifices that they, and their families make, in serving their community.

Eldridge resident Jan Sebastian asked the Council to support the firefighters. She shared 2 stories of personal interactions with EVFC when they responded to calls at her home.

Mayor's Agenda

Motioned by Blackwell approving City Council Minutes from July 6th, 2026. Seconded by Iossi. Motion carried unanimously by voice vote.

Motioned by LaPlante approving the Special Committee of the Whole Minutes from July 13th, 2026. Seconded by Ashcraft. Motion carried unanimously by voice vote.

Motion by Ashcraft approving the bills payable in the amount of \$268,254.39. Seconded by Iossi. Motion carried unanimously by voice vote.

Motioned by Ashcraft approving Class "E" Liquor License Renewals for Big 10 Marts #25 & #27. Seconded by LaPlante. Motion carried unanimously by voice vote.

Old Business

Mayor Campbell addressed the Council and attendees and provided a recap of the July 13th, 2026 discussion with the EVFC at the Special COW meeting. He acknowledged that he heard several times from the EVFC

representatives that they just wanted the City to make a decision. He went on to state that an agenda item was included on this agenda to do that and read the item: Discussion and possible action to determine the City's preferred organizational model for the provision of fire protection and EMS services, including either: (1) support of the proposed independent volunteer fire company model and associated 3-year funding requirement starting at \$766,516 for FY27; or (2) directing staff to proceed with the transition of fire services to a City-operated fire department. He stated that before opening the discussion up to Council members there were 2 staff members that wanted to share statements as well as a clarification about information stated at the July 13th meeting related to Park expenditures.

Councilman Ashcraft provided clarification about the Park Board's operating and capital project budgets, including amounts spent in the prior FY26 as well as the various revenue sources that contributed to those projects and the Park Board's strategic approach to planning, saving for, and executing those projects.

Police Chief Andrew Lellig provided a statement regarding the EPD's annual budget and included comparable budgets and operations of other police departments in Iowa communities of similar populations. He stated that both the police departments and volunteer fire departments have very important roles in the community but that the operations and responsibilities are significantly different and as such any comparisons between annual budgets for the 2 departments would be fundamentally flawed.

Assistant City Administrator Jeff Martens provided a timeline dating back to early 2023 related to discussions with the EVFC and their proposal to transition to a City department.

The City Council discussed the options proposed by the EVFC and expressed that the City is not able to fully fund and sustain a full-time fire department and agreed that a hybrid model that includes a combination of a City established department and a Volunteer base is the most effective, sustainable, and beneficial option for the residents of Eldridge. They agreed that the City needs to have some management and oversight of the funds and Capital Improvements and assets.

The City Attorney answered questions about the legalities and challenges associated with different hybrid organizational models.

Motioned by Ashcraft to create a City Fire Department and begin the transition to include a Chief to be hired by the City and a volunteer base that would be managed by the new Chief and to include the buildout of the sleeping quarters at the EVFC in the motion. Seconded by lossi. Motion carried on the following roll call vote: Aye – Ashcraft, Blackwell, Dockery, lossi and La Plante. Nay – None.

New Business

Motioned by Dockery to approve Resolution 2026-30 Approving property sale to Delbert Shaw. Seconded by LaPlante. Motion carried on the following roll call vote: Aye – Ashcraft, Blackwell, Dockery, lossi and La Plante. Nay – None.

Motioned by LaPlante to approve a street closure request from the North Scott Lancer Football Committee for the alley behind Al & Gerry's on August 22nd, 2026 from 5:00 pm to 10:00 pm for their annual tailgating fundraiser event. Seconded by Dockery. Motion carried unanimously by voice vote.

Motioned by lossi to approve Resolution 2026-31 Approval Final Acceptance of Public Improvements for the South 1st Street Cold-In-Place project. Seconded by Ashcraft. Motion carried on the following roll call vote: Aye – Ashcraft, Blackwell, Dockery, lossi and La Plante. Nay – None.

Motioned by Blackwell to approve Resolution 2026-32 Authorizing a Memorandum of Understanding among the Cities of Eldridge, Bettendorf, LeClaire, & Princeton for contractual services related to public transit

funding including submission of an application for FY27 STA Special Project grant funds in the amount of \$25,000 from the Iowa DOT. Seconded by LaPlante. Motion carried on the following roll call vote: Aye – Ashcraft, Blackwell, Dockery, Iossi and La Plante. Nay – None.

Board/Staff Activities

Mayor's Report – none.

City Administrator – Nevada Lemke reported that the Iowa League of Cities Annual Conference is in Bettendorf this year from September 23-25 and if any Council members or the Mayor want to attend any of the sessions she can register them. She also stated that the Utility Board would like to schedule a joint meeting to discuss the utilities growth and expansion plan with the City Council both for the wastewater treatment system and the water treatment and distribution system to provide them with some guidance in their next step for the water utility discussions.

Assistant City Administrator Report -- none.

Police Report--Police Chief Andrew Lellig reported that the EPD is working through the accreditation process and is about ½ way through. The process includes gathering and providing of data related to policies, procedures, and operations of the EPD to be used for determination of accreditation status.

Motion by Dockery to adjourn at 9:16 pm. Second by Blackwell. Motion was approved unanimously by voice vote.

Respectfully submitted,

Scott Campbell
Mayor

Nevada Lemke
City Administrator

City of Eldridge Special City Council Meeting Minutes

The City of Eldridge, Iowa, City Council met in open session at Eldridge City Hall at 7:00 pm on July 20, 2026.

Council Members Present: Brian Dockery, Ryan Iossi, Adrian Blackwell & Jeff Ashcraft. Council Members Absent: Scott LaPlante. Quorum was met.

Presiding: Mayor Scott Campbell

Also Present: Nevada Lemke & Erin Gentz.

Motion by Dockery approving the agenda. Seconded by Iossi. Motion carried unanimously by voice vote.

Motioned by Ashcraft to open the Public Hearing for the Consideration of the proposed sale of city owned ROW adjacent to 150 W. Davies Street in Eldridge, Iowa at 7:00 pm. Seconded by Blackwell. Motion carried on the following roll call vote: Aye – Ashcraft, Dockery, Iossi and Blackwell. Nay – None.

No members of the public presented to speak.

Motioned by Blackwell to close the Public Hearing for the Consideration of the proposed sale of city owned ROW adjacent to 150 W. Davies Street in Eldridge, Iowa at 7:01 pm. Seconded by Iossi. Motion carried on the following roll call vote: Aye – Ashcraft, Dockery, Iossi and Blackwell. Nay – None.

Motion by Dockery to adjourn at 7:02 pm. Second by Blackwell. Motion was approved unanimously by voice vote.

Respectfully submitted,

Scott Campbell
Mayor

Nevada Lemke
City Administrator

BILLS PAYABLE					
CHECK #	DEPT.	FUND	VENDOR	DESCRIPTION	AMOUNT
DFT0000942	DEBT SERVICE	200-5-815-6402	UMB BANK NA	AGENT FEE	\$ 600.00
DFT0000959	FINANCE	001-5-620-6402	FIRST CENTRAL STATE BANK	BANK MAINTENANCE ANALYSIS FEE	\$ 259.58
DFT0000960	FINANCE	001-5-620-6402	FIRST CENTRAL STATE BANK	BANK MAINT FEES	\$ 42.70
DFT0000962	INS REIM	820-5-001-6183	EBS	PSF CLAIM FUNDING 07/26	\$ 5,213.64
157240	STREETS	001-5-210-6310	A & A AIR COND & REFRIGERATION INC	ICE MACHINE RENTAL CHARGE	\$ 62.50
157241	POLICE	001-5-110-6725	ACCESS SYSTEMS LEASING	COPIER	\$ 331.65
157241	STREETS	001-5-210-6373	ACCESS SYSTEMS LEASING	COPIER	\$ 93.85
157242	POLICE	001-5-110-6181	ADVANTAGE ADVERTISING	SHARMA CLOTHING ALLOWANCE	\$ 137.92
157243	POLICE	001-5-110-6599	ALWAYS CLEAN LLC	OFFICE AND COMMONS CLEANING	\$ 300.00
157243	STREETS	001-5-210-6310	ALWAYS CLEAN LLC	OFFICE AND COMMONS CLEANING	\$ 300.00
157243	ADMIN	001-5-611-6310	ALWAYS CLEAN LLC	OFFICE AND COMMONS CLEANING	\$ 300.00
157244	POLICE	001-5-110-6181	AMAZON CAPITAL SERVICES	CLOTHING ALLOWANCE-LELLIG	\$ 30.00
157244	POLICE	001-5-110-6181	AMAZON CAPITAL SERVICES	CLOTHING ALLOWANCE-LELLIG	\$ 30.00
157244	POLICE	001-5-110-6181	AMAZON CAPITAL SERVICES	CLOTHING ALLOWANCE-LELLIG	\$ 188.00
157244	POLICE	001-5-110-6181	AMAZON CAPITAL SERVICES	CLOTHING ALLOWANCE ERIK JOHNSON	\$ 33.45
157244	STREETS	001-5-210-6512	AMAZON CAPITAL SERVICES	ROD CLAMP	\$ 36.80
157244	ADMIN	001-5-611-6601	AMAZON CAPITAL SERVICES	PARADE CANDY	\$ 134.81
157245	POLICE	001-5-110-6331	BURT ACQUISITIONS, LLC	EPD CAR WASHES	\$ 120.00
157246	ROAD USE	110-5-210-6532	COMPASS MINERALS AMERICA	ROAD SALT	\$ 2,052.03
157248	VEHICLE MAINT	001-5-299-6332	EASTERN IOWA TIRE	UNITS 105, 110 TIRE REPLACEMENT	\$ 1,000.96
157248	VEHICLE MAINT	001-5-299-6334	EASTERN IOWA TIRE	UNIT 19 FRONT END ALIGNMENT AFTER REPAIRS	\$ 104.95
157249	SEWER	610-5-815-6320	GRAINGER	GRIT WASHER VALVE	\$ 635.85
157250	ROAD USE	110-5-210-6771	IHRIG WORKS, LLC	S. 25TH AND 26TH ROADWAY RECONSTRUCTION	\$ 145,127.07
157251	SEWER	610-5-815-6181	JK INDUSTRIES	CITY LOGO ON SHIRTS	\$ 12.00
157252	ROAD USE	110-5-210-6530	MANATTS, INC	ASPHALT CENTRAL DRIVE	\$ 1,435.60
157253	ADMIN	001-5-611-6601	MARTHA NIETO	FINANCIAL CONSULTING	\$ 1,000.00
157254	SEWER	610-5-815-6310	MENARDS	CLEANING SUPPLIES	\$ 44.02
157254	SEWER	610-5-815-6320	MENARDS	GRIT WASHER PLUMBING	\$ 9.37
157255	STREETS	001-5-210-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 33.66
157255	STREETS	001-5-210-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 14.66
157255	STREETS	001-5-210-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 40.85
157255	STREET LIGHTING	001-5-230-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 526.78
157255	STREET LIGHTING	001-5-230-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 10.98
157255	FINANCE	001-5-620-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 19.69
157255	FINANCE	001-5-620-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 14.66
157255	FINANCE	001-5-620-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 14.66
157255	FINANCE	001-5-620-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 14.66
157255	SEWER	610-5-815-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 8,365.54
157255	SEWER	610-5-815-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 66.82
157255	COMM CENTER	750-5-460-6371	MIDAMERICAN ENERGY COMPANY	MID AMERICAN CITY	\$ 33.66
157256	POLICE	001-5-110-6250	MOBILE TEAM TRAINING UNIT IV	FY27 IOWA DUES	\$ 990.00
157257	ADMIN	001-5-611-6601	MRA	ANNUAL MEMBERSHIP 9/1/2026-8/31/2026	\$ 187.50
157257	SEWER	610-5-815-6490	MRA	ANNUAL MEMBERSHIP 9/1/2026-8/31/2026	\$ 187.50
157258	SEWER	610-5-815-6310	MSTS RECIEVABLES LLC	TUBE BRUSHES AND R134A TAP	\$ 16.98
157259	SEWER EQPMT	614-5-815-6727	MTI DISTRIBUTING INC.	LAWN MOWER	\$ 44,894.42
157260	VEHICLE MAINT	001-5-299-6332	NAPA AUTO PARTS	UNIT 102 ALTERNATOR	\$ 370.53
157260	VEHICLE MAINT	001-5-299-6332	NAPA AUTO PARTS	UNIT 101 AXLE SHAFT	\$ 132.85
157260	VEHICLE MAINT	001-5-299-6334	NAPA AUTO PARTS	COMPACTOR VBELT	\$ 9.72
157260	VEHICLE MAINT	001-5-299-6334	NAPA AUTO PARTS	UNIT 23 OIL FILTER FOR SERVICE	\$ 5.09
157260	VEHICLE MAINT	001-5-299-6504	NAPA AUTO PARTS	SHOP SUPPLIES-BATTERIES	\$ 25.84
157261	POLICE	001-5-110-6599	NIEMANN FOODS INC.	AA BATTERIES	\$ 17.99
157261	STREETS	001-5-210-6310	NIEMANN FOODS INC.	WHEEL BARROW WHEEL	\$ 54.99
157261	STREETS	001-5-210-6512	NIEMANN FOODS INC.	LINE CHALK	\$ 19.99
157261	VEHICLE MAINT	001-5-299-6334	NIEMANN FOODS INC.	MOMAG PLATE COMPACTOR BELT	\$ 0.40
157261	VEHICLE MAINT	001-5-299-6334	NIEMANN FOODS INC.	UNIT-DISC HARROW COUPLER BUSHINGS	\$ 15.54
157261	SEWER	610-5-815-6310	NIEMANN FOODS INC.	EXTENSION CORD	\$ 19.99
157262	VEHICLE MAINT	001-5-299-6334	P & K MIDWEST, INC	UNIT 9 MOWER DECK BELT/WHEELS	\$ 376.88
157263	STREETS	001-5-210-6373	QUAD CITIES TAS	ANSWERING SERVICE	\$ 32.13
157263	SEWER	610-5-815-6373	QUAD CITIES TAS	ANSWERING SERVICE	\$ 32.13
157264	VEHICLE MAINT	001-5-299-6334	RUSSO	UNIT 10-MOWER DECK PIN REPLACEMENT	\$ 27.98
157265	STREETS	001-5-210-6407	SAM, LLC	ANNUAL WEB MAINTENANCE	\$ 495.00
157265	SEWER	610-5-815-6455	SAM, LLC	ANNUAL WEB MAINTENANCE	\$ 495.00
157266	ADMIN	001-5-611-6601	SCHOOL PERCEPTIONS LLC	COMMUNITY SURVEY	\$ 3,680.13
157267	POLICE	001-5-110-6602	SCOTT COUNTY ANIMAL HOSPITAL	EXAMS AND PREDNISONE TABLETS	\$ 82.83
157268	POLICE	001-5-110-6319	SHARED IT INC	IT SERVICES, BACKUP	\$ 1,202.80
157268	STREETS	001-5-210-6373	SHARED IT INC	IT SERVICES, BACKUP	\$ 560.40
157268	FINANCE	001-5-620-6373	SHARED IT INC	IT SERVICES, BACKUP	\$ 733.80
157268	SEWER	610-5-815-6373	SHARED IT INC	IT SERVICES, BACKUP	\$ 387.00
157269	SEWER	610-5-815-6310	THEISEN SUPPLY, INC	TRUCK TOOLS	\$ 551.99
157269	SEWER	610-5-815-6310	THEISEN SUPPLY, INC	TRUCK TOOLS	\$ 189.00
157270	VEHICLE MAINT	001-5-299-6334	TRI STATE ENGINE SERVICE LLC	GRACO LINE STRIPER -HONDA ENGINE RPLCMNT	\$ 677.00
157272	POLICE	001-5-110-6373	VERIZON WIRELESS	JUNE 11-JUL 10, 2026 CHARGES	\$ 743.36
157273	SIGNS AND POST	001-5-240-6515	VOGEL TRAFFIC SERVICES	BLCKHWK TRAIL, BTTRMLK, VTRNS HWY LINE PNTNG	\$ 8,155.00
ACH		Split	Payroll 7.30.26	Payroll 7.30.26	\$ 100,134.46
Total					\$ 334,284.93
CREDIT CARDS					
DEPT.	EMPLOYEE	FUND	VENDOR	DESCRIPTION	AMOUNT
FINANCE	AMBER LINDLE	001-5-620-6508	USPS	CERTIFIED MAIL FOR IRS	\$ 10.48
POLICE	ANREW LELLIG	001-5-110-6602	TRUPANION	K9 INSURANCE	\$ 140.80
POLICE	BRENDA KIEL	001-5-110-6599	ZAZZLE, INC	LIFE SAVING AWARD	\$ 38.45

POLICE	BRENDA KIEL	001-5-110-6599	WALMART	WATER FOR SAFE AT HOME EVENT	\$ 9.86
POLICE	BRENDA KIEL	001-5-110-6422	US SAFETY & SUPPLY	DRUNK GOGGLES	\$ 194.44
POLICE	BRENDA KIEL	001-5-110-6181	MAGPUL INDUSTRIES	CLOTHING ALLOWANCE-JACOB COSTAS	\$ 40.38
POLICE	BRENDA KIEL	001-5-110-6599	JK INDUSTRIES	POLICE TEES	\$ 154.00
POLICE	BRENDA KIEL	001-5-110-6506	SP NOTARYSTAMP.COM	TRAVIS NOTARY STAMP	\$ 29.26
POLICE	BRENDA KIEL	008-5-110-6599	SAMS CLUB	CANDY FOR PARADE	\$ 87.72
POLICE	BRENDA KIEL	008-5-110-6599	CASEYS	PIZZ FOR OFFICER FOR A DAY	\$ 30.79
POLICE	CHAD HUETTMAN	001-5-110-6181	5.11, INC	CLOTHING ALLOWANCE-CHAD HUETTMAN	\$ 251.02
VEH MAINT	GAGE LANE	001-5-299-6334	FIRE HOSE DIRECT	NEW FIRE HOSE	\$ 503.86
VEH MAINT	GAGE LANE	001-5-299-6333	EBAY	CENTER CONSOLE FOR UNIT #701	\$ 369.25
ADMIN	GAGE LANE	001-5-611-6310	DK HARDWARE	LATCH GUARD FOR CITY HALL DOOR	\$ 198.18
ADMIN	GAGE LANE	001-5-611-6310	DK HARDWARE	REFUND FOR TAX ON LATCH GUARD	\$ (12.39)
POLICE	GARRETT JAHNS	001-5-110-6240	GRANDSTAY HOTEL	HOTEL DURING SRO CONFERENCE	\$ 433.44
POLICE	JACOB COSTAS	001-5-110-6181	SP SAFARILAND	CLOTHING ALLOWANCE-JACOB COSTAS	\$ 77.65
POLICE	JACOB COSTAS	001-5-110-6181	5.11, INC	CLOTHING ALLOWANCE-JACOB COSTAS	\$ 214.00
COMM DEVEL	JEFFREY MARTENS	001-5-599-6240	MACHINE SHED	FLOODPLAIN MGMNT TRAINING MEALS	\$ 33.88
COMM DEVEL	JEFFREY MARTENS	001-5-599-6240	HYVEE	FLOODPLAIN MGMNT TRAINING MEALS	\$ 12.85
COMM DEVEL	JEFFREY MARTENS	001-5-599-6240	TRIVAGO-REVELL HOTEL	HOTEL FOR FLOODPLAIN MGMNT TRAINING	\$ 507.00
VEH MAINT	JEFFREY WHITE	001-5-299-6504	HARBOR FREIGHT TOOLS	10 TON PORTAPOWVER USED IN SHOP REPAIRS	\$ 369.98
PARK BOARD	JEFFREY WHITE	004-5-430-6310	HARBOR FREIGHT TOOLS	1/4" DRIVE	\$ 23.98
ADMIN	NEVADA LEMKE	001-5-611-6601	JK INDUSTRIES	CITY LOGOD SHIRTS	\$ 86.40
FINANCE	NEVADA LEMKE	001-5-620-6373	APPLE.COM	MONTHLY FEE FOR EXTRA STORAGE-CELL PHONE	\$ 1.06
POLICE	NEVADA LEMKE	001-5-110-6490	YMCA IOWA MISS VALLEY	Y AT WORK FEB - 6 PD	\$ 120.00
ADMIN	NEVADA LEMKE	001-5-611-6601	YMCA IOWA MISS VALLEY	Y AT WORK FEB - 2 ADMIN	\$ 40.00
STREETS	NEVADA LEMKE	001-5-210-6150	YMCA IOWA MISS VALLEY	Y AT WORK FEB - 1 PW	\$ 20.00
ADMIN	NEVADA LEMKE	001-5-611-6213	IA SEC. OF STATE	NOTARY RENEWAL-LEMKE	\$ 30.00
INSPECTIONS	RAY NEES	001-5-170-6220	NFPA NATL FIRE PROTECT ASSOC	2023 NATIONAL ELECTRIC CODE	\$ 186.19
POLICE	RYAN GALE	001-5-110-6181	GALLS	CLOTHING ALLOWANCE-GALE	\$ 274.48
STREETS	SCOTT BAETKE	110-5-210-6727	SHERWIN WILLIAMS	GRACO LINE DRIVER HD	\$ 7,898.00
POLICE	TONY CAVANAUGH	001-5-110-6181	HOUSE OF SPORT	CLOTHING ALLOWANCE-CAVANAUGH	\$ 159.16
				CREDIT CARD TOTAL:	\$ 12,534.17
				BILLS PAYABLE TOTAL:	\$ 334,284.93
				GRAND TOTAL:	\$ 346,819.10



< CITY OF ELDRIDGE

Local Authority Review - Alcohol Ownership

CITY OF ELDRIDGE

1309374801



Business Information

Customer Type

BUS

Business Sub-Type

Corporation

Business Designation

Legal Business Name

CASEYS MARKETING COMPANY

Old Ownership Information

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF CT JOHNSTON IA 501	0.00
Owner	LARSEN, ERIC	4407 NW 5TH ST ANKENY IA 50023	0.00
Owner	BEECH, DOUGLAS	729 NE BROOK HAVEN DR ANKENY	0.00
Company	CASEY'S GENERAL STORES, INC.	1 SE CONVENIENCE BLVD ANKENY I	100.00
Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOHNSTON IA 5	0.00
Owner	JAMES, SAMUEL	3204 NE AVERY DR ANKENY IA 5002	0.00

Updated Ownership Information

Owner Type	Owner	Single Line Address	Ownership Percentage
Owner	FABER, SCOTT	6749 CARDIFF CT JOHNSTON IA 501	



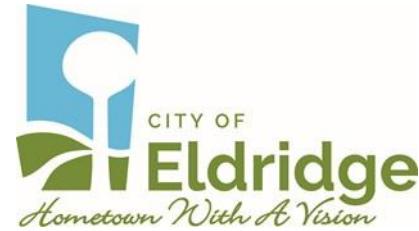
 Owner	LARSEN, ERIC	4407 NW 5TH ST ANKENY IA 50023	0.00
 Owner	BEECH, DOUGLAS	729 NE BROOK HAVEN DR ANKENY	0.00
 Company	CASEY'S GENERAL STORES, INC.	1 SE CONVENIENCE BLVD ANKENY I	100.00
 Owner	JOHNSON, BRIAN	9129 NW 73RD CIR JOHNSTON IA 5	0.00
 Owner	JAMES, SAMUEL	3204 NE AVERY DR ANKENY IA 5002	0.00
 Owner	KOBER, PARKER	700 SE 15TH ST GRIMES IA 50111-2	0.00

Impacted Active Alcohol Licenses

Jurisdiction Code	Permit Type	License Number	Address
City of Eldridge	Class "E" Retail Alcohol Lic	LE0002363	840 E LE CLAIRE RD ELDRIDGE IA 52

City of Eldridge

MEMORANDUM



To: Mayor and Council
From: City Administrator, Nevada Lemke
Re: Finance Manager/City Clerk Position
Date: July 30, 2026

Mayor and City Council:

The purpose of this memorandum is to recommend the promotion of the current Utility Administrative Manager, Sadie Wagner, to the position of Finance Manager/City Clerk, while allowing her to continue overseeing the responsibilities of the Utility Administrative Manager position. This approach provides operational continuity, strengthens succession planning, reduces organizational costs, and capitalizes on the experience and institutional knowledge that already exists within our organization.

The Finance Manager/City Clerk position represents one of the City's most critical leadership roles. In evaluating options to fill this position, administration considered both external recruitment and internal promotion. One significant factor that was considered in preparing this recommendation was the recent history of challenges that we have faced in recruiting a qualified candidate capable of successfully fulfilling the duties of this position. After thoughtful consideration, it is the administration's recommendation that this role be filled by an internal candidate that has experience and familiarity with the organization and that can offer stability and consistency in daily operations.

Throughout her tenure with the City, Sadie has gained extensive experience in virtually every clerk function performed within the City office. Her progression through multiple positions has provided her with a comprehensive understanding of the City's operations, financial processes, utility administration, customer service, records management, and interdepartmental coordination. Additionally, as part of her transition into the Utility Administrative Manager position, she successfully completed the City's management training program. This investment has prepared her for increased leadership responsibilities and positions her well to assume the Finance Manager/City Clerk role.

Promoting from within preserves the positive workplace culture that has been intentionally developed over the past 3 years. Internal promotions reward dedication, encourage employee development, and demonstrate the City's commitment to investing in its employees. An internal candidate also possesses invaluable institutional knowledge that cannot be quickly replicated through an external hire. This familiarity allows for a seamless transition with minimal disruption to City operations.

Through her role as Utility Administrative Manager Sadie has consistently demonstrated the ability to successfully perform increasingly complex responsibilities. She has a unique skillset and intricate understanding of workflows across multiple functional areas. Her knowledge of City financial operations, utility billing, customer service, records administration, compliance reporting, and municipal procedures provides a strong foundation for success in the Finance Manager/City Clerk position.

The City has already invested in her professional development through completion of the management training program. This training, coupled with her demonstrated performance and leadership abilities, provides confidence in her ability to successfully assume expanded management responsibilities.

Mayor Scott Campbell
Councilman Adrian Blackwell

Councilman Ryan Iossi
Councilman Jeff Ashcraft

Councilman Scott LaPlante
Councilman Brian Dockery

This recommendation also offers a financial advantage through the ability to share the annual salary and benefits costs with the Utility Board. Because Sadie will continue performing certain complex Utility Administrative Manager responsibilities while simultaneously serving as Finance Manager/City Clerk, an appropriate portion of the salary would be allocated to the Utility Board. This cost-sharing arrangement reduces the financial impact to both the City's General Fund and the Utility Proprietary Funds while maintaining high-quality administrative services for both governing bodies.

This proposal also creates stability in the Clerk's Office along with an opportunity to strengthen the City's succession planning. The newly established role of the Deputy Clerk will assume many of the traditional City Clerk responsibilities that have historically been performed by the Finance Manager/City Clerk. Redistributing these duties creates a more balanced workload among administrative staff while allowing each employee to focus on areas of responsibility that align with their experience and career development.

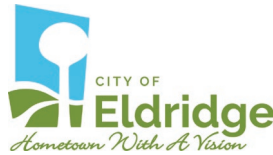
Providing the Deputy Clerk with expanded responsibilities will:

- Develop additional leadership and administrative skills.
- Increase knowledge of statutory City Clerk functions.
- Improve cross-training within the organization.
- Create a stronger internal succession plan.
- Better prepare the Deputy Clerk for future advancement into the Finance Manager/City Clerk role.

Rather than concentrating responsibilities with one individual, this structure develops multiple employees capable of assuming higher-level responsibilities in the future and strengthening our organizational resiliency.

As part of this proposal, I would further recommend delaying the hiring of an additional administrative employee to fill the vacancy that would still exist under this model. The redistribution of responsibilities provides sufficient capacity within the current administrative team while allowing staff to fully transition into their expanded roles. Delaying the hiring for this vacancy would provide immediate cost savings and would allow us to re-evaluate the staffing needs based on the re-alignment of job duties. This approach will demonstrate the areas of greatest need based on the workload balance so we can appropriately define the duties that need to be fulfilled when we are ready to proceed with hiring. For instance, the city is establishing a municipal fire department. Throughout the transition we may discover that there are some administrative tasks that can or need to be handled at City Hall to ease the burden on the Fire Chief. If that should happen, we would want to include those tasks in the job posting for the new hire to ensure we attract candidates that have interest, knowledge, and/or experience in that area.

When the City does proceed with filling the vacant position, it would be the recommendation to hire an entry-level Clerk rather than an experienced management-level employee. This allows the City to recruit an individual with strong potential and develop them internally through progressively increasing responsibilities. Developing employees from the ground up has proven successful within our organization. It builds institutional knowledge, strengthens employee retention, reinforces our organizational culture, and establishes a sustainable succession planning model for the future.



ORDINANCE 2026-10

AN ORDINANCE AMENDING PERMITTED USES IN GENERAL COMMERCIAL AND LIGHT INDUSTRIAL IN CITY CODE MAKING THE FOLLOWING CHANGES, REPEALING ALL ORDINANCES AND RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE.

Section One.

Title D, Chapter 2: Zoning, § 28.01 Principal Permitted Uses in I-1 Light Industrial Districts is amended by removing the following language:

(S) Any uses not listed above would be considered a use on review, unless prohibited in § [28.03](#) of this chapter;

Section Two.

Title D, Chapter 2: Zoning, § 28.01 Principal Permitted Uses in I-1 Light Industrial Districts is amended by adding the following language:

(S) Domestic animal boarding facilities

(V) Any uses not listed above would be considered a use on review, unless prohibited in § [28.03](#) of this chapter;

Section Three.

Title D, Chapter 2: Zoning, § 26.02 Permitted Uses On Review in C-3 Commercial Districts is amended by adding the following language:

(G) Domestic animal boarding facilities

PASSED AND APPROVED THIS 14TH DAY OF SEPTEMBER, 2026.

Attest:

Mayor, Scott Campbell

Deputy City Clerk, Tabbitha Krammer

Ashcraft	☐ Yea	/	☐ Nay	/	☐ _____
Blackwell	☐ Yea	/	☐ Nay	/	☐ _____
Dockery	☐ Yea	/	☐ Nay	/	☐ _____

Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft
Councilman Scott LaPlante

Councilman Adrian Blackwell
Councilman Ryan Iossi



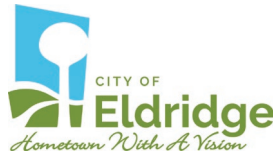
LaPlante
Iossi

☐Yea / ☐Nay / ☐_____
☐Yea / ☐Nay / ☐_____

Mayor Scott Campbell
Councilman Brian Dockery

Councilman Jeff Ashcraft
Councilman Scott LaPlante

Councilman Adrian Blackwell
Councilman Ryan Iossi



ORDINANCE 2026-11

AN ORDINANCE AMENDING TITLE B NAME FROM PUBLIC ORDER TO PUBLIC SAFETY, ADDING FIRE CHIEF TO TITLE A DEPARTMENT SUPERVISORS, REPEALING ALL ORDINANCES AND RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE.

Section One.

Title B, Public Order is amended by removing the following language:

Public Order

Section Two.

Title B, Public Order is amended by removing the following language:

Public Safety

Section Three.

Title A § 5.00 Department Supervisors is amended by removing the following language:

The City Clerk, Chief of Police and Street Superintendent are considered as department heads. As such, they have broad operating responsibilities within their areas of concern. Section [5.02](#) defines their authority, § [5.01](#) defines those major responsibilities and § 5.03 deals with their roles and relationships to other officers and to the city employees.

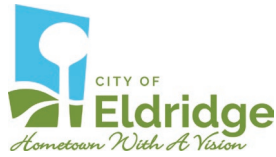
Section Four.

Title A § 5.00 Department Supervisors is amended by adding the following language:

The City Clerk, Chief of Police, Street Superintendent and Fire Chief are considered as department heads. As such, they have broad operating responsibilities within their areas of concern. Section [5.02](#) defines their authority, § [5.01](#) defines those major responsibilities and § 5.03 deals with their roles and relationships to other officers and to the city employees.

Section Five.

Title A § 5.01 Responsibilities is amended by adding the following language:



(D) *Fire Chief.* The Fire Chief is responsible for the broad area of public safety related to fire protection. As such, he or she supervises and directs fire department personnel, fire suppression, EMS activities, training, budgeting and record keeping

PASSED AND APPROVED THIS 14TH DAY OF SEPTEMBER, 2026.

Attest:

Mayor, Scott Campbell

Deputy City Clerk, Tabbitha Krammer

Ashcraft	☐ Yea	/	☐ Nay	/	☐ _____
Blackwell	☐ Yea	/	☐ Nay	/	☐ _____
Dockery	☐ Yea	/	☐ Nay	/	☐ _____
LaPlante	☐ Yea	/	☐ Nay	/	☐ _____
Iossi	☐ Yea	/	☐ Nay	/	☐ _____

ORDINANCE 2026-12

AN ORDINANCE ADDING TITLE B, CHAPTER 15 FIRE DEPARTMENT, REPEALING ALL ORDINANCES AND RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE.

CHAPTER 15 FIRE DEPARTMENT

15.01 Establishment and Purpose	15.08 Obedience to Fire Chief
15.02 Organization	15.09 Policies and Procedures
15.03 Appointment of Fire Chief, Officers, Members	15.10 Powers and Duties
15.04 Training	15.11 Response Outside City
15.05 Compensation	15.12 Charges for Services
15.06 Fire Chief Selection and Service	15.13 Consumption of Alcoholic Beverages
15.07 Duties of Fire Chief	15.14 Grants

15.01 ESTABLISHMENT AND PURPOSE.

A volunteer fire and rescue department is hereby established to prevent and extinguish fires, to protect lives and property against fires and other perils, to promote fire prevention and fire safety, and to answer all emergency calls for which there is no other established agency. The fire department may also provide rescue services.

(Code of Iowa, Sec. 364.16)

15.02 ORGANIZATION.

The department shall consist of a permanent full-time Fire Chief and volunteer members. Additional permanent full-time, part-time staff, or volunteer paid-on-call members may be added as deemed necessary by resolution of the City Council.

(Code of Iowa, Sec. 372.13[4])

15.03 APPOINTMENT OF FIRE CHIEF, OFFICERS AND MEMBERS.

A. The Fire Chief shall be appointed by and serve at the pleasure of the Mayor, subject to the advice and approval of the City Council. This position will be supervised by the City Administrator. Fire Department Officers shall be appointed by and serve at the pleasure of the Fire Chief, subject to the approval of the City Administrator. The Fire Chief shall select and promote all other volunteer firefighters and has the authority to discharge volunteer firefighters who are found to be incompetent or derelict in their duties.

B. In case of absence of the Fire Chief the next officer in charge by rank, and so on, shall be in charge and have and exercise all the powers of Fire Chief.

C. The City Council shall also have the authority to remove members of the fire department for just cause. Notwithstanding, the Fire Chief shall be responsible for recruitment, appointment, and retention of members.

15.04 TRAINING.

All members of the department shall meet the minimum training standards established by the State Fire Marshal and attend and actively participate in regular or special training drills or programs as directed by the Fire Chief.

(Code of Iowa, Sec. 100B.2[4])

15.05 COMPENSATION.

The Fire Chief, staff, and members of the department shall be designated by rank and receive such compensation as shall be determined by resolution of the Council.

15.06 FIRE CHIEF SELECTION AND SERVICE.

The Fire Chief shall be recruited, selected, and appointed using a process similar to that used for other City department heads. The Fire Chief shall serve as an at-will employee under the general supervision and direction of the City Administrator.

15.07 DUTIES OF FIRE CHIEF.

The Fire Chief shall perform all duties required of the Fire Chief by law or ordinance, including (but not limited to) the following:

(Code of Iowa, Sec. 372.13[4])

1. Enforce Laws. Enforce ordinances and laws regulating fire prevention and the investigation of the cause, origin, and circumstances of fires.
2. Technical Assistance. Upon request, give advice concerning private fire alarm systems, fire extinguishing equipment, fire escapes and exits, and development of fire emergency plans.
3. Authority at Fires. When in charge of a fire scene, direct an operation as necessary to extinguish or control a fire, perform a rescue operation, investigate the existence of a suspected or reported fire, gas leak, or other hazardous condition, or take any other action

deemed necessary in the reasonable performance of the department's duties.

(Code of Iowa, Sec. 102.2)

4. Control of Scenes. Prohibit an individual, vehicle, or vessel from approaching a fire scene and remove from the scene any object, vehicle, vessel, or individual that may impede or interfere with the operation of the Fire Department.

(Code of Iowa, Sec. 102.2)

5. Authority to Barricade. When in charge of a fire scene, place or erect ropes, guards, barricades or other obstructions across a street, alley, right-of-way, or private property near the location of the fire or emergency so as to prevent accidents or interference with the firefighting efforts of the Fire Department, to control the scene until any required investigation is complete, or to preserve evidence related to the fire or other emergency.

(Code of Iowa, Sec. 102.3)

6. Command. Be charged with the duty of maintaining the efficiency, discipline, and control of the Fire Department. The members of the Fire Department shall, at all times, be subject to the direction of the Fire Chief.

7. Property. Exercise and have control over the use, maintenance, and operation of all fire apparatus, tools, equipment, and other property used by or belonging to the Fire Department. Establish controls and reports to ensure firefighting equipment is inspected and tested.

8. Notification. Whenever death, serious bodily injury, or property damage in excess of \$200,000.00 has occurred as a result of a fire, or if arson is suspected, notify the State Fire Marshal's Division, the City Administrator, and the Mayor immediately. For all other fires causing damage of \$50.00 or more, or emergency responses by the Fire Department, file a report with the State Fire Marshal's Division within 10 days following the end of the month. The report shall indicate all fire incidents occurring and state the name of the owners and occupants of the property at the time of the fire, the value of the property, the estimated total loss to the property, origin of the fire as determined by investigation, and other facts, statistics, and circumstances concerning the fire incidents.

9. Right of Entry. Have the right, during reasonable hours, to enter any building or premises within the Fire Chief's jurisdiction for the purpose of making such investigation or inspection that under law or ordinance may be necessary to be made and that is reasonably necessary to protect the public health, safety, and welfare.

(Code of Iowa, Sec. 100.12)

10. Recommendation. Make such recommendations to owners, occupants, caretakers, or managers of buildings necessary to eliminate fire hazards.

(Code of Iowa, Sec. 100.13)

11. Assist State Fire Marshal. At the request of the State Fire Marshal, and as provided by law, aid said marshal in the performance of duties by investigating, preventing, and reporting data pertaining to fires.

(Code of Iowa, Sec. 100.4)

12. Records. Cause to be kept records of the Fire Department personnel, firefighting equipment, depreciation of all equipment and apparatus, the number of responses to alarms, their cause, and location, and an analysis of losses by value, type, and location of buildings.

13. Reports. Compile and submit to the Mayor and City Council an annual report of the status and activities of the Eldridge Fire Department as well as such other reports as may be requested by the Mayor, City Council or City Administrator.

14. Department Head. Be a City department head.

15. Budget. Assist the City Administrator in developing and administering the department's annual City budget and equipment revolving fund.

16. Purchasing Agent. Act as purchasing agent for the department in accordance with City purchasing policies and guidelines.

17. Represent Department. Represent the Fire Department in all matters relating to the department and attend any and all City meetings when so requested by the Mayor, City Council, or City Administrator.

18. Recruitment and Training. Recruit, train, hire, and direct the activities of fire fighters to ensure that an adequate number of trained firefighters are available in the event of a fire, medical, or other emergency response.

15.08 OBEDIENCE TO FIRE CHIEF.

No person shall willfully fail or refuse to comply with any lawful order or direction of the Fire Chief.

15.09 POLICIES AND PROCEDURES.

The Fire Chief shall develop, adopt, periodically review, and amend such department policies and operating guidelines as they deem necessary to accomplish the object contemplated, and such policies and operating guidelines, and any change or amendment to the policies and guidelines, will take effect after reviewed and approved by the City Administrator. The Fire Chief may issue temporary operating guidelines at any time, and such operating guidelines shall be in effect until reviewed and approved by the City Administrator.

15.10 POWERS AND DUTIES.

The Fire Department, pursuant to the authority granted to the Fire Chief and the policies and procedures duly established by the

Department, shall have full, complete, and exclusive authority to expend for and on behalf of the City all sums of money appropriated to it, and to use and expend all gifts, donations, or payments, whatsoever which are received by the City specifically designated for department purposes.

15.11 RESPONSE OUTSIDE CITY.

The department may answer calls to fires and other emergencies outside the City limits if the Fire Chief determines that such an emergency exists and that such action will not endanger persons and property within the City limits. The department may answer all calls in accordance with the Benefited Fire District #3 Agreement, the **Scott County First Responder Agreement**, and in any other such mutual aid situation, as approved by the City Council.

15.12 CHARGES FOR SERVICES.

The City may cause to have charges billed for all services rendered by the department against individuals, businesses, or any other entities. Charges will not be billed (unless otherwise provided for herein) against residents/taxpayers of the County. Charges will be billed to any individuals, businesses, or any other entities where it is determined that: 1) it is conclusively determined by a conviction, admission of guilt, or through other indisputable evidence, that an illegal burn or any other illegal activity requiring the department’s services has taken place; 2) where a hazardous materials incident has occurred; 3) where arson has been found; or 4) to any entity where insurance recovery reimbursement options are available. The City shall initially determine (and periodically adjust) reasonable charges for the department’s services based upon current, industry-wide, standard practices for such activities, subject to the following criteria:

1. When charges are billed there shall be a base minimum charge of one hour with a minimum incremental charge of one-half hour thereafter.
2. Charges for services billed under this section involving activities or situations occurring on private property within the City, created by the property owner, or a regular resident of the property or with the property owner’s permission/knowledge may be assessed against the property pursuant to the provisions of Chapter 50 of this Code.
3. The charge for such services shall be computed to include a rate per hour, per vehicle, and per man-hour per firefighter responding to a call for assistance. An additional charge may be billed to reimburse the department for extraordinary expenses of materials used in rendering such services. No charge shall be made for services for which the total charge would be less than \$50.00.
4. Replacement cost of disposable equipment, equipment that is damaged or must be disposed of, will be added to the bill. An additional 25 percent will be added to cover the costs of replacement administration.
5. Any additional costs incurred by the City for cleanup or disposal will be billed to and must be paid by the responsible party.

15.13 CONSUMPTION OF ALCOHOLIC BEVERAGES.

The consumption of alcoholic beverages (as defined by the *Code of Iowa*) is prohibited anywhere on the Fire Department property except within that area of the Fire Station building commonly known and referred to as the “community room” (including kitchen) and then only when done in conjunction with an authorized and approved rental or use of said area. The Fire Chief and all Fire Department members, employees, and staff are prohibited from responding to fire or emergency calls, participating in department training, or operating fire and emergency equipment following the consumption of alcoholic beverages.

15.14 GRANTS

The Fire Chief or the Chiefs designee may apply for grants, including grant applications offered by the state of Iowa or federal government. Grants with a cost share requirement shall be approved by the City Council prior to accepting an award.

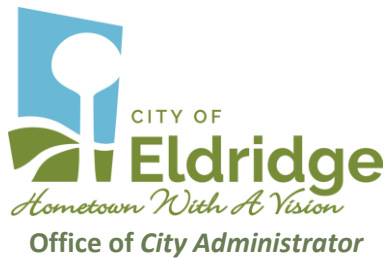
PASSED AND APPROVED THIS 14TH DAY OF SEPTEMBER, 2026.

Attest:

Mayor, Scott Campbell

Deputy City Clerk, Tabbitha Krammer

Ashcraft	☐ Yea	/	☐ Nay	/	☐ _____
Blackwell	☐ Yea	/	☐ Nay	/	☐ _____
Dockery	☐ Yea	/	☐ Nay	/	☐ _____
LaPlante	☐ Yea	/	☐ Nay	/	☐ _____
Iossi	☐ Yea	/	☐ Nay	/	☐ _____



City of Eldridge

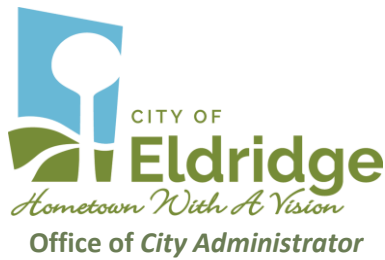
Proposed Fire Chief Recruitment & Selection Process

Purpose

The purpose of this timeline is to establish a structured hiring process for the City's inaugural Fire Chief as a coordinated effort towards a successful transition to a municipal fire service operation. This approach provides leadership during the department's formation and allows the Chief to participate in developing staffing plans, operational policies, equipment acquisition, and budgeting recommendations throughout the transitional phase.

Proposed Timeline (2026)

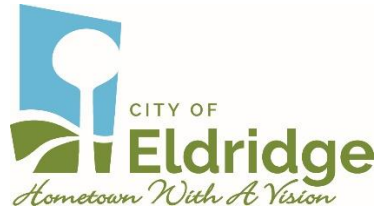
Date	Milestone
August 3	City Council authorizes and approves Fire Chief Recruitment & Selection Process.
August 3-17	City Council adopts Ordinance establishing municipal fire department
August 5-23	Position posted through city website, Facebook, North Scott Press, municipal associations, state and national fire service organizations, and employment websites.
August 24-28	Application review and candidate screening.
August 31 - September 4	First-round interviews conducted by hiring committee
September 7	City Council approves employment agreement and Mayoral appointment of Fire Chief.
TBD (Est. Sept 21)	Fire Chief begins employment (determined by available start date).



Initial Priorities (First 30 Days)

Upon appointment, the Fire Chief will focus on:

- Coordinating recruitment of firefighters and command staff and preparing recommendations for staffing levels. Developing the organizational structure of the department.
- Coordinating transfer of assets, equipment, records, and emergency response systems. Evaluating existing apparatus, equipment, and facilities.
- Establishing 28E Agreements with Scott County/Benefitted Fire District #3 to provide fire protection services and with regional public safety agencies to provide mutual aid
- Working with mutual aid partners and Scott County dispatch.
- Preparing a proposed operating and capital line-item budget detail for the FYE27 total approved budget amount of \$484,406.
- Finalizing standard operating guidelines and policies.
- Establishing training requirements and operational readiness plans.



Job Description

Title: Fire Chief Supervisor: City Administrator	Dept: Fire	Class: Salaried, Exempt
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JOB SUMMARY

The Fire Chief is appointed by the Mayor. The City Administrator is responsible for the day-to-day supervision of the Fire Chief. The Fire Chief plans, organizes, and directs fire suppression, prevention, hazard material responses, emergency medical service activities, budgeting and record keeping. The role involves recruitment, staffing, supervision, coordination, training, and evaluation of fire personnel.

ESSENTIAL FUNCTIONS

- Responds to calls for service, evaluates situations, and coordinates operations.
- Oversee maintenance and upkeep of all fire department vehicles, equipment, tools, and buildings.
- Liaison to other City of Eldridge departments, Medic EMS of Scott County, Scott County EMA, Scott Emergency Communications Center and other emergency service agencies.
- Maintains departmental operating records and reports.
- Establishes, implements and maintains department policy and procedures.
- Develops training requirements and assures provision of the same.
- Supervise all fire department personnel.
- Prepares the annual budget to be presented to the city council, ensuring fiscal responsibility.
- Prepare monthly and annual reports for the City Administrator and City Council.
- Provide a vision and forecast long-term needs and commitments.

The Fire Chief plans, directs, manages and oversees the activities and operations of the Fire Department, including fire, EMS and hazardous materials responses, as well as fire prevention programs. The Fire Chief coordinates assigned activities with other departments and outside agencies and provides highly responsible and complex administrative support to the Mayor, City Council, and City Administrator. The Fire Chief participates positively and effectively as a member of the City's Management Team.

1. Plan, coordinate, supervise, and evaluate Fire Department operations.
2. Develop policies and procedures for the Department mandated by law, to ensure efficient operations of the department, and to implement directives from the City Council and City Administrator.
3. Serve as the figurehead and face of the Eldridge Fire Department, participating in community outreach initiatives including attendance at community wide events, civic club meetings, and other community-oriented fire activities.

4. Plan and implement a fire protection program for the City to better carry out the policies and goals of City Management and City Council; review department performance and effectiveness, formulate programs or policies to alleviate deficiencies.
5. Coordinate the information gathered and work accomplished by department members; assign members to special assignments as the needs arise for their specific skills.
6. Assure that personnel are assigned to shifts or working units which provide optimum effectiveness in terms of current situations and circumstances governing deployment.
7. Supervise and coordinate the preparation and presentation of an annual budget for the Department; direct the implementation of the Department's budget; plan for and review specifications for new or replaced equipment.
8. Direct the development and maintenance of systems, records, and legal documents that provide for the proper evaluation, control, and documentation of the Fire Department operations.
9. Coordinate and supervise the training, assignment, and development of subordinate fire department officers and members.
10. Maintain Departmental discipline and maintain the conduct and general behavior of assigned personnel.
11. Prepare and submit periodic reports as instructed by the City Council and City Administrator upon request regarding the Department's activities and prepare other reports as appropriate.
12. Participate in a variety of boards and commissions; attend and participate in professional group meetings; stay abreast of new trends and innovations in the field of fire protection; serve as advisors to the City Administrator and other City staff on fire protection, related legislation and other areas pertaining to fire department activities.
13. Coordinate activities with supervisors and other City departments, exchange information with officers in other fire agencies, the State Fire Marshals Office and other government agencies.
14. Direct investigation of major fire department responses.
15. Perform the duties of subordinate personnel as needed.
16. Analyze and recommend improvements to equipment and facilities, as needed.

MINIMUM QUALIFICATIONS AT ENTRY

Additional qualifications may be specified and receive preference, depending upon the nature of the position.

Education/Experience:

- Education Required: Four-year degree in a fire science or related field (preferred) or Emergency Medical Operations. An associate degree and greater than five years' experience as a full-time fire officer will be considered in lieu of a four-year degree with an emphasis on career experience.
- Experience Required: Minimum of ten years related fire and EMS related service. Minimum of five years of experience as a fire officer with Incident Command experience.

Additional Eligibility Qualifications:

- Possess Firefighter II, Fire Instructor I, Fire Officer I.
- Fire Instructor II and Fire Officer II as classes become available.
- Equivalent certifications from other states will be considered at time of hire.
- Must pass a pre-employment drug screening, physical, and fit for duty test.
- Possess and maintains a valid driver's license.
- Possess and maintain an EMT-B or higher license.
- Shall reside and maintain a residence within twenty (20) miles of the intersection of 1st Street and LeClaire Road within the first twelve months of employment.

- Experience in developing positive, cooperative and supportive relationships.
- Must pass a background check and preemployment drug screening as prescribed by the City of Eldridge.

Ability to:

- Ability to read, speak, write, hear and understand English to effectively communicate.
- Ability to establish and maintain harmonious working relationships with all fire personnel and affiliated organizations.
- Ability to utilize customized software and technology applications appropriate to assigned tasks.
- Ability to operate all department equipment, including driving all fire apparatus.
- Ability to develop department's physical standards.
- Serve as a positive leader that motivates his/her team through reward and recognition practices, creating an environment that allows employees / volunteers to reach their full potential.
- Manage and direct a comprehensive fire protection program.
- Develop and administer departmental goals, objectives and procedures.
- Analyze and assess programs, policies and operational needs and make appropriate adjustments.
- Identify and respond to sensitive community and organizational issues, concerns and needs.
- Plan, organize, direct and coordinate the work of lower-level staff.
- Delegate authority and responsibility.
- Select, supervise, train and evaluate staff.
- Analyze problems, identify alternative solutions, project consequences of proposed actions and implement recommendations in support of goals.
- Research, analyze and evaluate new service delivery methods and techniques.
- Perform investigations related to the fire department involving complex and sensitive situations.
- Oversee, manage or respond to requests and inquiries from the public.
- Ability to work irregular hours if needed.
- Prepare clear and concise administrative and financial reports.
- Knowledge of budgetary principles and grant writing and management within a municipality.
- Establish and maintain effective working relationships with those contacted in the course of work.
- Act as a motivator and recruiter who can develop strong staff and employee morale while attaining a high level of productivity and accomplishment from the work force.

WORKING CONDITIONS (Physical/Mental Demands)

With or without reasonable accommodation, requires the physical and mental capacity to perform effectively all essential functions. In addition to other demands, the demand of the job requires physical activities such as climbing, balancing, stooping, kneeling, crouching, crawling, reaching, standing, walking, pushing, pulling, lifting, grasping, feeling, talking, hearing. The work environment may include exposure to extreme heat and cold, darkness, poor lighting, fumes/odors, isolation, moving machinery, noise, visual strain, unprotected heights, wearing a SCBA, working on uneven ground, mechanical hazards, biological-hazards, chemical and medical hazards, electrical hazards, traffic hazards, fire hazards, possible explosion, and bodily injury. Close vision, distance vision, and ability to adjust focus. Works irregular and extended hours at times.

Position Type/Expected Hours of Work:

This is a full-time salaried position which includes a standard forty (40) hour work week plus have the ability and willingness to work some evenings and weekends for training, meetings or other calls for service. Must also have the ability to respond to larger incidents 24/7 in support of the fire department.

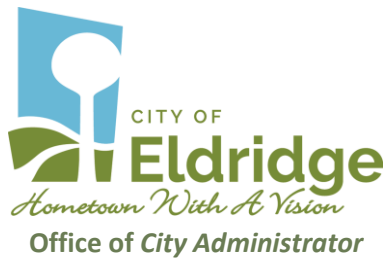
Travel:

Travel is primarily local during the standard workday, although some out-of-the-area travel and overnights may be expected.

Please note this job description is not designed to cover or contain a comprehensive listing of activities, duties or responsibilities that are required of the employee for this job. Duties, responsibilities and activities may change at any time with or without notice.

Classification History

Updated 09/22/2025



City of Eldridge, Iowa Full-Time Fire Chief

Salary Range: \$85,000 - \$95,000 annually

Status: Full-Time | Exempt

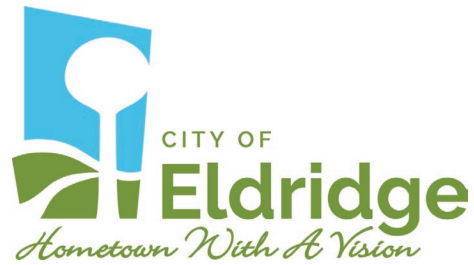
Application Deadline: August 23, 2026

The City of Eldridge is seeking an experienced and collaborative leader to serve as its inaugural municipal Fire Chief. This is a unique opportunity to guide the formation of the City's newly established hybrid department and shape the future of fire and emergency services for one of Iowa's fastest-growing communities.

The Fire Chief will provide strategic leadership during the transition from a volunteer to a municipal hybrid (full-time Chief with a volunteer base) fire department while establishing organizational culture, recruiting personnel, developing operational policies, overseeing budgeting and equipment acquisition, and ensuring exceptional emergency response services.

Please [click here](#) to view and download the full job description and additional information about the recruitment and selection process. Qualified individuals are encouraged to email a cover letter, resume and completed application ([available here](#)) to City Administrator Nevada Lemke at nlemke@cityofeldridgeia.org or drop off at Eldridge City Hall Offices located at 305 N. 3rd Street, Eldridge, IA 52748. The application deadline is Sunday, August 23rd, 2026.

The City of Eldridge is an Equal Opportunity Employer.

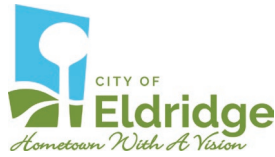


To: Mayor and City Council
From: Jeff Martens, Assistant City Administrator
Re: Ivy Acres Part 4
Date: 8/3/2026

Mayor and City Council,

City staff and engineer have reviewed the Ivy Acres Part 4 Final Plat and find it to be substantially in accordance with city code and are recommending approval.

Please see the final plat application and plat for your review.



RESOLUTION 2026-33

A Resolution Approving the Final Plat of Ivy Acres Part 4

WHEREAS, the final plat for Ivy Acres Part 4 has been submitted by R&R Investments, LLC, developer of the property, and

WHEREAS, the final plat 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 July 16, 2026, now therefore

BE IT RESOLVED that the City Council of the City of Eldridge hereby approves the final plat for Ivy Acres Part 4.

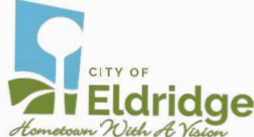
PASSED AND APPROVED THIS 3rd DAY OF AUGUST, 2026.

Attest:

Mayor, Scott Campbell

Deputy City Clerk, Tabbitha Kramer

Blackwell	☐ Yea	/	☐ Nay	/	☐ _____
Ashcraft	☐ Yea	/	☐ Nay	/	☐ _____
LaPlante	☐ Yea	/	☐ Nay	/	☐ _____
Dockery	☐ Yea	/	☐ Nay	/	☐ _____
Iossi	☐ Yea	/	☐ Nay	/	☐ _____



Final Plat Application - City of Eldridge

Name of Subdivision: Ivy Acres 4

Number of lots in subdivision: 42 and Outlot A

Current Zoning: R-3

Who should be contacted regarding this plat: Brian Boelk (Axiom Consultants)

Phone Number: (319) 519-6220

Email Address: bboelk@axiom-con.com

Name of Developer: R&R Investments, LLC

Developer's contact: Ryan Windmiller

Address: PO Box 809, Bettendorf, IA 52722

Phone Number: (563) 823-0146 | (563) 332-4192

Email Address: ryan@aspenwindmiller.com

Name of Engineer preparing construction drawings: Brian Boelk (Axiom Consultants)

Address: 300 S Clinton Street, Unit 200, Iowa City, IA 52240

Phone Number: (319) 519-6220

Email Address: bboelk@axiom-con.com

Name of land surveyor preparing plat: Brad Geater (Axiom Consultants)

Address: 300 S Clinton Street, Unit 200, Iowa City, IA 52240

Phone Number: (319) 519-6220

Email Address: bgeater@axiom-con.com

Name of person preparing legal documents: Mike Gorsline (Vollertsen, Britt & Gorsline P.C.)

Address: 5119 Utica Ridge Road, Davenport, IA 52807

Phone Number: (563) 324 0441

Email Address: mike@vb-law.com

Filing fee included with this application: \$ 100

The following shall be filed with this application:

- A. Ten (10) copies of the final plat
- B. One (1) copy reduced to 11x17
- C. Four (4) copies of the construction drawings
- D. Two (2) copies of the legal documents
- E. Filing Fee
- F. One (1) PDF copy of the final plat and construction drawings

Filing Fee Paid \$ 100

Date Filed: 6/30/2026

IVY ACRES SUBDIVISION - PART 4

FINAL PLAT

IN THE CITY OF ELDRIDGE, SCOTT COUNTY, IOWA

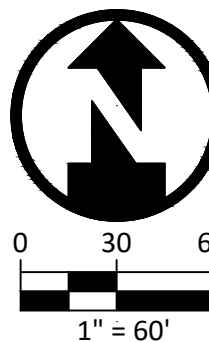
FOR RECORDER'S USE ONLY

RECORDER'S INDEX

COUNTY: SCOTT
SECTION: 11-79-3
QUARTER SECTION: SE1/4 & SW1/4
CITY: ELDRIDGE
SUBDIVISION: IVY ACRES SUBDIVISION - PART 4
LOT(S)/BLOCK: NA
PARCEL ID #: 93113760LA
PROPRIETOR: ELDRIDGE COMMERCIAL DEVELOPERS
REQUESTED BY: R&R INVESTMENTS, LLC
PREPARED BY: AXIOM CONSULTANTS, LLC, 300 S. Clinton St.
Unit 200, Iowa City, IA 52240 - PH# 319.519.6220



A RUEKERT & MIELKE COMPANY



IVY ACRES - PART 4

FINAL PLAT
ELDRIDGE, IOWA

R&R INVESTMENTS, LLC

ISSUED FOR

CITY APPROVAL

DATE 7/09/2026

DESCRIPTION DATE

DESIGNED BY BKI

DETAILED BY

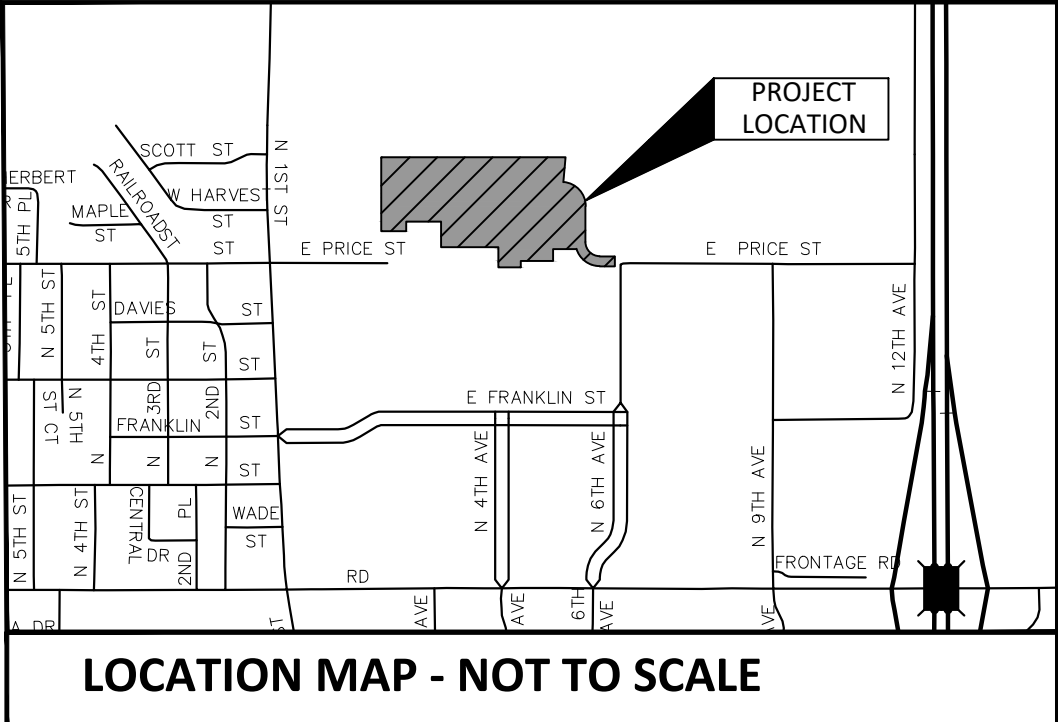
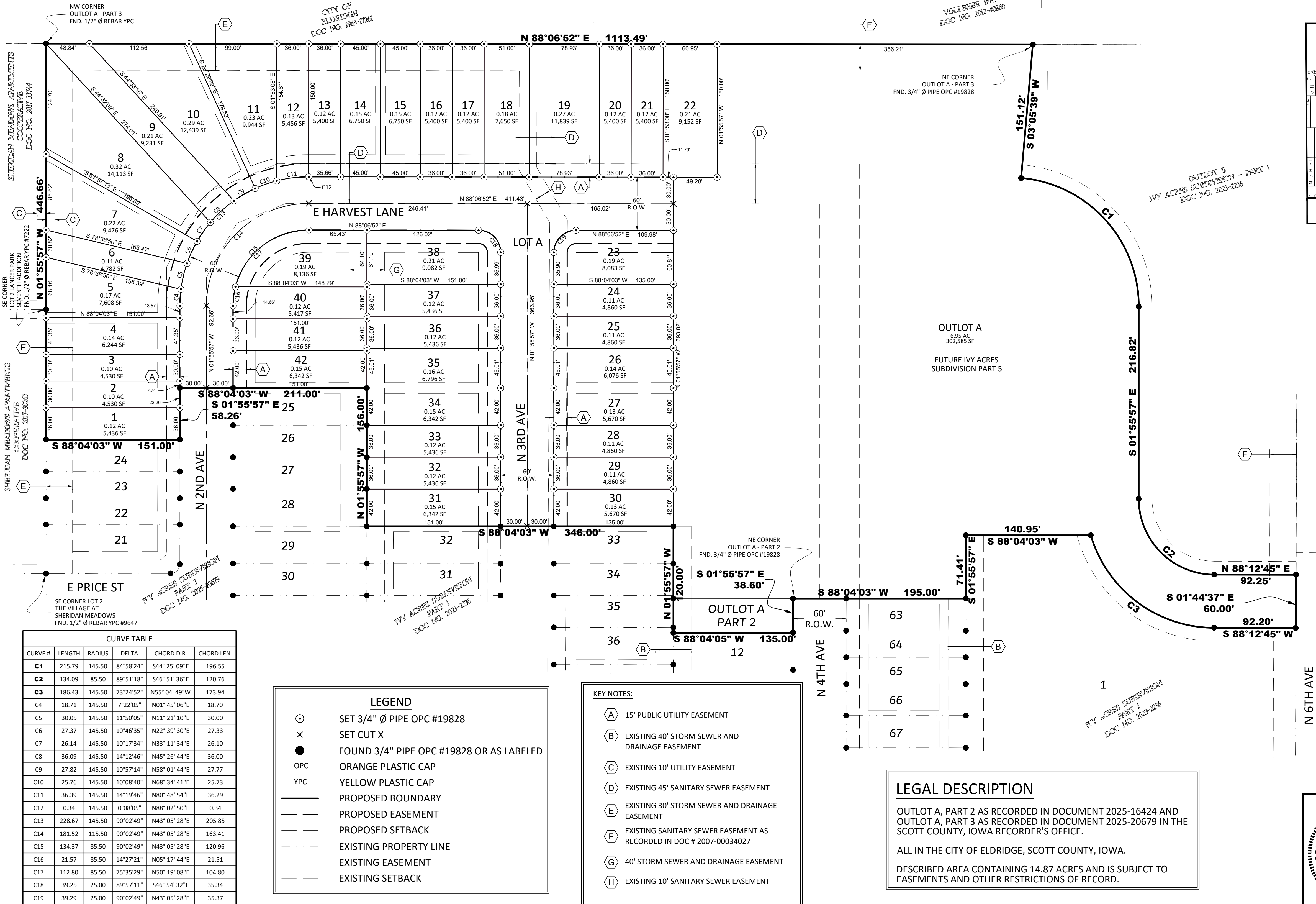
CHECKED BY BRG

PROJECT NO. 10423-10000

SHEET NAME

FINAL PLAT

1.0



PLAT PREPARED BY:

AXIOM CONSULTANTS, LLC
C/O BRAD GEATER
300 S. CLINTON STREET, SUITE 200
319.519.6220
IOWA CITY, IA 52240

OWNER/SUBDIVIDER:

R&R INVESTMENTS, LLC
C/O RYAN WINDMILLER
PO BOX 809
BETTENDORF, IA 52722
536.823.0146 OR 563.332.4192
RYAN@ASPENWINDMILLER.COM

APPROVED BY:

CITY OF ELDRIDGE:

BY _____ DATE _____

ATTEST _____ DATE _____

CITY PLANNING & ZONING COMMISSION:

BY _____ DATE _____

CENTRAL SCOTT TELEPHONE _____ DATE _____

ELDRIDGE ELECTRIC & WATER _____ DATE _____

MEDIACOM _____ DATE _____

MIDAMERICAN ENERGY _____ DATE _____
(APPROVED SUBJECT TO ENCUMBRANCES OF RECORD)

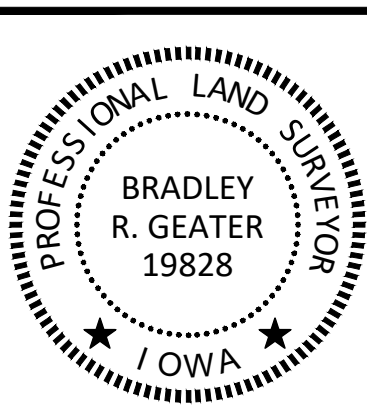
NOTES:

1. BASIS OF BEARING IS GPS MEASUREMENTS IN THE IOWA PLANE COORDINATE SYSTEM SOUTH ZONE NAD 83.
2. UNLESS NOTED OTHERWISE, ALL DIMENSIONS ARE IN FEET AND HUNDREDTHS.
3. ERROR OF CLOSURE IS LESS THAN 1 IN 10,000
4. OUTLOT A TO BE RESERVED FOR FUTURE DEVELOPMENT.
5. LOT A TO BE DEDICATED TO THE CITY FOR RIGHT-OF-WAY.

PARCEL SIZE (AC) INTENDED USE

OUTLOT A 6.95 FUTURE DEVELOPMENT

LOT A 1.41 RIGHT-OF-WAY



I hereby certify that this Land surveying document was prepared and the related survey work was preformed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the State of Iowa.

DRAFT

BRADLEY R. GEATER, P.L.S., P.E. DATE _____

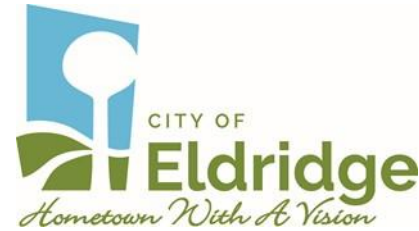
License Number 19828.

My license renewal date is DECEMBER 31, 2027.

Pages or sheets covered by this seal: This Plat

City of Eldridge

MEMORANDUM



To: Mayor and Council
From: City Administrator, Nevada Lemke
Re: EPD K-9 Program
Date: July 31, 2026

Mayor and City Council:

The EPD is requesting approval from the City Council to proceed with the purchase of a new K-9 program which would include the dual-purpose police canine; training for the canine in narcotic detection, building search, tracking, handler protection, & article location; and a 200-hour basic, dual-purpose canine handler's training course. Corporal Costas will continue his role in the EPD K-9 Unit as the handler for the new canine.

The EPD plans to retire K-9 Marty in mid- to end-September 2026 under the advisement of his veterinarian, the K-9 trainer, and his K-9 handler. He will spend his retirement with Cpl. Costas and his family.

The cost of the proposed new K-9 program is \$17,000 and would be provided by Tree Town Kennels LLC out of Forest City, Iowa. The services included are: mutually agreed upon dual-purpose canine; 200-hour handlers course; 3-year health warranty for genetic defects; lifetime in service & maintenance training; and a tracking harness, ID collar, patrol leash, and tracking leash. The training is anticipated to start on October 12th.

The proposed new K-9 Program would be entirely funded out of the (008) Community Policing Fund – specifically from the K-9 donation line which currently holds a balance of \$24,828.57. The donated funds were provided to the EPD specifically for the K-9 Unit. The City Council passed Resolution #2023-11 Establishing a Policy for Law Enforcement Donated Funds in April 2023 which states that the Police Chief may request approval for the use of donated funds in writing to the City Council.

This memo is requesting authorization and approval from the City Council to proceed with the new K-9 program funded by the K-9 Donation Fund in accordance with Resolution #2023-11.

Mayor Scott Campbell
Councilman Adrian Blackwell

Councilman Ryan Iossi
Councilman Jeff Ashcraft

Councilman Scott LaPlante
Councilman Brian Dockery

July 21, 2026

Ref: BRF-061-5(151)--38-82

BRF-061-5(153)--38-82

BRF-061-5(157)--38-82

NHSX-061-5(156)--3H-82

Dear City Council:

This is official notification to your City Council that the Iowa Department of Transportation (DOT) proposes to let the projects as referenced above on July 21, 2026. These projects, or a portion thereof, lie within your city. The projects are proposed for construction during 2026/2027 and will consist of bridge deck overlays (151); bridge deck replacement (153); HMA resurfacing (156); and HMA pavement replacements (157) on US-61 north and south of I-80.

The work will be done in accord with the current Form 810034 "Agreement for Primary Road Extension Maintenance and Operation". Project costs will be paid from the Primary Road Fund, and no charges will be made against the city.

The contract will be administered by the Davenport Resident Construction Engineer's Office. If the City would like to be notified of the preconstruction meeting schedule, contractor's proposed work schedule, or has any other questions and/or concerns, please contact Kalynn Burton, P.E., Resident Construction Engineer by calling 563-391-2750, or by email at kalynn.burton@iowadot.us.

We would appreciate this project notification being included on your next City Council meeting agenda as a matter of information for the Council members. If you have any questions concerning the work involved, please contact this office as soon as possible to expedite any possible changes.

Sincerely yours,

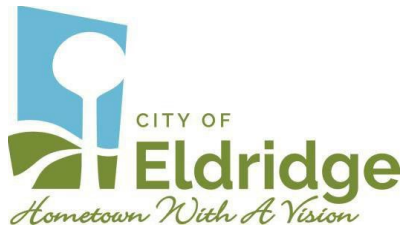


Danielle Alvarez, P.E.
Assistant District Engineer

DLA:JWP

To: Tim Gleason, City Administrator, City of Davenport
Tracy Northcutt, City Clerk, City of Eldridge

Cc: Jesse Tibodeau, P.E., Iowa DOT District Engineer, District 6
Danielle Alvarez, P.E., Iowa DOT Assistant District Engineer, District 6
Adrian Simonson, P.E., Iowa DOT District Construction Engineer, District 6
Kalynn Burton, P.E., Iowa DOT Resident Construction Engineer, Davenport RCE Office
Steven Smithson, Iowa DOT Construction Technician Supervisor, Davenport RCE Office
Jessica Shelton, Iowa DOT Engineering Office Assistant, Davenport RCE Office
Mark Harle, P.E., Iowa DOT Area Engineer, District 6 Office



ELDRIDGE ELECTRIC AND WATER UTILITY BOARD

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. on July 21st, 2026, at Eldridge City Hall.

Board members present were Jeff Hedrington, Jeff Hamilton and Mark Goodding. Michael Bristley, and Abby Petersen were absent. Also present were Gage Lane, Sadie Wagner, Cegan Long, and Marty O'boyle.

Public Comment

None.

Approval of Agenda

Goodding Made a motion to approve the agenda. Second By Hamilton. All Ayes. Motion carried.

Approval of Utility Board Minutes from July 7th, 2026

Goodding made a motion to approve utility minutes from July 7th, 2026. Second by Hamilton. All ayes. Motion carried.

Financial & Administrative

A. Consideration to Approve Bills Payable

Hamilton made motion to approve the bills payable in the amount of \$106,399.24. Second by Goodding. All ayes. Motion carried.

B. Department Update- Sadie Wagner

Wagner provided an update on the AMI Metering project. She has been in contact with Steve Brush of Van Wert, who confirmed that the meters are ready for installation. They are currently working on the software implementation timeline and configuring a cellular collar for data collection. Deployment is tentatively planned for mid-August. Wagner stated that she will provide the Board with an updated timeline once a firm installation date has been established.

Electric Department

A. Outages

A power blink was reported at 305 N. 3rd Street at 12:00 p.m. on July 20, 2026. No outages were reported. The crew patrolled the affected circuit and found no irregularities. The cause was determined to be lightning associated with the morning storms. Another outage was reported at 1:11 p.m. on July 20, 2026, affecting 305 W. Spring Street. The outage was caused by animal contact with a transformer. Power was restored at 1:25 p.m., and a total of six customers were affected.

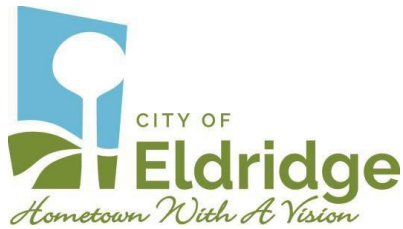
B. Department Update – Collin Wilson

No further Updates currently.

Water Department

A. Water Main Breaks

None.



B. Water Test Result

July's test results were sent in as well as July compliance and await review.

C. Department Update – Cegan Long

Long informed the Board that Northway replaced the motor on Well #4, upgrading it from a 40-horsepower motor to a 50-horsepower motor. Siemens also adjusted the soft start parameters for the new motor. Representatives from Shive-Hattery visited to evaluate the potential upsizing of the high-service pumps and motors. Long reported that the spring hydrant flushing program has one day remaining and is expected to be completed by the end of the month. Aside from these projects, crews have been performing routine maintenance

Adjournment

Hamilton made a motion to adjourn at 5:07 p.m. Second by Goodding. All ayes.

Respectfully submitted,
Gage Lane
Utility Billing Clerk