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15 to 16.3 oz.



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2/$5
Nabisco snack crackers
3.5 to 8.5 oz.



2.99
Frito-Lay Doritos, Rold Gold or Munchies snacks 9 to 16 oz.



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Pepsi or Prebiotic Pepsi soda
12 pk. cans 12 fl. oz., 8 pk. bottles or cans 12 fl. oz.



1.98
Bush's baked or grillin' beans
22 to 28 oz. (limit 2)



2.99
Jimmy Dean bacon
9 or 12 oz.



1.28
Hy-Vee burger or hot dog buns 8 ct.



2.99 lb.
Pork loin back ribs
previously frozen



12.50 ea.
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4.99
Brew Pub Lotzza Motzza pizza 20 to 26.82 oz.



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Bomb Pop ice pops
6 or 12 ct.



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2/$4
Marinated boneless skinless chicken breast 6 oz.



5.00
Bakery-fresh cookies
12 ct.

Hy-Vee COUPON LU#95155



1.00
Hy-Vee oyster crackers
9 oz.

Limit 4 per coupon. Limit 1 coupon per customer. Valid Sept. 1-7, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95156



3.88
Heinz Ketchup
32 oz.

Limit 2 per coupon. Limit 1 coupon per customer. Valid Valid Sept. 1-7, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95157



4.88
Halloween Oreos
18.71 oz.

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Hy-Vee COUPON LU#95158



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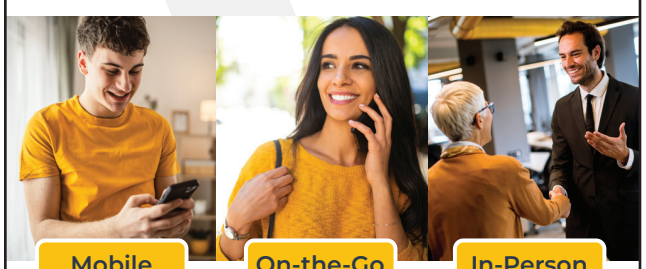

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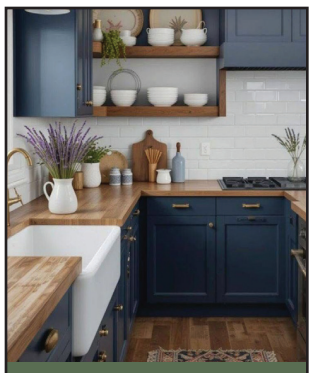

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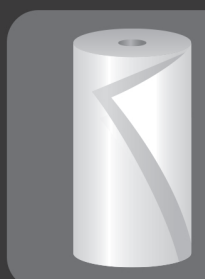

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NOTICE OF PUBLIC HEARING
City of Waverly, Iowa
10th Avenue SW Repairs

The City Council of Waverly, Iowa, will hold a public hearing on the proposed Plans, Specifications, form of Contract and estimate of cost for the construction of said improvements hereinafter described in accordance with the provisions of Chapter 384, Code of Iowa, at 7:00 o'clock p.m., on the 14th day of September 2026, in the Council Chambers, City Hall, Waverly, Iowa. At said hearing any interested person may appear and file objections thereto or to the cost of the improvements. At the hearing, the City will receive and consider any objections made by any interested party, to the Plans and Specifications, proposed form of Contract, and the estimate of cost for the 10th Avenue SW Repairs project.

Published upon order of the City Council of the City of Waverly, Iowa.

CITY OF WAVERLY, IOWA
Attest: Carla Guyer
City Clerk

Published in the Bremer County Independent on September 1, 2026.

Public Notice

City of Waverly City Council
Regular Meeting Minutes
August 17, 2026 ~ 7:00 P.M.

A Regular meeting of the Waverly City Council was held on August 17, 2026, at 7:00 P.M. in the Council Chambers at City Hall. Mayor Happel presided. Council members present: Harman, Kangas, Mackey, Rathe, and Wolff. Meyers was present via telephone. Absent: Jones

A. Mayor Happel called the meeting to order.

B. Mayor Happel led in the Pledge of Allegiance.

C. Moved by Wolff, seconded by Rathe to approve the agenda as presented.

Motion passed. Yes: 6 No: 0 Absent: 1

D. Moved by Mackey, seconded by Rathe to approve the August 3, 2026 regular meeting minutes.

Motion passed. Yes: 6 No: 0 Absent: 1

E. Public Hearings.

1. This was the date, time, and place for a public hearing for review of the plans, specifications, form of contract, and estimated cost for the 2026 Cemetery Road and Parking Lot project.

• There were no oral or written comments.

• The public hearing was then declared closed.

Moved by Rathe, seconded by Wolff to approve Resolution 26-168, a Resolution approving the plans specifications, form of contract, and estimated cost for the 2026 Cemetery Road and Parking Lot project.

Motion passed. Yes: 6 No: 0 Absent: 1

F. Presentation of Plaques of Appreciation.

1. Mayor and City Council presented Plaques of Appreciation to Diana Blake for her 42 years of service and Elaine Main for her 30 years of service on the Waverly Public Library Board of Trustees.

G. Proclamations.

1. Moved by Mackey, seconded by Kangas to approve a proclamation proclaiming Monday, August 31, 2026 as Al-Anon Family Groups Day in the City of Waverly, Iowa.

Motion passed. Yes: 6 No: 0 Absent: 1

2. Moved by Wolff, seconded by Rathe to approve a proclamation proclaiming September, 2026 as Hunger Action Month in the City of Waverly, Iowa.

Motion passed. Yes: 6 No: 0 Absent: 1

H. Public Comments on Items Not on the Agenda

• There were none.

I. Consent Calendar

1. Pay Request from Snyder & Associates for the Hinds Addition Sewer & Water Extension Final Design & Construction for $14,407.00.

2. Pay Request from Bolton & Menk, Inc. for the 13th Avenue SW Reconstruction for $5,600.00.

3. Pay Request from Bolton & Menk, Inc. for Municipal Airport Apron & Taxilane Reconstruction for $2,737.50.

4. Pay Request from Woodruff Construction, LLC for the Aquatic Center for $478,081.05.

5. Class "E" Retail Alcohol License for Casey's General Stores, Inc. Ownership Update.

6. Class "F" Retail Alcohol License for Senior Citizens Group, Inc. of Waverly, Iowa.

Moved by Rathe, seconded by Wolff to approve the Consent Calendar.

Motion passed. Yes: 6 No: 0 Absent: 1

J. Regular Business.

1. Moved by Rathe, seconded by Kangas to approve Resolution 26-165, a Resolution awarding the Citywide Asphalt Patching – Fall 2026 project to Kluesner Construction of Farley, Iowa for the bid amount of $20,553.70.

Motion passed. Yes: 6 No: 0 Absent: 1

2. Moved by Wolff, seconded by Mackey to approve Resolution 26-166, a Resolution approving Change Order No. 1 for a decreased amount of $5,396.60, accepting the Bituminous Seal Coat Program 2026 as complete, approving Pay Application No. 1 in the amount of $128,182.98, and approving Pay Application No. 2 in the amount of $3,964.62 as the final payment to Prairie Road Builders, Inc. of Hazleton, Iowa.

• It was explained that initial estimates are based on a rough guess of the footage or quantity needed. In this case, the amount was reduced because less product was actually used than anticipated. Product usage is tracked through tickets and by measuring the gallons dispensed from the truck.

Motion passed. Yes: 6 No: 0 Absent: 1

3. Moved by Mackey, seconded by Wolff to approve Resolution 26-167, a Resolution approving an agreement with Helland Engineering & Surveying, Ltd. to complete a retracement survey of the alley and a portion of the street within Block 15, Original Town of Waverly for the amount of $2,100 plus recording fees.

• Staff explained that the property line issue was discovered during an application project review. The survey is being conducted to determine whether an existing retaining wall is located on City property. As older neighborhoods undergo improvements, similar property boundary questions are becoming more common, and the survey will help clarify ownership. It was noted that the retaining wall already existed, and the current fence may also extend over the property line. The property owner plans to remove and replace the fence as part of upcoming work. Staff also confirmed that a different surveying company was selected for this project as part of an effort to remain competitive on costs.

Motion passed. Yes: 6 No: 0 Absent: 1

4. Moved by Wolff, seconded by Rathe to approve the Third and Final Reading of Ordinance 1181, an Ordinance Amending Sections 105.4.09 and 105.4.10 of Chapter 105 – Traffic of the Waverly Code of Ordinances.

Motion passed. Yes: 6 No: 0 Absent: 1

5. Moved by Rathe, seconded by Wolff to approve Resolution 26-169, a Resolution approving the removal of the fire hydrant installation requirement for Parcel QQ, 901 29th Ave. SE.

• Staff explained that the Breezy Hill subdivision agreement required rural water service and City sanitary sewer service. When development of an additional lot was considered, a hydrant requirement was identified; however, rural water does not have a hydrant in the area, and installation would be costly and provide limited fire protection benefits. Extending City water service approximately 2,200 feet would create a dead-end line serving primarily one property. After consulting with the Fire Chief, staff noted that firefighters would haul water from City mains in the event of a fire regardless of whether a rural water hydrant was installed.

Motion passed. Yes: 6 No: 0 Absent: 1

6. Moved by Mackey, seconded by Rathe to approve Resolution 26-170, a Resolution approving Contract, Bonds, and Certificate of Insurance from Baker Enterprises, Inc. of Waverly Iowa for the Waverly Utilities Boat Ramp project and authorize the mayor to sign the contract.

Motion passed. Yes: 6 No: 0 Absent: 1

7. Moved by Kangas, seconded by Rathe to approve Resolution 26-171, a Resolution approving a Professional Services Agreement for the Waverly Golf Course Clubhouse Remodel with Martin Gardner Architecture (MGA) of Marion, Iowa for Design of the Waverly Golf Course Clubhouse Remodel for the total amount of $333,000.00.

• Staff clarified that the proposed contract includes architecture, engineering, design, general contracting, and overall project management services. The selected firm will oversee subcontractors and coordinate all aspects of the project. Staff anticipates bidding the project this fall, with construction beginning by late October or early November and substantial completion targeted for May. Design work is nearing completion and focuses on improving the clubhouse's efficiency, flow, and accessibility. Proposed changes include reconfiguring interior spaces, reducing the number of entrances, and creating a more functional layout while maintaining seating capacity. The design team has worked with staff to address code requirements, space limitations, and operational needs. The renovated facility will be fully ADA compliant and will operate on a single level following the removal of a portion of the existing structure.

Motion passed. Yes: 6 No: 0 Absent: 1

8. Moved by Rathe, seconded by Wolff to approve Resolution 26-172, a Resolution approving two invoices from Martin Gardner Architecture for the Waverly Golf Course Clubhouse for the amounts of $22,515.50 and $23,477.56.

• Staff confirmed that funding for the project will come from the approved budget allocation. The item was placed on the regular agenda rather than the consent agenda because final contract details were still being completed and required Council review before moving forward.

Motion passed. Yes: 6 No: 0 Absent: 1

9. Mayoral Appointments.

Moved by Wolff, seconded by Mackey to approve the following Mayoral Appointments:

- Josh Beyer to be appointed to the Leisure Services Commission due to a vacancy, for a term ending December 31, 2026.

Motion passed. Yes: 6 No: 0 Absent: 1

10. Discussion of Code Enforcement.

• Staff and City Attorney Maria Brownell provided an overview of the City's code enforcement process, noting an increase in complaints related to tall grass, nuisance properties, outdoor storage, junk accumulation, and potentially unsafe structures. Approximately 200 contacts regarding potential violations have been made this year. While enforcement has traditionally been complaint-driven, staff has adopted a more proactive approach to address property maintenance concerns before conditions worsen. Enforcement efforts begin with education and voluntary compliance through phone calls, emails, and written notices. If violations are not corrected, formal abatement procedures may follow, including certified notices, appeals to the City Council, nuisance abatement actions, cost recovery through special assessments, and, in more serious cases involving dangerous structures, court proceedings. Attorney Brownell reviewed the City's nuisance enforcement authority, dangerous building procedures, and available remedies under Iowa law, including nuisance abatement and, in limited circumstances, actions involving abandoned properties. Council discussed the importance of maintaining due process while balancing property rights, neighborhood appearance, and public safety. Council expressed support for prioritizing unsafe structures, deteriorating properties, and recurring nuisance conditions that negatively affect neighboring properties and quality of life. Discussion also addressed challenges associated with hoarding, outdoor storage, rental property maintenance, and chronic offenders, recognizing that many situations involve complex personal, financial, or mental health circumstances. Council discussed the potential for a more proactive enforcement effort through increased staff observations and reporting of visible violations. Staff noted that while routine violations such as overgrown grass can often be addressed efficiently, nuisance abatements involving junk accumulation or dangerous buildings can require significant staff time and financial resources. It was also clarified that enforcement of private subdivision covenants remains the responsibility of property owners and neighborhood associations rather than the City. Council expressed support for the City's current enforcement process and agreed that education, consistency, and strategic enforcement are important to preventing property maintenance issues from becoming larger public safety and neighborhood concerns.

K. Reports from Boards and Commissions

1. Golf Course Commission Minutes; April 14, 2026; Received into record.

2. Bremer-Waverly Law Enforcement Board Minutes; June 9, 2026; Received into record.

3. Municipal Housing Commission Minutes; June 23, 2026; Received into record.

4. Bremer-Waverly Law Enforcement Board Minutes; July 14, 2026; Received into record.

5. Civil Service Commission Minutes; July 30, 2026; Received into record.

6. Monthly Financial Reports; July, 2026; Received into record.

7. Waverly Senior Center Calendar; August, 2026; Received into record.

L. Staff Updates

• Staff provided an update on the seal coat project, noting that work is now substantially complete. Staff will monitor how well the rock adheres to the roadway surface over the coming weeks and plans to conduct street sweeping either shortly before or shortly after the Labor Day holiday. The timing will depend on weather conditions and ensuring adequate heat and temperatures for proper adhesion of the material.

M. City Council Comments

• Council members explained that meeting agendas, agenda packets, council meeting minutes, supporting documents, videos, and contact information for elected officials are available on the City's website prior to meetings. Council members noted they routinely review agenda materials in advance and communicate with staff to gather information and ask questions before meetings occur. Council emphasized that Iowa's open meetings laws prohibit a quorum of Council members from discussing agenda items outside of public meetings. As a result, Council deliberations and decisions occur in an open and transparent manner during public meetings, with all supporting materials available to residents. Staff reminded residents that City Council meetings can be viewed live or on demand through the City's YouTube channel, which is accessible directly from the City's website. Council members noted that many items appearing on meeting agendas have previously been discussed during budget sessions, strategic planning discussions, or prior meetings. As a result, agenda items often reflect projects and expenditures that have already undergone significant review before being presented for final consideration. Council members encouraged residents to exercise caution as students return to school, reminding motorists to watch for children near roadways and to comply school bus stopping requirements. Increased food assistance needs in the area and appreciation for local organizations and volunteers working to address food insecurity were recognized. Council Member Meyers thanked the Council and community for their flexibility while she has participated remotely due to a friend's medical situation and encouraged residents to continue reaching out with questions or concerns. The guest council member thanked the Council for the opportunity to participate in the meeting and gain a better understanding of local government operations.

N. Mayor's Comments

• Mayor Happel also encouraged residents to exercise caution as students return to school, reminding motorists to watch for children walking, biking, and entering or exiting school buses as families adjust to new school-year routines. She also encouraged support for local food assistance programs, noting that monetary donations allow food pantries to maximize purchasing power and meet community needs more effectively. Residents were also encouraged to support local food pantry initiatives and volunteer opportunities. Mayor Happel highlighted the importance of community involvement and encouraged residents to contribute positively to the community through acts of service and support for local organizations and neighbors, saying, if you can't find the good in the community, find a way to be the good in the community.

O. Moved by Wolff, seconded by Rathe to adjourn. Motion passed and the meeting adjourned at 8:16 P.M.

Motion passed. Yes: 6 No: 0 Absent: 1

Kristin Happel, Mayor
ATTEST: Carla Guyer, City Clerk

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