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Public Notice
 City of Waverly City Council
 Special Meeting Minutes - Proposed Budget Statement
 March 23, 2026 ~ 6:45 p.m.

A. Mayor Happel called the meeting to order. A special meeting of the Waverly City Council was held on March 23, 2026, at 6:45 p.m. in the Council Chambers at City Hall. Mayor Happel presided. Council members present: Harman, Jones, Kangas, Mackey, Meyers, and Rathe. Absent: Wolff.

B. Moved by Mackey, seconded by Meyers to approve the agenda as presented.
 Motion passed. Yes: 6 No: 0 Absent: 1

C. Public Comments on Items Not on the Agenda
 • Brock Sands addressed concerns
 D. Public Hearings.
 1. This was the date, time, and place for a public hearing on the Proposed Budget Statement.
 • There were no written public comments. Resident Brock Sands addressed the Council regarding rising property taxes and their impact on Waverly residents, particularly families and those on fixed incomes. Mr. Sands cited examples illustrating the increasing financial burden on homeowners. He expressed concern that while individual projects may be reasonable, the cumulative effect of multiple ongoing and proposed expenditures places significant pressure on taxpayers. He specifically questioned the proposed use of Local Option Sales Tax (LOST) funds for the golf course clubhouse renovation, which had previously been rejected by voters, and asked whether LOST could alternatively be used for property tax relief or affordable housing. Mr. Sands encouraged the Council to carefully evaluate the pace, prioritization, and sequencing of projects to ensure spending aligns with residents' financial capacity while maintaining community growth. He further emphasized concern for seniors and others on fixed incomes who have limited ability to absorb rising costs. City Administrator James W. Bronner responded, clarifying that the previously rejected golf clubhouse proposal was a \$5.5 million replacement project, whereas the current proposal is a \$2.6 million renovation utilizing the existing structure. He explained that the renovation would be funded primarily through LOST, not property taxes, and that LOST is routinely used to provide property tax relief by funding capital items such as emergency vehicles and infrastructure. Mr. Bronner further noted that recent tax increases are largely driven by rising property valuations and state mandated residential rollbacks rather than city levy increases. He stated that under the proposed budget, most homeowners whose assessed values did not exceed average increases would see a decrease in the city portion of their property taxes, and emphasized that total tax bills include city, county, and school levies. Mr. Sands acknowledged the explanation, expressed appreciation for the Council's service, and reiterated that his comments were not intended as criticism but as an effort to raise awareness and encourage collaboration on affordability issues. He concluded by emphasizing the importance of considering long term affordability for older residents and affirmed support for community investments, noting that he voted in favor of the public pool despite not personally using it because he believes such amenities benefit the community as a whole.
 • The public hearing was then closed.
 K. Moved by Meyers, seconded by Jones to adjourn. Motion passed and the meeting adjourned at 7:12 P.M.
 Yes: 6 No: 0 Absent: 1
 Kristin Happel, Mayor
 ATTEST:
 Carla Guyer, City Clerk
 Published in the Bremer County Independent on March 31, 2026.

Public Notice
 City of Waverly City Council
 Study Session Meeting Minutes
 March 23, 2026 ~ 7:00 p.m.

A. Mayor Happel called the meeting to order. A Study Session meeting of the Waverly City Council was held on March 23, 2026, at 7:00 p.m. in the Council Chambers at City Hall. Mayor Happel presided. Council members present: Harman, Jones, Kangas, Mackey, Meyers, and Rathe. Absent: Wolff.

B. Mayor Happel led in the Pledge of Allegiance.

C. Moved by Jones, seconded by Mackey to approve the agenda as presented.
 Motion passed. Yes: 6 No: 0 Absent: 1

D. Public Comments on Items Not on the Agenda.
 • There were none.

E. Study Session Calendar
 1. Discussion of Budget for FY 2027.

• City staff reviewed the proposed budget to provide updated figures prior to the final budget hearing and to allow Council members an opportunity for additional questions. It was noted that the proposed budget cannot be increased at this stage but may be reduced. The final budget hearing is scheduled for April 6, with adoption anticipated on April 20. Staff reported that updated insurance figures were received since the last discussion, resulting in a significant decrease. As a result, the proposed final city property tax levy rate is 17.53876. It was explained that certain levy increases are driven by state mandated changes, including adjustments to the \$8.10 levy and the residential rollback, rather than city spending decisions. Staff further noted that the State has eliminated several levies in recent years and will eliminate additional levies by Fiscal Year 2029, resulting in an estimated \$100,000 reduction in City revenue and requiring future budget adjustments. City staff discussed factors influencing the proposed budget and property tax impacts, noting that individual property valuation changes are determined by assessment decisions outside the City's control. Approximately 75% of the City's total taxable valuation is residential, and budgeting efforts focus primarily on that category. Total citywide expenditures increased by approximately \$67,000, attributed to controlled departmental spending, modest increases in the general fund and insurance costs, and a significant reduction in debt service. Staff emphasized the City's aggressive debt repayment strategy, noting that outstanding debt is currently approximately 50% of the City's self imposed debt cap, reduced from nearly 80% in prior years, with more debt being retired than added. Staff outlined that capital planning continues on a multi year basis, with projects presented several years in advance for Council prioritization. It was reiterated that water, sewer, and golf course operations are funded separately. Water and sewer are funded through enterprise funds and user fees, not property taxes, and that State Revolving Fund financing is utilized for water and sewer projects. Additional clarification was provided regarding budget documents, including explanations of audited actuals, re estimated current year figures, and proposed budget projections. Staff noted that budget development requires managing prior year audits, current year estimates, and upcoming fiscal year planning simultaneously.

Council members expressed appreciation for staff's disciplined budgeting practices, particularly given prior financial challenges faced by the City, and expressed confidence that the proposed budget reflects a balanced and sustainable approach to fiscal responsibility while addressing necessary community investments. It was emphasized that long term debt management remains the primary driver of levy changes, not discretionary spending, and that the city is strictly limited by state imposed levy caps, fund restrictions, and insurance and benefit costs. Staff reiterated that all City funds are legally capped or limited and that additional spending would require reductions elsewhere or use of reserves, which are also constrained. Council members agreed that this disciplined structure promotes long term financial stability.

F. Regular Business
 1. Moved by Meyers, seconded by Jones to approve Resolution 26-73, a Resolution approving task order #2 from Bolton & Menk, Inc. for Preparation of a Preliminary Engineering Report (PER) for a new well and water treatment facility, for a lump sum of \$53,600.00.
 • City Administrator James W. Bronner explained that action was required at the study session due to timing constraints, as completion of the PER by June 1 is necessary for eligibility for potential funding opportunities. It was noted that this work represents the second step in the State Revolving Fund (SRF) process, following completion of well siting efforts initiated in the fall. Bronner also described that the PER will analyze water usage data, testing results, potential well locations, and alternative treatment options for a new facility that would serve the entire city. The proposed facility would be separate from the existing Water Pollution Control (WPC) facility and is intended to replace and improve upon current well capacity, including addressing limitations associated with Well No. 7 on the east side of town. Discussion included potential treatment technologies, including reverse osmosis, anion exchange, and other emerging options. Staff noted that while nitrate levels are currently within regulatory limits, treatment improvements would provide broader benefits, including removal of PFAS and other emerging contaminants. Funding opportunities discussed included State Revolving Fund financing, federal Bipartisan Infrastructure Law (BIL) funding, and potential forgivable loan programs, as well as settlement funds related to PFAS. Council members asked clarifying questions regarding facility location, water quality impacts citywide, and coordination with existing infrastructure. Staff emphasized the importance of completing the PER to maintain eligibility for funding and to evaluate the full range of treatment and siting alternatives. There was additional discussion on water treatment and nitrate management. Nitrate levels, reverse osmosis (RO) treatment practices, and system operations were also addressed. Staff explained that nearby rural water systems operate reverse osmosis (RO) systems only when nitrate levels exceed certain thresholds, noting that their nitrate readings are like those in Waverly. The proposed facility could be designed to provide continuous treatment rather than intermittent operation. It was confirmed that Waverly maintains an emergency connection to the rural water system in the southeast part of town, which can be activated if needed, pursuant to an existing agreement. It was clarified that the city currently operates four wells, with plans to replace one well, and to study the viability of routing active wells to the proposed treatment

plant, subject to engineering evaluation. Council discussion highlighted that the City's water system operates within two pressure zones (high and low), and that interconnecting these zones would require additional infrastructure such as pressure reducing valves and piping. Staff noted that system complexity, well locations, and distribution patterns contribute to challenges in predictably managing water quality through blending or dilution. Council acknowledged that nitrate contamination is largely an upstream issue unrelated to City operations and noted the broader policy implications involving agricultural practices. It was emphasized that the engineering study is necessary to explore feasible long term solutions despite the origin of the contaminants. Staff clarified that funding for the water treatment project is separate from other City funding sources, such as those used for recreational or facility improvements. It was explained that current well operations involve chlorination, fluoridation, and direct pumping into the distribution system, with no filtration. Variations in nitrate and PFAS levels across wells contribute to fluctuating system wide concentrations due to unpredictable mixing within the distribution network.
 • The discussion concluded with consensus on the importance of continuing the engineering evaluation to better understand treatment options, system integration, and long term water quality management.
 Motion passed. Yes: 6 No: 0 Absent: 1

G. Reports from Boards and Commissions
 1. Board of Adjustment Minutes; November 10, 2025; Received into minutes.
 2. Golf Course Commission Minutes; January 13, 2026; Received into minutes.
 3. Leisure Services Commission Minutes; January 15, 2026; Received into minutes.
 H. Staff Updates
 • Staff announced that due to Good Friday, recycling and garbage pickup for Friday's route (April 3) would be moved to Thursday, April 2. It was also noted that the Yard Waste Site opened Monday, March 23. Residents may refer to the Public Services Spring Newsletter for more information on spring curbside pickup of large items.
 I. City Council Comments
 • One Council member shared an update regarding the upcoming high school soccer season and a need for additional referees. Another Council member promoted a free community concert featuring the Wartburg Orchestra in collaboration with Cedar Falls High School students.
 • Guest Council Person Angie Ellerbroek expressed appreciation for the opportunity to participate and learn.
 J. Mayor's Comments
 • Mayor Happel thanked residents who attend meetings, ask questions, and engage in constructive dialogue.
 K. Moved by Rathe, seconded by Jones to adjourn. Motion passed and the meeting adjourned at 7:37 P.M.
 Motion passed. Yes: 6 No: 0 Absent: 1
 Kristin Happel, Mayor
 ATTEST:
 Carla Guyer, City Clerk
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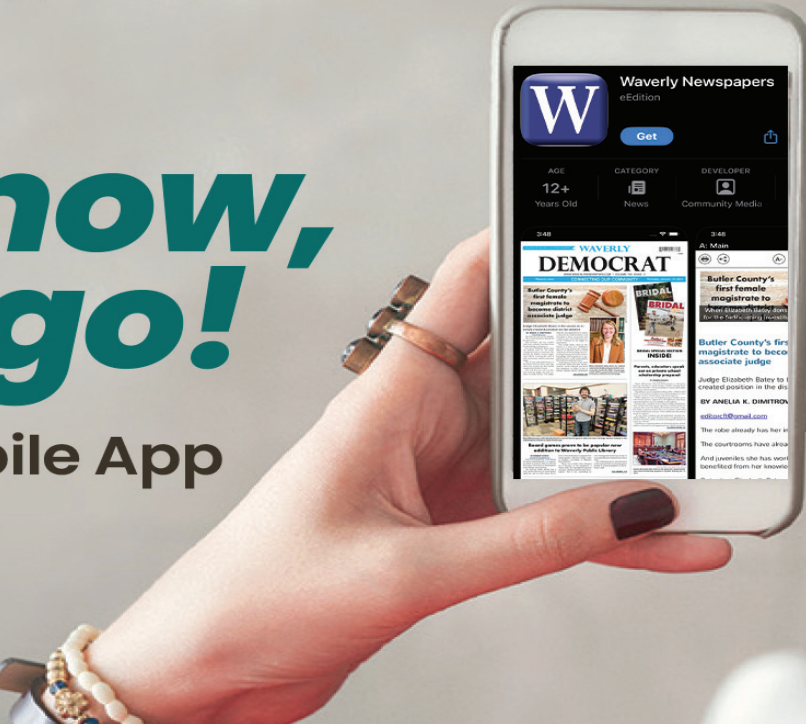


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Easter Service: April 5, 2026 at 9 AM
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Maundy Thursday, 4/2- 7pm
Worship with Communion

Good Friday, 4/3 - 7 pm
Cantata
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Easter Sunday, 4/5
Sunrise Worship - 8 am
Easter Brunch - 8:45- 9:45 am
Easter Worship - 10 am
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Easter Services

Maundy Thursday - April 2
5:00-5:50 pm Lenten Soup & Sandwich Supper
6:00 pm Worship & Communion (livestreamed)

Good Friday - April 3
10:00 am Prayer Service & Communion
6:30 pm A Special Youth-led Worship:
"I Love to Tell the Story" (livestreamed)

Easter Sunday - April 5
8:30 am Worship & Communion (livestreamed)
9:45 am Egg Hunt (4th Grade and younger)
10:30 am Worship & Communion

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Public Notice City of Waverly City Council Regular Meeting Minutes March 16, 2026 ~ 7:00 P.M.

A Regular meeting of the Waverly City Council was held on March 16, 2026, at 7:00 P.M. in the Council Chambers at City Hall. Mayor Happel presided. Council members present: Kangas, Mackey, Rathe, Wolff, and Meyers attended via telephone. Absent: Harman and Jones

A.Mayor Happel called the meeting to order.

B.Mayor Happel led in the Pledge of Allegiance.

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

Motion passed. Yes: 5 No: 0 Absent: 2

D.Moved by Rathe, seconded by Wolff to approve the March 2, 2026 regular meeting minutes.

Motion passed. Yes: 5 No: 0 Absent: 2

E.Public Hearings.

1.This was the date, time, and place for a public hearing on the First Reading of Ordinance 1177, an Ordinance Vacating the 16' Wide Alleyway Running East/West Between Certain Lots in Block 48 of the Harmon and LeValley Addition within the City of Waverly, Iowa.

•There were no oral or written comments.

•The public hearing was then declared closed.

Moved by Wolff, seconded by Kangas to approve the First Reading of Ordinance 1177, an Ordinance Vacating the 16' Wide Alleyway Running East/West Between Certain Lots in Block 48 of the Harmon and LeValley Addition within the City of Waverly, Iowa.

Motion passed. Yes: 5 No: 0 Absent: 2

2.Moved by Mackey, seconded by Rathe to approve Resolution 26-48, a Resolution Ratifying, Confirming and Approving Posting of Notice to Bidders for the Eastgate Lift Station and Force Main.

Motion passed. Yes: 5 No: 0 Absent: 2

2a.This was the date, time, and place for a public hearing for review of the plans, specifications, form of Contract, and estimated costs for the Eastgate Lift Station and Force Main.

•There were no oral or written comments.

•The public hearing was then declared closed.

Moved by Rathe, seconded by Wolff to approve Resolution 26-49, Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the Eastgate Lift Station and Force Main.

Motion passed. Yes: 5 No: 0 Absent: 2

2b.Moved by Wolff, seconded by Rathe to approve Resolution 26-50, a Resolution Making Award of Construction Contract for the Eastgate Lift Station and Force Main to Denver Underground & Grading of Denver, Iowa for the bid amount of \$649,234.00.

Motion passed. Yes: 5 No: 0 Absent: 2

2c.Moved by Mackey, seconded by Kangas to approve Resolution 26-51, a Resolution Approving Construction Contract and Bond for the Eastgate Lift Station and Force Main for Denver Underground & Grading, Inc. of Denver, Iowa.

Motion passed. Yes: 5 No: 0 Absent: 2

3. Moved by Kangas, seconded by Rathe to approve Resolution 26-52, a Resolution Ratifying, Confirming and Approving Posting of Notice to Bidders for the 2026 CIPP Sanitary Sewer Lining.

Motion passed. Yes: 5 No: 0 Absent: 2

3a. This was the date, time, and place for a public hearing for review of the plans, specifications, form of Contract, and estimated costs for the CIPP Sanitary Sewer Lining.

• There were no oral or written comments.

• The public hearing was then declared closed.

Moved by Mackey, seconded by Wolff to approve Resolution 26-53, Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the 2026 CIPP Sanitary Sewer Lining.

Motion passed. Yes: 5 No: 0 Absent: 2

3b. Moved by Wolff, seconded by Mackey to approve Resolution 26-54, a Resolution Making Award of Construction Contract for the 2026 CIPP Sanitary Sewer Lining to Visu-Sewer of Pewaukee, Wisconsin for the bid amount of \$1,078,466.20.

Motion passed. Yes: 5 No: 0 Absent: 2

3c. Moved by Wolff, seconded by Mackey to approve Resolution 26-55, a Resolution Approving Construction Contract and Bond for the CIPP Sanitary Sewer Lining for Visu-Sewer, LLC of Pewaukee, Wisconsin.

Motion passed. Yes: 5 No: 0 Absent: 2

4. This was the date, time, and place for a public hearing for review of the plans, specifications, form of Contract, and estimated costs for reconstruction of the Parks Maintenance Parking Lot.

• There were no oral or written comments.

• The public hearing was then declared closed.

Moved by Kangas, seconded by Rathe to approve Resolution 26-56, approving the Plans, Specifications, Form of Contract and Estimate of Cost for the Parks Maintenance parking Lot.

Motion passed. Yes: 5 No: 0 Absent: 2

4a. Moved by Rathe, seconded by Wolff to approve Resolution 26-57, a Resolution awarding the contract for the Parks Maintenance Parking Lot to Heartland Asphalt of Mason City, Iowa for the bid amount of \$155,345.82.

Motion passed. Yes: 5 No: 0 Absent: 2

4b. Moved by Mackey, seconded by Kangas to approve Resolution 26-58, a Resolution approving Contract, Bonds, and Certificate of Insurance from Heartland Asphalt of Mason City, Iowa and authorize the Mayor to sign the contract.

Motion passed. Yes: 5 No: 0 Absent: 2

F. Public Comments on Items Not on the Agenda

• There were none.

G. Consent Calendar

1. Pay Request from DGR Engineering for the Reconstruct Apron & T-Hangar Taxilane for the amount of \$4,750.00.

2. Pay Request from Bolton & Menk, Inc. for the Southeast Flood Mitigation Improvements for the amount of \$1,536.00.

3. Three pay requests from Chosen Valley Testing, Inc. for the New Aquatic Center for the amounts of \$3,795.00, \$2,057.00, and \$2,105.00 for a total of \$7,957.00.

4. Pay Request from JEO Consulting Group for the New Aquatic Center for the amount of \$12,226.85.

5. Pay Request from Bolton & Menk, Inc. for the Reconstruction of the North T-Hangar Taxilane for the amount of \$52,012.50.

6. Pay Request from INRCOG for the Downtown Lighting Project in the amount of \$663.66.

7. Pay Request from Bolton & Menk, Inc. for the Waverly/Power Plant Revision & Repair for the amount of \$1,629.00.

8. Class "E" Retail Alcohol License (LC) Renewal for Liquor & Tobacco

Outlet.

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

Motion passed. Yes: 5 No: 0 Absent: 2

H. Regular Business.

1. Moved by Rathe, seconded by Kangas to approve the Third and Final Reading of Ordinance 1176, an Ordinance amending the Ordinance of the City of Waverly, Iowa Providing for Rezoning of Parcel ID 0901176006, located at 1705 East Bremer Avenue, owned by Steven Ingersoll and Tammy Ingersoll from C-2 (Commercial District) to R-1 (Residential District) and amending the Waverly Zoning Map and amending the Waverly Future Land Use Map as Provided by this Ordinance.

Motion passed. Yes: 5 No: 0 Absent: 2

2. Moved by Rathe, seconded by Kangas to approve Resolution 26-59, a Resolution of the City Council of the City of Waverly, Iowa, Approving the Application of United Equipment Accessories, Inc. to the Iowa Economic Development Authority Business Incentives for Growth Program.

• Planning & Development Specialist Connie Tolan presented a Resolution of Support for a proposed business expansion by United Equipment Accessories (UEA), a third generation, family owned manufacturer based in Waverly. UEA plans to expand its local operations through the purchase and renovation of an existing industrial facility within the Waverly Unified Urban Renewal Area. The project represents a capital investment of more than \$1.5 million and is expected to create 18 new full time equivalent jobs with competitive wages and benefits. UEA has applied to the Iowa Economic Development Authority (IEDA) for assistance through the Business Incentives for Growth program, with the application scheduled for consideration by the IEDA Board on March 20. As part of the state assistance process, the City Council must adopt a Resolution of Support, which is the item currently before the Council. A proposal for a local incentive package will be brought forward at a future meeting.

• Deb Malek of United Equipment Accessories commented that UEA has operated in Waverly for over 75 years and has expanded roughly every three years. UEA has outgrown its current facility and plans to purchase and renovate the former Winnebago building to support its goal of becoming a \$100 million company. The expansion will increase engineering and manufacturing capacity and support customized solutions for the military, renewable energy, construction, agriculture, and other domestic and international markets. UEA employs 184 people, with over 160 based in Waverly, and also operates facilities in Ames, Nevada, and California. The company participates in the high school career fair and invests in developing local talent, including training certified welders and advanced CNC operators. Council members expressed appreciation for UEA's ongoing commitment to Waverly. Ms. Malek thanked the Mayor and City Council for considering the resolution and reaffirmed the company's intention to continue growing in Waverly.

Motion passed. Yes: 5 No: 0 Absent: 2

3. Moved by Wolff, seconded by Rathe to approve Resolution 26-60, a Resolution Creating a Plat of Survey for Parcel AC and Parcel AD from 1705 E Bremer Ave., Parcel ID 09011760231705 and 1615 E Bremer Ave., Waverly, Iowa at the request of Steven Ingersoll and Tammy Ingersoll.

Motion passed. Yes: 5 No: 0 Absent: 2

4. Moved by Mackey, seconded by Wolff to approve Resolution 26-61, a Resolution creating Parcel TT separating it from 919 4th St. SW, Waverly, Iowa with the intent to sell Parcel TT to Zach Beschornor who plans to relocate his business from Waterloo to Waverly.

• It was confirmed that the property is located adjacent to the bowling alley, specifically the building on the east side. Staff noted that the business the owner plans to bring to Waverly is uncertain, but it may be related to IT or a similar field.

Motion passed. Yes: 5 No: 0 Absent: 2

5. Moved by Rathe, seconded by Wolff to approve Resolution 26-62, a Resolution authorizing real estate acquisition and acceptance of deed from M.C.L. Group, LLC for certain real property to the City of Waverly, Iowa located at the West one-half of the street right of way of 9th St. NE between 1st Ave. NE and the North line of the East-West alley in Sager's Addition to Waverly, Iowa extended to the West line of the 9th St. NE.

• This item relates to a prior action involving small City owned parcels that were intended to be conveyed to adjacent property owners. Some parcels may have been sent out incorrectly or without consistent communication. This parcel—and the next two agenda items—contain utility easements that the City must retain due to water, sewer, or other utility lines. Returning these parcels to City ownership ensures proper control of the easements. The following two items are identical in nature and help clean up past paperwork and ensure proper management of City utility easements.

Motion passed. Yes: 5 No: 0 Absent: 2

6. Moved by Mackey, seconded by Rathe to approve Resolution 26-63, a Resolution authorizing real estate acquisition and acceptance of deed from Heims Investments, LLC to the City of Waverly, Iowa for certain real property located at Beginning at a point 870 75' West of the SE corner of the NW ¼ of the SE ¼, Sec 2, Twp 91 N, Rge 14, West of the 5th PM., thence North 18 4 feet, thence West 228 feet, thence South 20 feet, thence East 228 feet to the point of beginning to the City of Waverly, Iowa.

Motion passed. Yes: 5 No: 0 Absent: 2

7. Moved by Wolff, seconded by Kangas to Resolution 26-64, a Resolution authorizing real estate acquisition and acceptance of deed from Patricia Ann Jebe to the City of Waverly, Iowa for certain real property at The North one-half of the East-West alley adjacent to Lot 8 and Lot 9, Block 7, Sager's Addition to Waverly, Iowa.

Motion passed. Yes: 5 No: 0 Absent: 2

8. Moved by Kangas, seconded by Rathe to approve Resolution 26-65, a Resolution approving quote from D & S Portables, Inc. of Dundee, Iowa to service porta pots for the cost of \$25 per unit per clean.

Motion passed. Yes: 5 No: 0 Absent: 2

9. Moved by Rathe, seconded by Wolff to approve Resolution 26-66, a Resolution setting April 6, 2026 at 7:00 P.M.; in the City Council Chambers at City Hall as the date, time, and place for a public hearing for review of a Lease Agreement between the City of Waverly and the Waverly Softball Association, Inc. for Cedar River Park.

Motion passed. Yes: 5 No: 0 Absent: 2

10. Moved by Wolff, seconded by Mackey to approve Resolution 26-67, a Resolution setting a bid letting date for April 9, 2026 and setting April 20, 2026 at 7:00 P.M. at City Council Chambers at City Hall as the date, time, and place for a public hearing to review the plans, speci-

cations, form of contract, and estimated cost for the Reconstruct Apron & T-Hangar at the Waverly Municipal Airport.

• This project is 95% federally funded through the FAA.

Motion passed. Yes: 5 No: 0 Absent: 2

11. Moved by Mackey, seconded by Rathe to approve the first reading of Ordinance 1178, an Ordinance amending the Waverly Municipal Code of Ordinances Section 105.8 – Bicycles.

• Thank you to Chief Pursell for his work on this ordinance.

Motion passed. Yes: 5 No: 0 Absent: 2

12. Moved by Wolff, seconded by Kangas to approve Resolution 26-68, a Resolution Temporarily Waiving Fees for Block Parties within the City of Waverly for June 26, 27, 28, and July 5, 6, and 7, 2026, however limiting the number the number of block party events permitted per day shall not exceed the number of barricades available from Public Services inventory.

• Staff confirmed that Public Services has a lot of barricades in its inventory.

Motion passed. Yes: 5 No: 0 Absent: 2

13. Moved by Rathe, seconded by Kangas to approve Resolution 26-69, a Resolution Fixing Date of April 20th, 2026 at 7:00 P.M. at City Hall as the date, time, and place for a public hearing and for a Meeting on the Proposition of the Issuance of Not to Exceed \$900,000 Local Option Sales and Service Tax Revenue Bonds, of the City of Waverly, State of Iowa and Providing for Publication of Notice Thereof.

• This item covers the remaining funds needed to fully complete the golf course remodel using local option sales tax (LOST) only, with no property tax funding. During the previous meeting—when a petition was submitted—there was concern about potential property tax use. This action does not commit the City to this funding method; it simply authorizes the required public hearings and preserves the option. The proposed structure provides an alternative that would allow the remodel to be completed without any property tax impact.

Motion passed. Yes: 5 No: 0 Absent: 2

14. Moved by Mackey, seconded by Wolff to approve Resolution 26-70, a Resolution Approving and Authorizing a Form of Interim Loan and Disbursement Agreement by and Between the City of Waverly and the Iowa Finance Authority, and Authorizing and Providing for the Issuance and Securing the Payment of \$178,000 Water Revenue Capital Loan Notes Anticipation Project Note, Series 2026, of the City of Waverly, Iowa, Under the Provisions of the Code of Iowa, and Providing for a Method of Payment of Said Note.

• This item covers the architectural and engineering services for the Hinds Addition Water System Improvements. A 0% interest note will be issued and remain in place until construction begins, at which time it will be incorporated into the project's overall financing. The next agenda item will address the sewer portion of the same Hinds Addition project.

Motion passed. Yes: 5 No: 0 Absent: 2

15. Moved by Kangas, seconded by Rathe to approve Resolution 26-71, a Resolution Approving and Authorizing a Form of Interim Loan and Disbursement Agreement by and Between the City of Waverly, and the Iowa Finance Authority, and Authorizing and Providing for the Issuance and Securing the Payment of \$222,000 Sewer Revenue Capital Loan Notes, Series 2026, of the City of Waverly, Iowa, Under the Provisions of the Code of Iowa, and Providing for a Method of Payment of Said Note.

Motion passed. Yes: 5 No: 0 Absent: 2

16. Moved by Wolff, seconded by Mackey to approve Resolution 26-72, a Resolution Approving Change Order No. 5 for the Waverly Aquatic Center from Woodruff Construction for an increase of \$5,906.25 and 26 days.

• It was confirmed that the 26 additional days resulted from 5 days lost to recent severe weather, including a 124 mph wind event, and 21 days at the start of the project for dewatering, during which construction could not proceed until groundwater was fully removed.

Motion passed. Yes: 5 No: 0 Absent: 2

I. Reports from Boards and Commissions

1. Golf Course Commission Minutes; September 9, 2025; Received into record.

2. Leisure Services Commission Minutes; October 16, 2025; Received into record.

3. Golf Course Commission Minutes; November 11, 2025; Received into record.

4. Leisure Services Commission Minutes; November 20, 2025; Received into record.

5. Golf Course Commission Minutes; December 9, 2025; Received into record.

6. Historic Preservation Commission Minutes; January 22, 2026; Received into record.

7. Planning and Zoning Commission Minutes; February 5, 2026; Received into record.

8. Bremer-Waverly Law Enforcement Board Minutes; February 10, 2026; Received into record.

9. Monthly Financial Report; February, 2026; Received into record.

10. Waverly Senior Center Calendar; March, 2026; Received into record.

J. Staff Updates

• The yard waste site is scheduled to open Monday, March 23. A contractor is currently grinding mulch and should be finished by then. The large Cottonwood tree from Kohlmann Park has been removed, and smaller scrap pieces are available at the yard waste site for anyone interested.

K. City Council Comments

• Thank you to Mayor Happel for sharing recap videos on Facebook following each council meeting. A Chamber Music concert will be held at St. Paul's Lutheran Church on Sunday, March 22 at 2:00 p.m.

• Shut out to the WSR Girls Basketball team; they had a challenging end to their season, but we are proud of their efforts. Appreciation to Public Services for their quick and effective response to the recent winter storm. Congratulations to the Wartburg wrestlers on winning the championship.

L. Mayor's Comments

• Mayor Happel shared about her visit at Northstar and about the questions she was asked. She added, if you can't find the good in the community, be the good.

M. Moved by Wolff, seconded by Mackey to adjourn. The motion passed and the meeting adjourned at 7:44 P.M.

Motion passed. Yes: 5 No: 0 Absent: 2

Kristin Happel, Mayor

ATTEST:

Carla Guyer, City Clerk

Published in the Waverly Democrat on March 26, 2026.



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Bakery-fresh cookies
12 ct. (limit 10)

Hy-Vee COUPON LU#95154



9.99
24-Pack Pepsi products
Select varieties

Limit 3 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95156



\$2 OFF

Gourmet Bakery Pies
(Fruit or Cream)
10 in.

Limit 2 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95158



27.99

Captain Morgan
Spiced Rum 1.75L

Limit 2 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95155



2.99
Baking Stone Garlic
Bread

Limit 2 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95157



3.99
Kings Hawaiian Rolls
12 ct.

Limit 2 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only.

Hy-Vee COUPON LU#95159



6.99
Hy-Chi 2 Entree
Meal

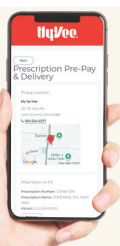
Limit 4 per coupon. Limit 1 coupon per customer. Valid March 31 - April 6, 2026 at Waverly Hy-Vee store. Offer valid in-store only. Not Valid with any other promotions

PAY ONLINE & SAVE TIME
Pay ahead for your prescriptions on the Hy-Vee mobile app.

Hy-Vee pharmacy



Scan to download the app



THIRSTY THURSDAY
With every \$30 purchase of wine, beer, or spirits



Valid at Cedar Falls, Waterloo, and Waverly locations in-store and online every Thursday through December 31, 2026. Minimum \$30.00 purchase required. Some Exclusions apply. See store for details.

JOIN US Sunday, April 5 | 8 a.m. - 1 p.m.

EASTER BRUNCH

ADULTS \$19.99 KIDS AGES 6-12 \$6.99 KIDS AGES 5 & UNDER FREE

