

COLDWATER CITY COUNCIL  
REGULAR MEETING

Monday, December 11, 2023, at 7:00 p.m.

The governing body of the City of Coldwater met in regular session, with the following present: Mayor Joe Ceballos presiding, Council members Mike Bushnell, Robert Cardoza, Cleta Lampe, Britt Lenertz and Ashta Rosson, Lake Manager Don Dutton, Public Works Director Danny Shaw and City Clerk Kristal Sherman.

Visitors: Dan & Kay Rich, Ron Yancey, Michael Phelps, Ed Burton, Gary Haulmark and Makenzie Dunn.

Mayor Ceballos called the regular council meeting to order, City Clerk, Kristal Sherman conducted roll call. Minutes from the November meeting were approved as written, motion by Cleta, seconded by Mike and all voted Yes.

Mayor Ceballos told the lake visitors that only one of them put himself on the agenda, he said he will let whoever wants to speak do so with a time limit of 5 minutes each, but said “from now on if someone wants to speak at a meeting they need to call city hall to get on the agenda.”

Ron Yancey, one of the seasonal campers at the lake, told the council he “heard through the grapevine that you’re not allowing cargo trailers at our campsites.” He explained his cargo trailer is like his “garage” when he is at the lake and he has concerns about not being able to park his cargo trailer at his campsite, because in the past he had an expensive BBQ grill stolen from his campsite and he bought his cargo trailer to store his grill, lawn mower, golf cart, etc. when not in use. He said he heard the city was thinking about making a place over by the ballfields for everyone to park their trailers, he didn’t like the idea of driving over to his trailer every time he needed something from it. The council told him they would take his concerns into consideration, and will discuss it later in the meeting. Danny Rich, also a seasonal camper, asked if there was going to be law enforcement at the lake this summer, he said “there were speeding golf carts and kids hanging out on all sides”. The council told Danny Rich the City is currently without a law enforcement officer, but “we’re working on it.” Council member Britt Lenertz told the lake campers she would like to see regular meetings between a few campers out of each section and the council lake committee so there can be better communication between the campers and council.

Public Works Director Danny Shaw told the council the 25 mph speed limit at Max Williams’ house, they approved last month, is the same area there are already 30 mph signs. After discussion, Cleta made a motion to rescind the 25 mph speed limit signs going east from Max Williams and at the City limits going west, seconded by Ashta and everyone voted Yes. Cleta made a motion the 30 mph speed limit be maintained from Road 14 to Boston Avenue where it changes to 20 mph with extra 30 mph speed limit signs posted, seconded by Britt and everyone voted Yes. Danny said the pulley on top of the flag pole in front of city hall broke and asked if they want him to get just a flag topper or a whole new flag pole which would cost around \$3,000.00. The council agreed to just replace the flag pole pulley unit instead of a new flag pole.

Mayor Ceballos presented the three outgoing council members, Robert Cardoza, Cleta Lampe and Ashta Rosson with a 4-years’ of service certificate, and thanked them for their service. He announced to take a short break and everyone get some snacks that were made by city clerk, Kristal Sherman.

Lake Manager Don Dutton reported he will start assembling the new picnic tables in the next couple weeks, and is working on getting prices on the mini splits for the cabins. He also reported that the cabins were rented over the coming holidays and that Devon is coming out to help him with the security cameras.

Mayor Ceballos opened all bids on the pasture leases, with the results and approval as follows:

- Tract 1: 99 acres – Danny Huck at \$21.25/acre – Britt motion, Clea 2<sup>nd</sup> everyone voted Yes
- Tract 2: 140 acres- Danny Huck at \$21.25/acre – Britt motion, Clea 2<sup>nd</sup> everyone voted Yes.
- Tract 3: 4.8 acres – Danny & Casey Huck at \$15/acre-Clea motion, Britt 2<sup>nd</sup> everyone voted Yes.
- Tract 4: 30 acres – Andrew Leeper at \$40/acre – Clea motion, Ashta 2<sup>nd</sup> everyone voted Yes.
- Tract 5: 6 acres – Raymond Affeldt at \$8.50/acre – Clea motion, Britt 2<sup>nd</sup> everyone voted Yes.
- Tract 6: 10 acres – Raymond Affeldt at \$8.50/acre – Clea motion, Britt 2<sup>nd</sup> everyone voted Yes.
- Tract 7: 4 acres – Joe Ceballos at \$35.00 per year – Clea motion, Britt 2<sup>nd</sup> everyone voted Yes.

The changes to the Lake Seasonal Camper Lease Agreement were discussed with the following additions/changes: Paragraph #3 – Lessor reserves the right to refuse to lease any and all of its property to an unwanted prospective Lessee. Paragraph #4 – Lessee may not rent and occupy more than one Site. Lessee may not sublet any Site where they have signed a lease agreement. Paragraph #7 – Lessee has no right or obligation to maintain weeds outside their rented site. They should never spray chemical. If you have weeds that need to be sprayed, contact the lake manager(s) or city hall. Paragraph #8 – All vehicles, cargo trailers, livestock trailers, vehicle transport trailers, and all personal property must be parked off all roadways at all times. Mike made a motion to approve the 2024 Lake Coldwater Seasonal Lease Agreement with the above-named changes, seconded by Clea and everyone voted Yes.

Mayor Ceballos told the council he has had citizen complaints concerning kids playing basketball in the street with the basketball goals on either side of the street and not in their yards. On the street with 2 basketball goals on both sides of the street, two cars can not meet each other without running over the goals and they can not be seen at night. After discussion, the council asked Danny, as code enforcement, to talk to the homeowners.

Mayor Ceballos presented CMB renewal applications from The Snappy Stop and Jennifer King at Kings Corner 2. Ashta made a motion to approve each of the CMB applications for renewal licenses, seconded by Clea and everyone voted Yes.

Mayor Ceballos asked the council if they want to give the City employees an extra day for the upcoming Christmas Holiday. This year Christmas falls on Monday. Mike made a motion to give the City employees Friday, December 22<sup>nd</sup> and Monday December 25<sup>th</sup> off for the holiday, seconded by Robert and everyone voted Yes.

Mayor Ceballos asked the council if they want to give employee bonuses again this year. Kristal told the council she had given them a copy of last year's bonuses and to add a year beside everyone's name. Robert made a motion to give the same bonuses as last year, seconded by Mike and everyone voted Yes.

Mayor Ceballos asked the council to set a special year-end meeting to pay bills. The council agreed to set the special year-end meeting to Thursday, December 28<sup>th</sup> at 6:00p.m. .

Bills in the amount of \$106,378.08 were presented for payment. Britt made a motion to pay the bills as presented, seconded by Robert and all voted Yes.

With no other business presented, Clea made a motion to adjourn the meeting at 9:10 p.m., seconded by Ashta and all voted Yes.