

Minutes

Board of Trustees
Central Iowa Water Works
November 19, 2025
3 Fountains Edgewater Building
4200 University Avenue, Suite 134
West Des Moines, IA 50266
3:00 p.m.

Item 1: Chair Jody Smith called the meeting to order at 3:00 p.m.

Item 2: Roll Call

Trustees in Attendance

Mike Schrock, Ankeny
John Edwards, Clive
Diane Munns, Des Moines Water Works*
Susan Huppert, Des Moines Water Works
Tom Cope, Johnston
Jake Anderson, Grimes
George Meinecke, Norwalk
Chelsea Huisman, Polk City
John McCune, Urbandale Water Utility*
Carol Butler Freeman, Warren Water District
Courtney Clarke, Waukee*
Jody Smith, West Des Moines Water Works
Dan Lovett, Xenia

Others in Attendance

Tami Madsen, Central Iowa Water Works
Dustin Delvaux, Central Iowa Water Works
Royce Hammitt, Xenia
Matt Stoffel, PFM
Kyle Danley, Des Moines Water Works
Neal Westin, Nyemaster Goode, P.C.
Christina Murphy, West Des Moines Water Works

Matthew Jacob, Urbandale Water Utility*
Lyle Hammes, West Des Moines Water Works
Neil Weiss, Urbandale Water Utility
Scott Brennan, West Des Moines Water Works
Pete De Kock, Clive
Jamie Buelt, En Q Strategies
Lindsey Wanderscheid, Des Moines Water Works*
Ted Corrigan, Des Moines Water Works
Melissa Walker, Des Moines Water Works
Amy Kahler, Des Moines Water Works
Bob Andeweg, Nyemaster Goode, P.C.

*Attended remotely

Item 3: Approving Agenda, as presented or amended.

John Edwards moved to approve the agenda as presented; seconded by Tom Cope. The motion was adopted by unanimous voice vote.

Item 4: Public Comment (Please state name, address, and limit comments to five minutes)

There were no public comments.

Item 5: Public Hearings and Related Resolutions

- A. Public Hearing – Disposal of an Interest in Real Property to Verizon for the Cell Tower 98th Street Lease Agreement

There were no comments from the public. Chair Smith closed the public hearing.

- B. Chelsea Huisman moved to approve a resolution – Holding Public Hearing of the Central Iowa Water Works Board of Trustees to Consider Grant of a Disposal of an Interest in Real Property to Verizon for the Cell Tower 98th Street Lease Agreement, West Des Moines, Iowa; seconded by John Edwards. The resolution was adopted by unanimous voice vote.

- C. Public Hearing – Central Iowa Water Works 2026 Budget

There were no comments from the public. Chair Smith closed the public hearing.

- D. John Edwards moved to approve a resolution – Approving Central Iowa Water Works Budget for the 2026 Calendar Year; seconded by Mike Schrock. The resolution was adopted by unanimous roll call vote.

- E. John Edwards moved to Continue Hearing on Procurement of Membrane Filtration (MF), Ultrafiltration (UF), and Reverse Osmosis (RO) Equipment for the Saylorville Water Treatment Plant (SWTP) 10 MGD Expansion; seconded by Chelsea Huisman. The motion was approved by unanimous voice vote.

- F. George Meinecke moved to approve a resolution – Fixing Date for a Meeting on the Authorization of a Loan and Disbursement Agreement and the Issuance of not to Exceed \$7,000,000 Water Revenue Capital Loan Notes of Central Iowa Water Works, and Providing for Publication of Notice Thereof; seconded by John Edwards.

With the CIWW 28E/28F requiring a weighted vote on this matter, a weighted vote was taken with all 12 Member Agencies in Attendance: 12 voting Aye and 0 voting Nay.

- G. Mike Schrock moved to approve a resolution – Engaging Ahlers & Cooney, P.C. as Bond Counsel; seconded by Chelsea Huisman. The resolution was adopted by unanimous voice vote.

Item 6: Consent Agenda (Note: These are routine items and will be enacted with one vote without separate discussion unless someone, Board or Public, requests an item to be removed and considered separately)

John Edwards moved to approve the consent agenda; seconded by Tom Cope. The motion to approve all such consent agenda items was adopted by unanimous voice vote.

- A. Motion – Approve the Minutes from October 22, 2025, CIWW Board Meeting as published, subject to correction, as recommended by the Board Clerk
- B. Motion – Approve the Minutes from September 12 ,2025, CIWW Board Meeting as published, subject to correction, as recommended by the Board Clerk
- C. Motion – Receive and File Final Minutes from October 6, 2025, Technical Committee Meeting
- D. Motion – Receive Draft Minutes from November 12, 2025, Technical Committee Meeting
- E. Motion – Receive and File Final Minutes from October 16, Finance and Audit Meeting
- F. Motion – Receive and File Final Minutes from October 13, Executive Committee Meeting
- G. Motion – Receive and File Final Minutes from October 15, Executive Committee Meeting
- H. Motion – Receive and File Final Minutes from October 6, 2025, Long-Range Planning Committee Meeting
- I. Motion – Receive Draft Minutes from November 12, 2025, Long-Range Planning Committee Meeting
- J. Motion – Receive and File October Financial Summary and Approve October Expenditures
- K. Motion – Receive and File CIWW October 2025 Revenue and Usage Summary
- L. Motion – Receive and File Project Update and Capital Expenditure Reimbursement Report

Item 7: Board Action Items

- A. Susan Huppert moved to adopt the Initial Central Iowa Water Works Long-Range Plan; seconded by John McCune. The motion was adopted by unanimous voice vote.
- B. Tom Cope moved to adopt the Central Iowa Water Works 2026 Policy Priorities; seconded by John McCune. The motion was adopted by unanimous voice vote.
- C. Mike Schrock moved to approve a Tower Lease with Option Agreement between Central Iowa Water Works, the Board of Trustees of the West Des Moines Water Works, and Cellco Partnership d/b/a Verizon Wireless; seconded by Chelsea Huisman. The motion was adopted by unanimous voice vote.

Item 8: Information Items

A. Executive Director Comments

1. Executive Director Second-Year Goals

Tami Madsen presented her second-year performance goals, which included her own proposed objectives along with additions from the Executive Committee and board.

2. After-Action Review Initial Outcomes Update

Tami Madsen provided a brief update on the After-Action Review, with additional details included in the board packet. She noted that she had presented the document in greater detail to the CIWW Technical Committee and invited its members to form a small group to review the findings and develop recommendations.

3. Hickman Feeder Main Total Estimate Cost and BQ Allocation

Tami Madsen provided an update on the Hickman Feeder Main’s total estimated cost and the bank qualification allocation. She noted that a discussion will be needed with the member agencies to determine which entities will cash fund versus debt fund their portions. Matt Stoffel has already initiated these conversations with individual agencies. The CIWW Finance and Audit Committee has also begun discussing the timing of required cash payments and potential policies to guide cash contributions.

B. Contract Operator Updates

Amy Kahler provided an update on Des Moines Water Works (DMWW) operations. She reported the McMullen ASR well failed in September due to water entering the electrical wiring, causing a short. It was determined that the pump needs to be rebuilt, the electrical cables replaced, and a new motor installed, with an estimated cost of \$450,000. The repair will proceed under emergency authorization, as the ASR well is a critical piece of infrastructure.

Amy also informed the board of a failure on the river intake screen at the Fleur Drive Water Treatment Plant, which was repaired to a functional level.

She highlighted DMWW’s Trust in Tap Initiative, noting collaboration with researchers at the University of Iowa to understand factors influencing customer confidence in tap water. Ted Corrigan and Melissa Walker coauthored an article with University of Iowa researchers, which was published in the AWWA Journal ([In Tap We \(Dis\)Trust: Why](#)

[Customers Choose Bottled Water](#)). Amy further advised that Grant Selby from the City of Johnston and Melissa Walker of DMWW recently graduated from the AWWA Leadership Institute.

Christina Murphy provided an update that high service pump 3, at the A.C. Ward Water Treatment Plant in West Des Moines, has returned to service. She also noted test wells for the alluvial well project are scheduled for next week, and source water investigations at the West plant are underway this week and next.

No updates from Polk City or Grimes.

C. Board Committee Reports

1. Executive Committee

Jody Smith provided a summary of the Executive Committee's discussion with Tami Madsen in her one-year employment review. Due to the positive outcomes of the discussion the Executive Committee brought a recommendation approving a new employment agreement.

John Edwards moved to approve a resolution Approving Employment Agreement with Tami Madsen as Executive Director of CIWW; seconded by Tom Cope. The resolution was adopted by unanimous voice vote.

2. Technical Committee

Kyle Danley provided a report highlighting key discussions and outcomes from the Technical Committee meeting.

3. Finance and Audit Committee

Scott Brennan provided a report highlighting key discussions and outcomes from the Finance and Audit Committee meeting.

4. Water Usage Best Practices Committee

The Water Usage Best Practice Committee did not have an update.

5. Long-Range Planning Committee

Lyle Hammes provided a brief report highlighting the Long-Range Plan that was discussed at the committee's meeting.

Item 9: Other Business

Tami Madsen summarized the Legislative Tour of the Fleur Drive Water Treatment Plant on November 18 (at 10 a.m.) and thanked Christina Murphy, Amy Kahler, and Neil Weiss for their participation.

Item 10: Closed Session

John Edwards moved to enter Closed Session – Purpose of the closed session is to discuss the purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for the

property, as permitted by Iowa Code Section 21.5(1)(j); seconded by John McCune. Approved by unanimous roll call vote.

The Trustees entered closed session at 3:53 p.m.

By unanimous roll call vote the Trustees exited the closed session at 4:16 p.m.

Chair Smith stated no action was taken during the closed session.

Adjournment

Chair Smith adjourned the meeting at 4:17 p.m.

Upcoming CIWW Activities			
<u>Meeting</u>	<u>Date</u>	<u>Time</u>	<u>Location</u>
Executive Committee	December 8, 2025	2:30 p.m.	Central Iowa Water Works
Technical Committee	December 10, 2025	1:00 p.m.	DMWW Board Room
Finance & Audit Committee	December 11, 2025	8:00 a.m.	Central Iowa Water Works
Board of Trustees	December 17, 2025	3:00 p.m.	3 Fountains Edgewater Building, Suite 134