

THE CITY OF STANHOPE MET IN SPECIAL SESSION MONDAY, JANUARY 5, 2026 AT
6:00 PM AT THE STANHOPE COMMUNITY BUILDING

Members of the public present: Rick Young, Tim Dally, Kalbe Morton, Lisa Elliott and Chad Elliott.

1. Mayor Schroeder called the meeting to order at 6:01 pm

2. Roll call by the City Clerk

Jill Haman: Here

Mindy Hetland: Here

Beau Jensen: Here

Thomas Stupp: Here

Devin Hensley: Here

3. Building Permit Application for: Parcel(s) 40-86-25-05-301006 & 40-86-25-05-301007

- Mayor Schroeder acknowledged that the asbestos report had been provided on 1/2/2026 to the City Clerk, in person by the daughter of Jeff and Lisa Elliott. He stated that the property owners will need to provide the document to [https://stateofiowa.seamlessdocs.com/f/DIAL Asbestos Notification Form](https://stateofiowa.seamlessdocs.com/f/DIAL_Asbestos_Notification_Form) 10-days prior to starting demolition. The City of Stanhope will need to be provided a copy of the notice to the State. Once received, they can proceed with the Building Permit Application and approval process.
- Mayor Schroeder asked the Elliots to present their demolition plan. He stated that all State of Iowa and DOT rules and regulations are applicable to the project and must be adhered to. Any costs associated with the State of Iowa and/or the Iowa DOT during the demolition will be at the expense of the building owner. He further stated that utilities be properly disconnected. Lisa and Chad Elliott explained that they intend to leave some of the utilities accessible for a future owner to reconnect to. Council Jensen elaborated on why this was necessary and how it could be completed.
- The Elliots stated that they intend to begin as soon as they receive approval and will begin on the South side of the building and work

their way around to Parker St., pushing debris inward, to be trucked away during and upon completion.

- EJS Chief Morton asked about a dumpster. The Elliots stated that they intend to haul all the materials away and an on-site dumpster is not in the current plan(s).
- Council Stupp inquired about the condition of the sidewalk on Parker St./Hwy 17 upon the completion of the demolition. Mrs. Elliott stated that they would do their best to have the sidewalk maintain it's integrity, however they understand that they may need to provide a small amount of concrete to even out the sidewalk when the project concludes.
- Mayor Schroeder inquired about fencing during the demolition phase. Mr. Elliott stated that normal fencing, used in a typical demolition site, such as orange snow fence would be in place.
- Mrs. Elliott brought up concerns with Municipal Infraction Citation: STCCICI500083 and upcoming court dates. She expressed frustration with prior council members, mayor(s) and City Attorney Chizek. She asked if the citation could be dismissed by the City of Stanhope. City Clerk Young stated that it was not on the agenda, therefore no action could be taken on the matter. Mrs. Elliott stated that she wanted something 'in writing' that would state that if she moves forward with demolition, the Municipal Infraction Citation would be dismissed by the City of Stanhope. Mayor Schroeder stated that the City of Stanhope would need to consult with City Attorney Chizek and encouraged her to move forward with filing the Asbestos report in the interim.

4. Meeting Adjourned: Motioned by Haman to adjourn the meeting. Seconded by Stupp, meeting adjourned at 7:23 PM.

ATTESTATION

Jori Young, City Clerk

Jeff Schroeder, Mayor

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