

Huxley City Council Minutes

Tuesday, August 27, 2019

These minutes are as recorded by the City Clerk and are subject to City Council approval at the next regular council meeting.

COUNCIL MEETING: The Huxley City Council met in a regular council meeting on the above date pursuant to rules of the council, notice posted at City Hall, posted on website and emailed to news media. Mayor Henry called the meeting to order at 6:05 pm.

COUNCIL MEMBERS PRESENT: Kuhn, Jensen, Roberts, Peterson, Mulder

CITY STAFF PRESENT: John Haldeman-City Administrator, Jolene Lettow-City Clerk, Jeff Peterson – Public Works Director, Gerry Stoll – Police Chief, Cathy Van Maanen – Library Director, Todd Moomaw – Fire Chief

CONSULTANTS PRESENT: Amy Beattie – city attorney, Forrest Aldrich – city engineer

GUESTS PRESENT: Michael Hart, Korey Marsh, Ottie Maxey, Ned Miller, Scott Wilson, Luke Magyar, Roger Wheeler, Daryl Primmer, Dan Culhane, John Hall, Todd Petersen, Doug Brown

COMMENTS FROM PUBLIC:

- Ottie Maxey, Ballard School Superintendent, thanked council for special rental rate given to school for use of Safe Room and 3C's gymnasium while school is being remodeled.
- Ned Miller, Safety Coordinator for Ballard School, explained to council the visitor management system the school utilizes. The school has offered the city the opportunity to utilize the security system at the 3C's building.

PUBLIC HEARINGS:

Mayor opened public hearing at 6:26pm to hear public input regarding the sale of Parcel P, ground adjacent to Fareway on north side. Purchase agreement language states building must be built within 6 months of closing date. Closing date scheduled for October. Real estate agreement language will be included in purchase agreement. There being no further comments there was a motion by Peterson and a second by Kuhn to close hearing at 6:30pm. 5 ayes.

Mayor opened public hearing at 6:30pm to hear public input on a proposal to enter into a general obligation corporate purpose and refunding loan agreement and to borrow money thereunder. Bond will cover expenses on Kum N Go water/sewer service extension project and refinance a Series 2012 Refunding Bond. Timing structure will remain the same. Proposal to issue bond will occur at September 24th council meeting. There being no further comments there was a motion by Peterson and a second by Roberts to close hearing at 6:35pm. 5 ayes.

CONSENT AGENDA:

MOTION- Kuhn, Second – Roberts to approve all agenda items listed excluding 5.02 Financial Reports and Payment of Bills.

- August 13, 2019 Regular Council Meeting
- Resolution No. 19-114 to Reset Public Hearing for September 10th at 6:00pm for Rezoning Request of Parcel of Ground Owned by Knackmodes at 602 North Main Avenue from C-1 to C-2.
- Approve Appointment of Megan Brendeland to the Library Board.

Councilman Mulder asked about the payment structure for the new radios being ordered for Public Works Departments. Wanted to know why amount to purchase radios could not be amended to the budget one time instead of agreeing to a 3 year payment plan and costs being amended three times.

Roll Call: Jensen, Kuhn, Roberts, Peterson, Mulder voted yes. Motion carried.

Motion – Peterson, Second – Jensen to Approve Section 5.02 of Council Agenda: Financial Reports and Bills. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Claims:

ACTIVE911, INC.	ANNUAL RENEWAL	390.00
ALEX PAUL	REIMBURSEMENT FOR BATTERIES	17.10
ARNOLD MOTOR SUPPLY	OIL AND TRANSMISSION FLUID	328.96
AUTOMATIC SYSTEMS CO.	TROUBLESHOOT PUMPS	462.30

BUD'S AUTO REPAIR INC	AUTO MAINT. ON PD VEHICLE	1,149.97
CARDMEMBER SERVICE	SEE ATTACHED	4,566.15
CASEYS BUSINESS MASTERCARD	GASOLINE	1,433.29
CENTRAL IOWA LAWN & LANDSC	MOWER REPAIR	170.00
CHILD WELFARE RESEARCH AND	PARK RENTAL REFUND	0.00
COMPASS MINERALS AMERICA	COARSE ROCK SALT	3,526.55
COMPUTER RESOURCE SPECIALI	OFFSITE BACKUP	3,989.85
CONSUMERS ENERGY	GAS AND ELECTRIC	8,412.47
DEMCO	BOOK COVERING	187.61
DOLLAR GENERAL-REGIONS 410	JANITORIAL SUPPLIES	175.05
DOORS INC.	MASTER KEYS FOR PD AND SAFEROO	92.57
GALLS, LLC- DBA CARPENTER	AMBULANCE UNIFORMS	195.96
HAWKINS, INC.	WATER TREATMENT CHEMICALS	2,666.90
HOKEL MACHINE SUPPLY	FIRE EXTINGUISHER INSPECTION	124.36
INTEGRATED PRINT SOLUTIONS	FALL BROCHURES	149.00
INTERNAL REVENUE SERVICE	FED WITHOLDING TAX	13,676.97
INTERSTATE BATTERIES	CORE RETURN	85.12
IOWA DOT	FLOOR WAX AND STRIPPER	241.50
KEYSTONE LABORATORIES	MONTHLY WATER SAMPLING	1,131.60
LAW ENFORCEMENT SYSTEMS IN	IOWA CITATION TICKETS	166.00
LIBERTY READY MIX	TWENTY-ONE YARDS OF CONCRETE	4,031.00
LINDA BETSINGER MCCANN	SPEAKER AND BOOKS	175.00
MARCO, INC.	PD COPIER CONTRACT	166.94
MARTIN MARIETTA MATERIALS	ROAD STONE	742.35
MARY GREELEY MEDICAL CENTE	EMT-B CLASS- GLOEDE	1,350.00
MID-IOWA OCCUPATIONAL TEST	RANDOM DRUG TESTING	160.00
MID-IOWA SOLID WASTE EQUIP	FEE TO SHIP CAMERA PART	25.51
MIDWEST UNDERGROUND SUPPLY	RING O-MATIC VAC SYSTEM	42,900.00
MISCELLANEOUS VENDOR	REINERTSON, KAI :US REFUND	134.02
MUNICIPAL SUPPLY	BALL VALVES	379.60
NEW CENTURY FS INC	DIESEL FUEL	4,364.21
OVERDRIVE, INC.	E-BOOK CONTENT FEE	736.55
OXEN TECHNOLOGY	REMOTE LABOR IT WORK	33.75
PCC AN AMBULANCE BILLING S	JULY AMBULANCE BILLING	151.33
PEPSI-COLA	VENDING PRODUCT	441.72
PK SAFETY SUPPLY	OXYGEN SENSOR	120.00
PLUMB SUPPLY COMPANY - AM	BRASS NIPPLES & PARTS FOR 3C'S	214.13
POSTMASTER	POSTMASTER	374.96
PREMIER OFFICE EQUIPMENT I	LIBRARY PRINTER	104.46
REDWOOD BUILDERS, LLC	BUILDING PERMIT DEPOSIT REFUND	1,000.00
SPRINGER PROFESSIONAL HOME	MONTHLY PEST CONTROL	42.00
STATE LIBRARY OF IOWA	DATABASE SUBSCRIPTIONS	285.02
SYNCB/AMAZON	BOOKS AND DVDS	191.93
TASC	FLEX BENEFIT PLANS	558.28
THE CLEAN MACHINE OF IOWA,	LIBRARY CARPET CLEANING	1,475.00
THE SHERWIN-WILLIAMS CO.	WHITE & YELLOW STREET PAINT	1,346.90
U.S. BANK EQUIPMENT FINANC	COPIER LEASE	100.28
VAN-WALL EQUIPMENT INC.	SEALS FOR TRACTOR STEERING	68.93
VERIZON WIRELESS	PD CELL PHONE	371.77
WILLCO INC.	TUBE FOR FLOXO PUMP	100.00
ZIEGLER INC	FILTERS FOR BACKHOE	361.60
ZIMCO SUPPLY CO.	SURE GUARD	160.00
PAYROLL		59,776.63

	<u>Fund Expenses</u>	<u>Fund Revenues</u>
001 GENERAL FUND	15,506.25	60,902.03
002 LIBRARY	4,465.51	499.85
003 RECREATION	3,204.55	22,542.02
004 FIRE AND RESCUE	610.04	
014 AMBULANCE	1,714.00	6,486.22
110 STREET	10,582.94	53,725.20
121 LOST		33,182.81
600 WATER UTILITY	15,134.35	71,554.36
610 SEWER UTILITY	54,813.88	<u>69,358.25</u>
PAYROLL	<u>59,776.63</u>	
GRAND TOTAL	\$165,808.15	\$318,250.74

Motion – Mulder, Second – Roberts on 2nd Reading of Ordinance #501 to Approve Rezoning of Property in Westview from R-2 to R-2A. Roll Call: Kuhn, Roberts, Peterson, Mulder voted yes; Jensen abstained. Motion carried.

Motion – Kuhn, Second – Roberts to Waive Third Reading of Ordinance #501. Roll Call: Kuhn, Roberts, Peterson, Mulder voted yes; Jensen abstained. Motion carried.

Motion – Mulder, Second – Peterson on 2nd Reading of Ordinance #502 to Approve and Amend the Code of Ordinances for the City of Huxley, Iowa, Chapter 166, Subdivision Regulations, Minimum Improvements. Council debated adding language in code that would imply city would cover costs associated with any changes outside of code perimeters. It was decided that

the Developer's Agreement would allow for any flexibility/negotiations. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Kuhn, Second – Peterson to Waive Third Reading of Ordinance #502. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Peterson, Second – Kuhn on Resolution No. 19-115 to Approve the Resubmission of Construction Plans for Westview Heights Plat No. 2 Eliminating Granular Subbase and Subdrain. Roll Call: Kuhn, Roberts, Peterson, Mulder voted yes; Jensen abstained. Motion carried.

Resolution No. 19-116: Withdrawn from agenda.

Motion – Peterson, Second – Roberts on Resolution No. 19-117 to Approve Construction Review Service Contract for Meadow Lane Plat No. 4. City engineer reported that contract stated full-time, on-site review would be conducted during project with a maximum number of hours to be charged. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Mulder on Resolution No. 19-118 to Approve the Engineering Agreement for East 1st Street Project. Project costs will be partially funded with CIRPTA grant monies. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Mulder on Resolution No. 19-119 to Approve the Construction Plans for Meadow Lane Plat No. 4. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Mulder on Resolution No. 19-120 to Approve the Railway Sidewalk Project. Funds were budgeted for sidewalks. Council asked about pedestrian crossings and connections to bike trail. City engineer stated conversation still had to take place with staff regarding trail connections. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Peterson, Second – Kuhn on Resolution No. 19-121 to Authorize Mayor to Sign Agreement for a Surface Transportation Block Grant for the E. 1st Street Project and have City Clerk Return to DOT. City's share of expenses to come from Road Use Tax funds. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Kuhn on Resolution No. 19-122 to Delete Property from the Huxley Urban Renewal Area. Northview property east of Highway 69 will be deleted and then added to new Urban Renewal area which will include properties east and west of highway. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Peterson, Second – Mulder on Ordinance #503 to Delete Property from the Tax Increment Financing District for the Huxley Urban Renewal Area of the City of Huxley, Iowa, Pursuant to Section 403.19 of the Code of Iowa. Tax Increment Financing is changed by ordinance. Urban Renewal Areas are changed by resolution. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Kuhn, Second – Peterson to Waive 2nd and 3rd Readings of Ordinance #503. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Mulder on Resolution No. 19-123 to Set Date for Public Hearing on Designation of the Expanded Huxley Urban Renewal Area and Urban Renewal Plan Amendment. Public hearing scheduled for September 24th. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Kuhn, Second – Peterson on Resolution No. 19-124 to Set Date for Public Hearing on Designation of Westview Heights Urban Renewal Area and on Urban Renewal Plan and Project. Public hearing scheduled for September 24th. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Roberts, Second – Kuhn on Resolution No. 19-125 to Take Additional Action on Proposal to Enter into a General Obligation Corporate Purpose and Refunding Loan Agreement and to Authorize the Use of Preliminary Official Statement in Connection Therewith. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

Motion – Kuhn, Second – Roberts on Resolution No. 19-126 to Make Final Determination on the Sale of Parcel “P” in the NW/4 of NE/4 of Section 23, Township 82, Range 24 as Shown on Slide 395, Page 1 in Huxley, Story County, Iowa and to Authorize the execution of Purchase Agreement By and Between the City of Huxley and M.R. Properties, LC. Closing date scheduled for October 31st. Roll Call: Mulder, Kuhn, Roberts, Peterson, Jensen voted yes. Motion carried.

ADJOURNMENT: Motion – Roberts, second – Peterson to adjourn meeting at 7:25 pm. 5 ayes, 0 nays. Motion carried.

WORKSESSION:

Fireworks – Council discussed various schedules/guidelines to allow for Fireworks within the city. Consensus was to allow fireworks from 10 am to 10 pm for 3 days before the holiday and 3 days after the holiday. Ordinance will be developed and includes NFPA 1123 safety regulation.

Dan Culhane, Ames Economic Development Commission (AEDC) President, informed council that AutoMed had submitted a GAP grant application to receive incentive monies from the city. Council directed AEDC to develop a forgivable loan agreement which would stipulate guidelines that businesses must follow.

City Administrator proposed idea of city hiring an internal building inspection official. Council decided decision should be made after arrival of new city administrator.

Topics for next work session: Sidewalks, Bike Trail, Scott Wilson, Cemetery, Conference Phone

ADJOURNMENT: Motion – Roberts, second – Peterson to adjourn meeting at 8:55 pm. 5 ayes, 0 nays. Motion carried.

Submitted by: Jolene R. Lettow, City Clerk