Council Proceedings
November 26, 2018

Mayor Greer called the meeting to order at 5:30 PM, November 26, 2018, in the Council Chambers at 10 W State Street and led the pledge of allegiance. Roll call- Present: Cahill, Gowdy, Hoop, Isom, Lamer, Martin and Wirin. Mayor Greer asked for a moment of silence in memory of John Veldey. Ellen Youds was recognized for five years of service at the Library.

CONSENT AGENDA:

Wirin moved to adopt the consent agenda: Approve Council Minutes, November 12, 2018; Approve Bill List In The Amount Of $1,910,961.46; RESOLUTION 2018-206 AUTHORIZING A GRANT APPLICATION FOR $100,000 TO THE IOWA DEPARTMENT OF NATURAL RESOURCES URBAN CONSERVATION WATER QUALITY INITIATIVE GRANT FOR THE PARKING LOT RENOVATION AT CHURCH AND FIRST STREETS; RESOLUTION 2018-207 APPROVING A QUOTE FROM CLEAR SPAN FOR TORNADO-RELATED REPAIRS TO THE HOOP BARNS; Approve Alcohol License Renewals: BPOE Lodge #312, East Side Liquor & Grovery, Rumours Sports Bar, 7 Rayos Liquor Store, Mama DiGrado's Pasta and Pizza, Iowa River Brewing Company, Inc., Ocean City Chinese Restaurant, Abarrotes La Salud, Inc., Kwik Star $607, Express Mart.; second by Isom. Motion carried 7-0.

RESOLUTIONS:

Mayor Greer opened the public hearing at 5:36 PM regarding the proposed sale of 213 E Main Street. There were no written comments received. Lamer commented private real estate is going for $3.40 per square feet, and that the proposed sale price of $1.00 is too cheap, and that one owner refuses to sell. Hoop agreed $1.00 is too low. Administrator Kinser reminded the council the project is conceptual and contingent on property acquisition. No property will be acquired until the Iowa Finance Authority approves the project and tax credits. Greer declared the public hearing closed at 5:43 PM. Wirin moved to adopt RESOLUTION 2018-208 AUTHORIZING SALE OF CITY-OWNED PROPERTY LOCATED AT 213 EAST MAIN STREET, second by Martin. Resolution carried 4-3 with Hoop, Lamer and Martin dissenting.

Mayor Greer opened the public hearing at 5:44 PM for the agreement funded by Tax Increment Financing. There were no written comments received. Nate McCormick, President of the MCBD was present to answer questions. Kinser reviewed the agreement, for FY 2019-2020, provides $30,000 funding for the MCBD from the Downtown TIF, Urban Renewal Area #4. Greer declared the public hearing closed at 5:47 PM.

Wirin moved to adopt RESOLUTION 2018-209 APPROVING FY 2019-20 AGREEMENT WITH MARSHALLTOWN CENTRAL BUSINESS DISTRICT, second by Cahill. The council's undesignated local option sales tax fund will pay for the agreement. Resolution adopted 7-0.

Martin moved to adopt RESOLUTION 2018-210 APPROVING A CONTRIBUTION OF $6,780 TO THE 13TH STREET DISTRICT FOR SECURITY CAMERAS, second by Isom. Resolution adopted 7-0.

Wirin moved to adopt RESOLUTION 2018-211 APPROVING AMENDMENT TO THE COMPREHENSIVE PLAN OF 2030 FOR PARCEL 8318-11-426-005 AND PARCEL 8318-11-426-007 FROM LOW DENSITY RESIDENTIAL TO MIXED USE, second by Isom. Approximately 40 acres of agricultural land will be classified as mixed use, located east of Walmart. Plan Zoning recommended approval. Resolution adopted 7-0.

Wirin moved to adopt RESOLUTION 2018-212 APPROVING THE FY2018 ANNUAL FINANCIAL REPORT FOR THE CITY OF MARSHALLTOWN, second by Cahill. Resolution adopted 7-0.

Gowdy moved to adopt RESOLUTION 2018-213 APPROVING THE ANNUAL URBAN RENEWAL REPORT FOR THE CITY OF MARSHALLTOWN, second by Wirin. Resolution adopted 7-0.

Martin moved to adopt RESOLUTION 2018-214 AUTHORIZING CERTIFICATION OF CODE OF IOWA 403.19 TAX INCREMENT FINANCING (TIF) INDEBTEDNESS TO THE COUNTY AUDITOR FOR EACH URBAN RENEWAL AREA WITHIN THE CITY OF MARSHALLTOWN, second by Wirin. Resolution adopted 7-0.

Wirin moved to adopt the following Resolutions relating to the Police and Fire Building: RESOLUTION 2018-215 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#6-1 GENERAL SUPPLIES FOR GARLING CONSTRUCTION AN INCREASE OF $7959.47; RESOLUTION 2018-216 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#8-1 ALUMINUM STOREFRONTS,CURTAINWALLS & GLAZING FOR FORMAN FORD AN INCREASE OF $719.00; RESOLUTION 2018-217 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#9-1 GYMPSUM

WALL ASSEMBLIES FOR HILSABEK SCHACHT, INC. AN INCREASE OF $18,848.00; RESOLUTION 2018-218 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP# 22-1 PLUMBING & MECHANICAL FOR TONY'S PLUMBING & HEATING LLC. A DECREASE OF $3,051.00; RESOLUTION 2018-219 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#26-1 ELECTRICAL COMMUNICATIONS & SECURITY FOR DEVRIES ELECTRIC AN INCREASE OF $8,202.30; RESOLUTION 2018-220 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#2-1 SITE DEMOLITION AND EARTHWORK FOR CON-STRUCT, INC. AN INCREASE OF $20,072.82; RESOLUTION 2018-221 APPROVING CONTRACT CHANGE ORDER FOR THE POLICE & FIRE HEADQUARTERS PROJECT # BLD17001 BP#9-2 FLOOR COVERINGS FOR ALLIED CONSTRUCTION SERVICES, INC. A DECREASE OF $5,701.00; second by Isom. Resolutions adopted 7-0.

Isom moved to adopt RESOLUTION 2018-222 APPROVING AN ENGINEERING SERVICES AGREEMENT WITH FOX ENGINEERING ASSOCIATES INC., FOR THE 1ST STREET PARKING LOT IMPROVEMENTS, second by Wirin. Funding for the project includes $100,000 of grant application and $500,000 bonded funds. Fox Engineering will provide design and construction oversight. Resolution adopted 6-1, with Hoop dissenting.

ORDINANCES:

Mayor Greer opened the public hearing at 6:14 PM for rezoning about 40 acres located east of Walmart. There were no written comments received. Spohnheimer reviewed the change, indicating Plan Zoning recommended approval of the rezoning from R-2 to TN, Traditional Neighborhood. Hibbs Blvd and LaFrentz Road will be extended. Greer declared the public hearing closed at 6:17 PM. Wirin moved to adopt the first reading of, waive second and third readings, and adopt AN ORDINANCE 14979 APPROVING REZONING APPROXIMATELY 34.7 INCLUDING PARCEL 8318-11-426-005 AND PARCEL 8318-11-426-007 FROM R-2 LOW DENSITY RESIDENTIAL TO TN TRADITIONAL NEIGHBORHOOD, second by Isom. Three readings and Ordinance adopted 7-0.

PUBLIC COMMENT:

There were no public comments.

The meeting adjourned at 6:22 PM.

Respectfully submitted,

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Shari L. Coughenour, CMC, City Clerk

CITY OF MARSHALLTOWN

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ATTEST: Joel T.S. Greer, Mayor

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Shari L. Coughenour, CMC, City Clerk