

CITY OF MARSHALLTOWN
COUNCIL AGENDA
CITY HALL COUNCIL CHAMBERS
10 W STATE STREET
DECEMBER 13, 2021, 5:30 PM

A. **NOTICE TO PUBLIC**

The Mayor and City Council welcome comment from the public during discussion of any of the agenda items. You are required to step to the microphone, state your name and address for the record and to limit the time used to present your remarks 3 minutes or less in order that others may be given the opportunity to speak. All speakers shall speak clearly and direct their comments to the Mayor and City Council and not to any Councilor specifically. It is at the discretion of the Mayor and Council to respond to specific questions and comments or to have staff respond during the meeting.

B. **CALL TO ORDER**

Mayor Joel T.S. Greer

C. **PLEDGE OF ALLEGIANCE**

D. **ROLL CALL**

Gowdy, Hoop, Isom, Ladehoff, Martin, Thompson, Wirin

E. **MAYOR, COUNCIL AND ADMINISTRATOR COMMENTS**

1. **Recognition Of 2021 Board And Commission Members**
5 Years of Service

- Chris Brodin- Housing Appeals Board
- Tina Eubanks- Housing Appeals Board
- Kurt Lynch- Housing Appeals Board
- Gary McKibbin- Investment Committee
- Judith Lindholm- Library Board of Trustees

15 Years of Service

- David Schulze- Board of Adjustment

25 Years of Service

- Beverly Espenscheid- Housing Appeals Board

Thank you to Pastor Gregg Davison for service on the Human Rights Commission and the Civil Service Commission. Thank you also to Paul Gregoire, Carol Hibbs, Michael Mason, David Clark, and Cynthia Ragland for their service on the Fisher Community Center Board of Trustees.

F. CONSENT AGENDA

1. APPROVE MINUTES 11/22/21 MEETING AND BILL LIST \$3,359,912.76

Documents:

[2021-11-22 SIGNED Minutes.pdf](#)
[2021-12-13 BILL LIST Summary.pdf](#)
[2021-12-13 Bill List Detail.pdf](#)

2. REAPPOINT KELLISSA THURSTON TO THE BUILDING BOARD OF APPEALS, 5 YR TERM, 1/1/22-1/1/27
3. ACCEPT TERM DATES FROM PARKS & RECREATION ADVISORY COMMITTEE FOR KIM BARNES & JUSTIN STROM OF 12/31/21 AND APPOINTMENT OF WYNNE BROTHERS AND LAUREL DEGELAU, TERM 1/1/22-1/1/24
4. APPROVE LIQUOR LICENSE RENEWALS
- IMPALA BALLROOM, 1005 W LINCOLN WAY
 - SUPERMARKET VILLACHUATO, 107 N CENTER ST
 - OPA!!! GRILL, 4 W BOONE ST
 - CASEY'S GENERAL STORE #3228, 916 E MAIN ST
 - B.P.O.E. LODGE #312, 101 W CHURCH ST

5. APPROVE SEPTEMBER 2021 FINANCIAL STATEMENTS

Documents:

[September 2021 Financials Memo.pdf](#)
[September 2021 Financials.docx.pdf](#)

6. RESOLUTION 2021-345 TRANSFERRING FUNDS FOR FISCAL YEAR 2022 THROUGH SEPTEMBER 30, 2021

Documents:

[Transferring Funds for Fiscal Year 2022 Through September 30, 2021.pdf](#)
[Memo to Transfer Funds in FY22 through September 30, 2021.pdf](#)

7. RESOLUTION 2021-346 ACCEPTING BID AND AUTHORIZING

THE PURCHASE OF A MAXI-110A DRUM PAINT STRIPER FOR
THE PRICE OF \$245,500.00 FROM M-B COMPANIES, INC. FOR
USE IN THE STREET DEPARTMENT

Documents:

[2021-12-13_2021-346_Resolution Approving Purchase
Paint Striper for Street.pdf](#)
[Memo_Street Dept - Pavement Striping Equip 2021 12
13.pdf](#)
[Quotation - MB Companies for MAXI-110A Drum Paint
Striper.pdf](#)

8. RESOLUTION 2021-347 APPROVING CONTRACT CHANGE
ORDER #5 FOR THE HANGAR, TERMINAL, AND SITE
IMPROVEMENTS INCREASE OF \$3,670.68

Documents:

[2021-12-13_2021-347_APR19001 ResChange order.pdf](#)
[2021-12-13_2021-347_ARP19001-2 Memo for Approval of
Change Order 5.pdf](#)
[2021-12-13_2021-347_4482Hangar-Terminal-
ChangeOrder5-signed.pdf](#)

9. RESOLUTION 2021-348 SETTING A DATE OF MEETING AT
WHICH IT IS PROPOSED TO APPROVE A DEVELOPMENT
AGREEMENT WITH THE MARSHALLTOWN COMPANY,
INCLUDING ANNUAL APPROPRIATION TAX INCREMENT
PAYMENTS

Documents:

[2021-12-13_2021-348_Set Date Dev Agmt AA \(MC\)
\(Marshalltown-46 2021\)-v2.pdf](#)
[2021-12-13_2021-348_Dev Agreement \(Marshalltown
Company\) \(Marshalltown 46 2021\)-v2.pdf](#)

10. RESOLUTION 2021-349 APPROVING THE MARSHALLTOWN
MUNICIPAL AIRPORT FIVE-YEAR CAPITAL IMPROVEMENT
PROGRAM

Documents:

[2021-12-13_2021-349_Res Approve 5yr Airport CIP.pdf](#)
[Memo_Airport Capital Improvement Plan 2021 12 13.pdf](#)
[Long-Range Needs Assessment.pdf](#)
[Five-Year Airport CIP.pdf](#)
[Federal AIP PreApp Checklist and Sponsor Info Sheet.pdf](#)

11. RESOLUTION 2021-350 TO AUTHORIZE THE USE OF FUNDS
FOR HOSPITALITY AT PUBLIC EVENTS ON DECEMBER 13,
2021 AND DECEMBER 27, 2021

Documents:

RESOLUTION TO AUTHORIZE THE USE OF PUBLIC FUNDS FOR HOSPITALITY AT PUBLIC EVENTS ON DECEMBER 13, 2021 AND DECEMBER 27, 2021.pdf

12. RESOLUTION 2021-351 APPROVING AN AIRPORT MANAGEMENT CONTRACT WITH MARSHALLTOWN AVIATION INC.

Documents:

[Res Approving Airport Management Contract.pdf](#)
[Airport Mangement Contract 12.7.21.pdf](#)

13. RESOLUTION 2021-352 RESOLUTION APPROVING THE PURCHASE OF 6-8 WEST MAIN STREET, MARSHALLTOWN, IOWA AT A COST OF \$20,000

Documents:

[2021-12-13_2021-352_Resolution Approving Purchase of 6-8 W Main St.pdf](#)

14. RESOLUTION 2021-353 TO APPROVE A 7-MONTH EXTENSION OF TIME TO COMPLETE THE FACADE GRANT WORK FOR 207 E. MAIN STREET

Documents:

[2021-12-13_2021-353_Resolution to Approve 7-Month Facade Extension 207 E Main St.pdf](#)

G. **MOTIONS**

1. MOTION TO APPROVE NEW CLASS C LIQUOR LICENSE FOR EL CANTARITO BAR & GRILL, 903 LINCOLN WAY
2. MOTION TO APPROVE CLASS E LIQUOR LICENSE KWIK STAR #607, 814 S 6TH ST
3. MOTION TO APPROVE FY2023 BUDGET SCHEDULE INCLUDING SPECIAL MEETING JANUARY 31, 2022

Documents:

[Budget schedule for FY23.pdf](#)

H. **REPORTS**

1. Update On Make Marshalltown Home Program
Presented by: John Hall, President and CEO of the Marshalltown Area Chamber of Commerce

I. **RESOLUTIONS**

1. RESOLUTION 2021-354 ACCEPTING BID AND AUTHORIZING THE AWARD OF CONTRACT FOR THE ADA SIDEWALK BID PROJECT #SDW20002 IN THE CITY OF MARSHALLTOWN, IOWA IN THE AMOUNT OF \$515,389.50

Documents:

[SDW20002 Resolution Accept Bid.pdf](#)
[SDW20002 Memo to Award Construction.pdf](#)
[SDW20002 Bidders Tabulation.pdf](#)
[SDW20002 Notice of Award.pdf](#)

2. PUBLIC HEARING AND RESOLUTION 2021-355 APPROVING AN AIRPORT FIXED-BASE OPERATION LEASE AND FUEL FEE AGREEMENT WITH MARSHALLTOWN AVIATION INC.

Documents:

[2021-12-13_2021-355_Resolution Approving Airport Lease Agreement.pdf](#)
[2021-12-13_2021-355_Airport FBO and Fuel Agreement.pdf](#)

3. PUBLIC HEARING AND RESOLUTION 2021-356 TO APPROVE URBAN RENEWAL PLAN AMENDMENT FOR THE MARSHALLTOWN URBAN RENEWAL AREA NO. 2

Documents:

[2021-12-13_2021-356_Hold Hrg and Approve UR Amend no adds \(Marshalltown-46 2021\)-v2.pdf](#)
[2021-12-13_2021-356_UR Plan Amend \(Marshalltown-46 2021\)-v1.pdf](#)

4. PUBLIC HEARING AND RESOLUTION 2021-357 APPROVING PLANS, SPECIFICATIONS, FORM OF CONTRACT AND COST FOR THE CREEKSIDE ESTATES PROJECT, IN THE CITY OF MARSHALLTOWN, IOWA, BEING PROJECT NO. ECO21004

Documents:

[2021-12-13_2021-357_ECO21004 Resolution Approve Plans, Specs.pdf](#)

J. ORDINANCES

1. ORDINANCE 15030 TO AMEND THE CODE OF ORDINANCES, CITY OF MARSHALLTOWN, IOWA BY REPEALING CHAPTER 111 AIRPORTS AND AIRCRAFT

3RD READING

Documents:

[2021-12-13_ORDINANCE 15030 Repealing Chapter 111
Airports and Aircraft.pdf](#)
[2021-12-13_ORDINANCE 15030 MEMO Repealing
Chapter 111 Airports and Aircraft.pdf](#)

2. ORDINANCE 15031 AMENDING THE CITY OF MARSHALLTOWN
CODE OF ORDINANCES CHAPTER 113 AMUSEMENTS AND
RECREATION

3RD READING

Documents:

[2021-12-13_ORDINANCE 15031 Amending Chapter 113
Amusements and Recreation.pdf](#)
[2021-12-13_ORDINANCE 15031 Memo Chapter 113
Permits.pdf](#)

3. ORDINANCE 15032 TO AMEND THE CODE OF ORDINANCES,
CITY OF MARSHALLTOWN, IOWA BY REPEALING CHAPTER 120
TREE TRIMMERS

2ND READING

Documents:

[2021-12-13_ORDINANCE 15032 Repealing Chapter 120
Tree Trimmers.pdf](#)
[2021-12-13_ORDINANCE 15032 Memo Tree Trimmer
Permit.pdf](#)

4. ORDINANCE 15033 TO AMEND THE CODE OF ORDINANCES,
CITY OF MARSHALLTOWN, IOWA BY CHAPTER 58:
VEGETATION

2ND READING

Documents:

[2021-12-13_ORDINANCE 15033 Amending Chapter 58
Vegetation.pdf](#)

5. PUBLIC HEARING AND ORDINANCE 15034 TO ESTABLISH THE
BOUNDARIES OF ELECTION WARDS AND PRECINCTS IN THE
CITY OF MARSHALLTOWN, IOWA, REPEALING CONFLICTING
ORDINANCES AND PROVIDING FOR THE EFFECTIVE DATE OF
SAME

PUBLIC HEARING & 2ND READING

Documents:

[2021-12-13 ORDINANCE 15034 Amending Chapter 11](#)

[Boundaries.pdf](#)
[2021-11-22_ORDINANCE 15034 2021 City Reprecincting Worksheet_Marshalltown.pdf](#)
[2021-11-22_ORDINANCE 15034 County Issued Map2-Mtown Wards Precincts NEW.pdf](#)
[2021-12-13_ORDINANCE 15034 2021 City of Marshalltown Precinct Map.pdf](#)
[2021-12-13_ORDINANCE 15034 2021 City of Marshalltown_Precincts.pdf](#)

1. MOTION TO WAIVE THE 3RD READING OF ORDINANCE 15034 TO ESTABLISH THE BOUNDARIES OF ELECTION WARDS AND PRECINCTS IN THE CITY OF MARSHALLTOWN, IOWA, REPEALING CONFLICTING ORDINANCES AND PROVIDING FOR THE EFFECTIVE DATE OF SAME
6. ORDINANCE 15035 REPEALING ORDINANCE NO. 14951 PROVIDING FOR THE DIVISION OF TAXES LEVIED ON TAXABLE PROPERTY IN THE MARSHALLTOWN URAN RENEWAL AREA NO. 5
2ND READING

Documents:

[2021-12-13_ORDINANCE 15035 TIF Ord. Repealer 3 cons \(Marshalltown-46 2021\)-v2.pdf](#)

K. DISCUSSION

1. Discussion - MPACT Agreements With YSS

Documents:

[YSS Letter of Support for MPACT.pdf](#)
[MPACT Funding Memo.pdf](#)

L. PUBLIC COMMENT

Members of the public may make comments on any item which was not on the agenda during this time. The speaker shall approach the microphone, and state his or her name and address. Comments shall be limited to three minutes, unless a longer comment is authorized by the Mayor. The speaker shall direct comments to the Mayor and to the Council as a whole. The Mayor and Councilors shall not engage in discussion or debate on items raised by members of the public, and no action may be taken on items raised in public comments in order to comply with open meetings laws.

M. CLOSED SESSION - PERSONNEL

Closed session pursuant to Section 21.5, Subsection (1) Paragraph (i) OF THE CODE OF IOWA to evaluate the professional competency of an individual whose appointment, hiring, performance or discharge is being

considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session. The City of Marshalltown has an attorney-client relationship with Attorney Roger Schoell, appointed as City Attorney on May 5, 2014, by Council Resolution #2014-047; and with Lynch Dallas P.C., by Council Resolution #2017-093, approved May 8, 2017. Council may take action following closed session if recommended by counsel.

N. CLOSED SESSION - PENDING LITIGATION

Closed session pursuant to Section 21.5, subsection 1, paragraph c, of the Code of Iowa, to discuss strategy with counsel in matters where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the city in that litigation. The City of Marshalltown has an attorney-client relationship with Attorney Roger Schoell, appointed as City Attorney on May 5, 2014, by Council Resolution #2014-047. and with Lynch Dallas P.C., by Council Resolution #2017-093, approved May 8, 2017. Motion following closed session directing staff to proceed as discussed during closed session.

O. ADJOURN

MISSION STATEMENT

The City of Marshalltown collaborates to provide a welcoming, safe, vibrant, and growing community.

Please visit the City's website for the complete agenda packet and to subscribe to agenda notices and department news. www.marshalltown-ia.gov