

# AGENDA

**COUNCIL MEETING**  
**Tuesday, April 28, 2015**  
**5:30 P.M.**

## **CITY HALL COUNCIL CHAMBERS**

- I. CALL TO ORDER:**
- II. OPEN FORUM: This is a time for any concerned citizen to speak to the Council on an item that is not on the agenda.**
- III. CONSENT ITEMS:**
  - A. 4/28/15 council minutes.
  - B. Set salary for Assistant Parks and Recreation Director
- IV. NEW BUSINESS:**
  - A. GCDC quarterly report.
  - B. Consider resolution providing for stops signs at intersections next to Hy-Vee store location.
  - C. Consider second reading of ordinance providing for no parking zones on streets surrounding Hy-Vee store and on north side of West Adams Street and south side of West Reed Street between Elm and Vine Streets.
  - D. Consider approval of final payment to J&K Contracting for 2014 Water and Sanitary Improvements.
  - E. Resolution to set public hearing for general obligation urban renewal bond issue not to exceed \$3M.
  - F. Resolution providing matching funds for 2016 down payment assistance program
  - G. Consider approval of proposal for lift station installation repairs.
  - H. Consider approval to lease utility cart for the golf course.
- V. REPORTS:**
  - A. Mayor
  - B. Engineer
  - C. City Clerk
  - D. Attorney
  - E. City Administrator
  - F. Council & Committees
- VI. ADJOURN.**

## AGENDA SUMMARY

DATE 4/28/15

### NEW BUSINESS

- A. **GCDC quarterly report.**
- B. **Consider resolution providing for stops signs at intersections next to Hy-Vee store location.** On 4/21/15 the Street Committee met on the Hy-Vee site to determine the placement of stop signs. The recommended sign placement is attached
- C. **Consider second reading of ordinance providing for no parking zones on streets surrounding Hy-Vee store and on north side of West Adams Street and south side of West Reed Street between Elm and Vine Streets.** The recommended sign placement is included on the stop sign layout.
- D. **Consider approval of final payment to J&K Contracting for 2014 Water and Sanitary Improvements.** The payment would be \$5,000 for the completion of the project.
- E. **Resolution to set public hearing for general obligation urban renewal bond issue not to exceed \$3M.** This is to set a public hearing only, but the proposed bonds to be issued is for the Hy-Vee Project; water/sewer work for the Wild Rose Project; sewer trunk line and lift station upgrades for the Wild Rose Project; sewer extension to the GCDC property on the south side of Gallup Road; water and sewer line extension on North Mulberry and the Cobblestone Hotel Project. The principle and interest payments will be assessed to the TIF district and will include taxes paid from these new venues. The planned issue date of the bonds is Tuesday, June 9<sup>th</sup>.
- F. **Resolution providing matching funds for 2016 down payment assistance program.** Attached is the resolution that the city will pledge up to \$2,500 per project for 10 projects.
- G. **Consider approval of proposal for lift station installation repairs.** At the 4/14/15 meeting, the Council approved the purchase of equipment for lift station repairs. The sewer committee reviewed two proposals for the installation of the equipment and is recommending Prostruct Construction to complete the work for \$37,895.
- H. **Consider approval to lease utility cart for the golf course.** This is an annual lease of \$700 for the golf course work cart. After the completion of this season the golf course manager will be able to determine if it will be more cost effective to purchase a cart next year.

COUNCIL MEETING

April 14, 2015

5:30 P.M.

PRESENT: Ahrenholtz, Teeples, Black, Jaskey, Von Ahsen

ABSENT: None

Mayor Berry presided.

No citizens spoke during Open Forum.

On motion by Black, second by Von Ahsen, the Council approved the following consent agenda: March 24, 2015 Council Minutes, April 8, 2015 Special Council Minutes, part time employee for the golf course and payment of bills from City funds.

Annette Renauld, representing Alliant Energy, addressed the Council regarding Alliant Energy's annual report and their community involvement.

No bids were received April 14, 2015 for Grimmell Road Lift Station Access Improvements. Plans are to reset a date to receive bids for 2015 Grimmell Road Lift Station Access Improvements in December 2015 or January 2016.

This was the time to consider second reading of ordinance providing for no parking zones on streets surrounding Hy Vee store and on north side of West Adams Street and south side of West Reed Street between Elm and Vine Streets. The decision was made to take it back to the Street Committee with no second reading at this time.

On motion by Black, second by Jaskey, the Council approved to waive building permit fees for Habitat for Humanity sign at 114 S. Chestnut.

AYE: Black, Jaskey, Teeples

NAY: None

ABSTAIN: Ahrenholtz, Von Ahsen

On motion by Jaskey, second by Ahrenholtz, the Council approved the purchase of a Hydrovac machine for Water Department from MW Underground in the amount of \$50,650.00.

AYE: Teeples, Von Ahsen, Ahrenholtz, Jaskey, Black

NAY: None

On motion by Black, second by Ahrenholtz, the Council approved the variance granted by the Board of Adjustment at Shelter-Stor-All-Hunter Farms at 408 E. Highway 30 granting a 6' tall fence in the required front yard and the use of three strands of barbed wire on top of the fence.

AYE: Ahrenholtz, Von Ahsen, Teeples, Jaskey, Black

NAY: None

On motion by Teeples, second by Von Ahsen, the Council approved the Fire Department to obtain a DNR permit for the Department to burn city-owned house at 107 S Olive Street for training.

AYE: Jaskey, Black, Teeples, Ahrenholtz, Von Ahsen

NAY: None

On motion by Von Ahsen, second by Jaskey, the Council approved \$54,000.00 for lift station equipment for Grimmell, Highway 4 and Wilson Street. The price does not include installation of said equipment.

AYE: Ahrenholtz, Teeples, Black, Jaskey, Von Ahsen

NAY: None

Angie Pedersen, Tourism Task Force, updated the Council on Hotel/Motel information. A Council Committee will be meeting in the near future regarding Hotel/Motel monies.

The following bills were approved for payment from city funds:

A-1 SERVICE CTR	BLDG INSP VEH MT	16.00
ACCESS SYSTEMS	PA COPIES	445.98
ACCO	WA CHEM	3,449.05



Reed Street

Adams Street

Vine Street

Adams Street

Washington Street

**RESOLUTION NO. \_\_\_\_\_**

**City of \_\_\_\_\_**

**Resolution Providing Match Funds  
For the 2016 Down Payment Program**

WHEREAS, the City of \_\_\_\_\_ has recognized the need for owner-occupied rehabilitation in support of down payment assistance to provide first time homebuyers down payment assistance to purchase an existing affordable home and rehabilitation to make that home safe and decent thus stabilizing the older housing stock; AND

WHEREAS, the City intends to submit an application to the Iowa Finance Authority for HOME funds to initiate a down payment assistance program that includes rehabilitation in support of purchase program; AND

WHEREAS, the City will commit to matching funds for up to \_\_\_\_\_ projects for the down payment assistance and repairs needed to purchase homes and to bring the home up to the Iowa Minimum Rehabilitation Standards and to be lead safe as a grant to the recipients.

BE IT THEREFORE RESOLVED that the City Council of the City of \_\_\_\_\_, Iowa pledges to contribute \$2,500.00 for each project completed in our city for a total sum of \$22,500.00.

PASSED AND APPROVED this \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_

Mayor

ATTEST:

\_\_\_\_\_

PROPOSAL FROM PROSTRUCT CONSTRUCTION, INC.  
(SEE ATTACHED PROPOSAL LETTER)

**Lift Station Repair  
2015 Sanitary Improvements  
Jefferson, Iowa**

The following is a list of items to complete in accordance with the recommendations of the Utility Study for this area that was previously submitted and approved.

1. Grimmell Station

a. Replace the following equipment provided by the city: two (2) pumps, sheaves, belts, 25 hp motors, check valves, 3-way valve, use existing controls. The pump speed will be increased to give the station an approximate 750 gpm capacity. The pumps in this lift station are Super T Series 6".

\$ 11,825.00

2. Hwy 30 (Redwood) Station

a. Replace the following equipment provided by the city: both pumps the pumps in this lift station are submersible Gorman Rupp.

\$ 7,370.00

3. Hwy 4 (Restaurant) Station

a. Replace the following equipment provided by the city: both pumps, check valves, 3 way valve, couplings and suction el. The pumps in this lift station are Super T Series 4" Gorman Rupp.

\$ 9,350.00

4. Wilson Station

a. Replace the following equipment provide by the city: both pumps, replace 3 way valve. Change sheaves and belts to match both pump speeds. The pumps in this lift station are Super T Series 4" Gorman Rupp.

\$ 9,350.00

On items #1 Grimmell lift station, #3 Hwy 4 lift station and #4 Wilson lift station bypass pumping will be needed please include this on your quote. The city can provide a backhoe for lifting equipment. The City of Jefferson would like to have the quotes by April 17<sup>th</sup> 2015 if possible.

Thank you

Rod Eighmy      Ph. 1-515-370-5623  
Wastewater Superintendent  
City of Jefferson, Iowa