

Mayor Jensen called the council meeting to order on Monday, March 16, 2020, at 7:00 p.m. in the City Hall Council Chambers.

Present: Mayor Jensen, Administrator Jackson, Attorney Larson, Council Members Ostrem, Phillips, Solberg, Crutchfield (via conference call), and Sporleder

Absent: None

Also Present: Misty and James Vickery, Water & Wastewater Superintendent Martindale, Fire Chief Lysle MacDonald, Chris Royer, Eric Thompson (Fox Engineering), Nicole Engelhardt, and John Gookin

Motion by Crutchfield, seconded by Sporleder, to approve the agenda.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

Motion by Sporleder, seconded by Phillips, to approve the March 2, 2020 regular meeting minutes

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

CITIZEN APPEARANCE

A) **Misty Vickery – Whispering Oaks Campground**

James & Misty Vickery were present to request a reduction in their outstanding water bill. They have had several leaks and are unable repair due to the inability to shut off the water at the meter. Superintendent Martindale stated that the shut-off valves on both sides of the meter are in need of repair. Mayor and Council requested that Administrator Jackson come back with a recommendation at the April 6th council meeting.

PUBLIC HEARINGS

A) **Application for Proposed Annexation of Territory – Request from Fairview Development, LLC**

Mayor Jensen opened the public hearing and with no public comment the Mayor closed the public hearing.

- B) **Change Zoning District from “A-1” to “PUD” with Underlying “R-1” Application from Fairview Development, LLC**
Mayor Jensen opened the public hearing and with no public comment the Mayor closed the public hearing.
- C) **Proposed Fiscal Year 2020-21 Budget**
Mayor Jensen opened the public hearing and with no public comment the Mayor closed the public hearing.
- D) **Entering into a Loan Agreement in a Principal Amount Not to Exceed \$50,000 for Acquiring a Vehicle for the Street Department**
Mayor Jensen opened the public hearing and with no public comment the Mayor closed the public hearing.
- E) **Entering into a Loan Agreement in a Principal Amount Not to Exceed \$2,350,000 for Refunding Water Revenue Bonds, Series 2012A**
Mayor Jensen opened the public hearing and with no public comment the Mayor closed the public hearing.

LEGAL ITEMS

- A) **Resolution No. 20-26 – Approving the Annexation of Territory**
Motion by Phillips, seconded by Sporleder, to approve Resolution No. 20-26 – Approving the Annexation of Territory.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder
Nay: None
Motion Carried.
- B) **Resolution No. 20-27 – Approving and Adopting an Amendment to the Land Use Plan for the Comprehensive Plan Update and Policies**
Motion by Solberg, seconded by Phillips, to approve Resolution No. 20-27 – Approving and Adopting an Amendment to the Land Use Plan for the Comprehensive Plan Update and Policies.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder
Nay: None
Motion Carried.

C) **Resolution No. 20-28 – Approving the Preliminary Plat for Timberland Ridge Subdivision**

Councilmember Crutchfield inquired how fire protection would be provided in the proposed new subdivision. Fire Chief MacDonald stated that fire protection would be provided similar to a rural fire and that additional water could be obtained from a fire hydrant approximately a quarter mile away.

Motion by Crutchfield, seconded by Sporleder, to approve Resolution No. 20-28 – Approving the Preliminary Plat for Timberland Ridge Subdivision.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

D) **Resolution No. 20-29 – Approving Development Agreement with Fairview Development, LLC and Authorizing Economic Development Forgivable Loan**

Administrator Jackson outlined the terms of the proposed development agreement.

Motion by Sporleder, seconded by Ostrem, to approve Resolution No. 20-29 – Approving the Development Agreement with Fairview Development, LLC and Authorizing Economic Development Forgivable Loan.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

E) **Resolution No. 20-30 – Setting Terms and Conditions for Home Construction in Timberland Ridge Subdivision Prior to Infrastructure Project Completion**

Motion by Ostrem, seconded by Phillips, to approve Resolution No. 20-30 – Setting terms and conditions for home construction in Timberland Ridge Subdivision prior to infrastructure project completion.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

F) **Resolution No. 20-31 – Adopting the Fiscal Year July 1, 2020 through June 30, 2021 Budget**

Motion by Sporleder, seconded by Solberg, to approve Resolution No. 20-31 – Adopting the Fiscal Year July 1, 2020 through June 30, 2021 Budget.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

G) **Resolution No. 20-32 – Authorizing a General Obligation Street Department Vehicle Loan Agreement and Providing for the Levy of Taxes to Pay the Same**

Motion by Phillips, seconded by Solberg, to approve Resolution No. 20-32 – Authorizing a General Obligation Street Department Vehicle Loan Agreement and Providing for the Levy of Taxes to Pay the Same.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

H) **Resolution No. 20-33 – Expressing Intent to Enter into a Water Revenue Refunding Loan Agreement and Authorizing Early Redemption of Outstanding Water Revenue Bonds**

Administrator Jackson outlined the financial benefits to the city with the refinancing of the water revenue bonds.

Motion by Sporleder, seconded by Ostrem, to approve Resolution No. 20-33 – Expressing Intent to Enter into a Water Revenue Refunding Loan Agreement and Authorizing Early Redemption Outstanding Water Revenue Bonds.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

I) **Resolution No. 20-34 – Directing the City Clerk to File Lien for Collection of Utility Bill and/or Nuisance Charges**

Motion by Ostrem, seconded by Phillips, to approve Resolution No. 20-34 – Directing the City Clerk to file lien collection of utility bill and/or nuisance charges.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

J) **Resolution No. 20-35 – Setting Date for Public Hearing on 2020-1 Amendment to Urban Renewal Plan for Story City Consolidated Urban Renewal Area**

Administrator Jackson stated that two projects are proposed to be included in the plan: a) Improvement to Factory Outlet Drive from Broad to Timberland, and b) Improvement to Elm from Maple to Eighth.

Motion by Phillips, seconded by Crutchfield, to approve Resolution No. 20-35 – Setting Date for Public Hearing on 2020-1 Amendment to Urban Renewal Plan for Story City Consolidated Urban Renewal Area.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

K) **Resolution No. 20-35 – Relating to Financing of Certain Proposed Projects to be Undertaken by the City of Story City, Iowa; Establishing Compliance with Reimbursement Bond Regulations**

Motion by Sporleder, seconded by Crutchfield, to approve Resolution No. 20-35 – Relating to Financing of Certain Proposed Projects to be Undertaken by the City of Story City, Iowa; Establishing Compliance with Reimbursement Bond Regulations under the Internal Revenue Code.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

L) **Ordinance No. 298 – Amending Chapter 65 of the Code of Ordinances of the City of Story City, Iowa to Amend Where Stop is Required, Second Reading**

Motion by Phillips, seconded by Ostrem, to approve Ordinance No. 298 – Amending Chapter 65 of the Code of Ordinances of the City of Story City, Iowa to Amend Where Stop is required, seconded reading.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

M) **Ordinance No. 299 – Changing the Official Zoning Map of the City of Story City, Iowa by Changing the District Boundaries of the “A-1” and “PUD” Districts**

Motion by Solberg, seconded by Sporleder, that the provision requiring an ordinance to be considered at two meetings prior to passage be suspended.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

Whereupon, the Mayor declared the provision requiring an ordinance to be considered at two meetings prior to passage be suspended.

Motion by Sporleder, seconded by Phillips, to approve Ordinance No. 299 – Changing the Official Zoning Map of the City of Story City, Iowa by Changing the District Boundaries of the “A-1” and “PUD” District, Final Reading.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

ADMINISTRATIVE ITEMS

A) **Request Authorization to Hire Dwain Watts for Water & Wastewater Operator Position**

Motion by Sporleder, seconded by Crutchfield, to hire Dwain Watts for the Water & Wastewater Operator Position.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

B) **Approve Engineering Services Agreement with CGA for Street Improvements Projects**

Motion by Ostrem, seconded by Solberg, to approve the engineering services agreement with CGA for Street Improvements Projects.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

C) **Approve Wastewater Treatment Plant Diesel Remediation Project Change Order No. 3**

Motion by Solberg, seconded by Ostrem, to approve the wastewater treatment plant diesel remediation project change order No. 3.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

PERMITS

Presented to Mayor and Council for review

A) **Sign:**

1. Pizza Ranch – 1513 Broad

MAYOR AND CITY COUNCIL AGENDA ITEMS

A) **Mike McGuigan – First Responders Regarding Life Flight Helicopter on May 19th**

Motion by Phillips, seconded by Solberg, to approve the request from the First Responders.

Aye: Ostrem, Phillips, Solberg, Crutchfield, and Sporleder

Nay: None

Motion Carried.

There being no further business before the council the meeting was adjourned at 8:17 p.m.

ATTEST:

Mark A. Jackson, City Administrator

Mike Jensen, Mayor

