

# PROCEEDINGS OF THE CITY COUNCIL

## MINUTES FORT MADISON CITY COUNCIL Tuesday, January 5, 2021

The City Council met in regular session at 5:30 P.M. on Tuesday, January 5, 2021, at City Hall, 811 Avenue E, Fort Madison. Mayor Matt Mohrfeld presided with Council Members Mark Lair, Rebecca Bowker, Rusty Andrews, Tom Schulz, Donna Amandus, Chad Cangas and Kevin Rink present.

The meeting was held with participants present either in person or electronically (pursuant to Iowa Code Section 21.8) due to social distancing issues because of COVID-19.

**VISITORS AND APPEARANCE REQUESTS:** There were none.

### **AGENDA**

Rink MOVED and Amandus SECONDED to approve the agenda.

**MOTION PASSED 7-0**

### **CONSENT AGENDA**

Lair MOVED and Schulz SECONDED to approve the Consent Agenda:

- Minutes of December 15, 2020;
- Liquor License Renewal: Fort Madison Tobacco & Liquor Outlet Plus, 1735 Avenue H, effective February 1, 2021 – Class E Liquor, Class B Wine, Class C Beer with Sunday Sales;
- Liquor License Renewal: Buffalo61 Bar & Grille, 6111 Reve Court, effective February 25, 2021 – Class C Liquor with Sunday Sales;
- Liquor License Renewal: Garner Foods, 2236 Avenue L, effective January 15, 2021 – Class E Liquor with Sunday Sales;
- Resolution No. 2021-01, Setting public hearing for Tuesday, January 19, 2021, at 5:30 P.M. on the possible voluntary annexation of property at 2110 – 303<sup>rd</sup> Avenue;
- December Manual Claims, Claims dated December 31, 2020 and December Library Claims; and
- Payrolls of December 18 and 31, 2020.

**MOTION PASSED 7-0**

**COMMUNITY REPORT** – Lin Cramer, Community Services Food Pantry, said enough funds have been raised to cover needed repairs to the building, including the roof, HVAC and gutters. Work still needs to be done to the doors and retaining wall. She reported there has been a slight increase in persons needing service since COVID began. Grants from the United Way have assisted with COVID expenses. She noted their volunteer numbers are growing.

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**DEPARTMENT REPORTS:** The police department has begun pairing with Olive Branch Jiu Jitsu for defensive tactic training. The department is also conducting a needs assessment. The Lee County Librarians will be making their yearly budget presentation to the Lee County Board of Supervisors tomorrow. The Supervisors approved the contract for the new radios. The Fire Department had some issues with downed power lines during the ice storm. Iowa Bridge and Culvert has mobilized for the depot platform project and has already found an issue with a power line. All the paperwork has been turned in for the Henry Laydn Drive project. All but 20 rental properties were registered by the deadline. The Building Department ended the year with 110 building permits which is quite a bit higher than usual. The Water Department has been receiving good feedback from persons who wish to “go green” and receive paperless statements. The State Historical Society has requested additional information regarding Engine 2913.

## **PUBLIC HEARING**

### ***Concerning Rezoning Property at 2110 – 303<sup>rd</sup> Avenue from R-1, One Family Residential to I-2, General Industrial***

Mohrfeld opened the public hearing at 6:05 P.M. He advised this annexation is for his business.

With no other oral or written comments, Mohrfeld closed the public hearing at 6:06 P.M.

**1<sup>st</sup> READING, REZONE 2110 – 303<sup>RD</sup> AVENUE:** Cangas MOVED and Andrews SECONDED to approve the first reading of an ordinance rezoning property at 2110 – 303<sup>rd</sup> Avenue from R-1, One-Family Dwelling District, to I-2, General Industrial District.

ROLL CALL: AYES: Bowker, Lair, Andrews, Amandus, Schulz, Rink, Cangas  
NAYES: None

**MOTION PASSED 7-0**

The Mayor then declared the first reading of said Ordinance PASSED and APPROVED this 5th day of January, 2021.

## **ORDINANCES AND RESOLUTIONS**

**ORDINANCE NO. D-071, PARKING PROHIBITED:** Cangas MOVED and Schulz SECONDED to approve the third reading of an ordinance amending Title 9, Traffic, Chapter 7, Stopping, Standing, Parking, Section 6, Parking Prohibited.

Amandus said she has received a lot of suggestions regarding this matter and have researched them. She does not believe there is another solution. She felt this is Council’s chance to do something about the traffic issue. She understood it will inconvenience some persons, including the End of the Month Meal Program, but does believe a solution can be found. She said she has even heard from persons who live on the south side of Avenue E who support this ordinance.

Rink questioned if this is approved what street would be the next one that would be looked at? Rohloff said Avenue E is a secondary arterial, which is different than other residential streets and has a different priority. Cangas, in response to Rink’s question, said to his knowledge there is no

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intent to review every street in town. The only reason this was brought up was in response to a Council member who had received complaints.

Chris Sorrentino, 412 Avenue D, felt parking on Avenue E needed to be restricted. He said it has been an ongoing problem for years.

ROLL CALL: AYES: Bowker, Amandus, Rink, Cangas  
NAYES: Schulz, Lair, Andrews

## MOTION PASSED 4-3

The Mayor then declared the third and final reading of said Ordinance PASSED and APPROVED this 5<sup>th</sup> day of January, 2021.

**2nd READING, VACATE R-O-W:** Cangas MOVED and Amandus SECONDED to approve the second reading of an ordinance vacating a portion of City right-of-way located between 2601 Avenue L and Dry Creek.

ROLL CALL: AYES: Bowker, Lair, Andrews, Amandus, Schulz, Rink, Cangas  
NAYES: None

## MOTION PASSED 7-0

The Mayor then declared the second reading of said Ordinance PASSED and APPROVED this 5<sup>th</sup> day of January, 2021.

**RESOLUTION NO. 2021-02, SET P.H. RE: SALE:** Rink MOVED and Cangas SECONDED to adopt a resolution setting public hearing for January 19, 2021, at 5:30 P.M. on the sale of a portion of right-of-way located between 2601 Avenue L and Dry Creek to Christopher and Tara Vincent.

ROLL CALL: AYES: Bowker, Lair, Andrews, Amandus, Schulz, Rink, Cangas  
NAYES: None

## MOTION PASSED 7-0

The Mayor then declared said Resolution ADOPTED and ENACTED this 5<sup>th</sup> day of January, 2021.

**RESOLUTION NO. 2021-03, ACCEPT PIP2018-01:** Cangas MOVED and Andrews SECONDED to adopt a resolution accepting Public Improvement Project 2018-01, Replacement of Avenue I Bridge Over Dry Creek.

ROLL CALL: AYES: Bowker, Lair, Andrews, Amandus, Schulz, Cangas, Rink  
NAYES: None

## MOTION PASSED 7-0

The Mayor then declared said Resolution ADOPTED and ENACTED this 5<sup>th</sup> day of January, 2021.

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**RESOLUTION NO. 2021-04, SPONSORED PROJECT FUNDING:** Cangas MOVED and Rink SECONDED a resolution amending the Original Resolution, approved on January 3, 2017, said resolution Approving and Authorizing a Loan and Disbursement Agreement with the Iowa Finance Authority and Authorizing and Providing for the Issuance of Sewer Revenue Capital Loan Note, Series 2017, in Order to Provide for the Funding of a Sponsored Project Under the Terms of a new Note to Be Issued in the Principal Amount of \$19,479,720.91, which includes approval of a Supplemental Tax Exemption Certificate.

ROLL CALL: AYES: Bowker, Lair, Andrews, Amandus, Schulz, Cangas, Rink  
NAYES: None

**MOTION PASSED 7-0**

The Mayor then declared said Resolution ADOPTED and ENACTED this 5<sup>th</sup> day of January, 2021.

## **OTHER**

**CALDWELL REAPPOINTMENT:** Rink MOVED and Cangas SECONDED to approve the Mayor's reappointment of Tyler Caldwell to the Airport Commission, term expiring September 30, 2023.

**MOTION PASSED 7-0**

**2021 MEETING DATES:** Bowker MOVED and Amandus SECONDED to approve Council meeting dates in 2021.

**MOTION PASSED 7-0**

**VEENSTRA & KIMM:** Lair MOVED and Andrews SECONDED to approve the Mayor's signature on a Professional Services Agreement with Veenstra & Kimm, Inc., of Coralville, Iowa, for design and construction engineering services for Public Improvement Project 2021-01, 10<sup>th</sup> Street Combined Sewer Separation Project.

Public Works Director Mark Busselot reported a committee was formed to review engineering proposals. The committee recommended Veenstra & Kimm. The City is required by an EPA Consent Agreement to separate the sewer outfalls.

**MOTION PASSED 7-0**

**CHANGE ORDER:** Amandus MOVED and Bowker SECONDED to approve the Mayor's signature on Change Order No. 6 for Public Improvement Project 2018-04, Reconstruction of Old Highway 61 – 2<sup>nd</sup> to 6<sup>th</sup> Street.

**MOTION PASSED 7-0**

**DISCUSSION ITEMS:** None

**OPEN DISCUSSION/FUTURE MEETINGS AGENDA ITEMS/COUNCIL COMMUNICATIONS:**  
Historic Preservation Commission's fundraising met the \$5,000 match. Airport Commission talked

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about their budget at their meeting. They are moving forward replacing a door on one of the hangars. In order to receive FAA grants, the airport needs a five-year plan which was recently submitted. Board and commission vacancies were discussed.

**MAYOR ANNOUNCEMENTS:** Mohrfeld made the following appointments for 2021:

**Bowker:** Housing Authority and Tourism Steering Committee

**Schulz:** Old Fort Commission and Neighborhood Watch

**Amandus:** Parks Board and Tourism Steering Committee

**Lair:** Library Board and Historic Preservation Commission

**Cangas:** Public Safety Committee and Tourism Steering Committee

**Rink:** Planning and Zoning Commission, Board of Adjustment and Construction Board of Appeals

**Andrews:** Airport Commission, liaison to the Public Works Department and Mayor Pro Tem

Mohrfeld said the Tourism Commission is inactive and he wanted a Steering Committee of Council members to look into this and make a recommendation to Council on where we go from here. Some things to be looked at are: where we are now, what does the director do, what is the Chamber's role, what has changed, what will the City's role be when the boats are back?

He noted the Old Fort Commission is shuttled by apathy. He requested Schulz work to revitalize the Old Fort Commission and to look at improvements and sustainability for the Old Fort. He believed the City needs to be realistic about general fund dollars going to the Fort and if there are any potential partnerships.

The first budget session will be held at 4:00 p.m. on Wednesday, January 27, 2021.

**ADJOURNMENT:** At 7:08 P.M., the regular meeting adjourned until January 19, 2021, at 5:30 P.M.

**MANUAL CLAIMS & WARRANTS:** See Claims dated December 31, 2020, in the amount of \$186,258.80, December Manual claims in the amount of \$158,576.63 and December Library Claims in the amount of \$7,263.30

<b>PAYROLL</b>	<b>12/18/2020</b>	<b>PAYROLL</b>	<b>12/31/2020</b>
General	\$180,410.23	General	\$162,929.16
Old Fort	2,775.21	Old Fort	2,075.46
Emp. Benefits	5,539.05	Road Use	21,723.48
Road Use	25,899.56	Tourism	1,239.02
Tourism	1,045.54	Water	23,876.72
Water	29,772.92	Sewer	33,885.93
Sewer	40,980.65	Solid Waste	9,580.12
Solid Waste	11,943.09	Airport	489.00
Airport	312.77	Storm Water	3,033.78
Storm Water	3,734.23		<u>\$258,832.67</u>
	<u>\$302,413.25</u>		

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Matt J. Mohrfeld, Mayor

ATTEST:

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Melinda L. Blind, City Clerk