

PROCEEDINGS OF THE CITY COUNCIL

MINUTES FORT MADISON CITY COUNCIL Tuesday, April 6, 2021

The City Council met in regular session at 5:30 P.M. on Tuesday, April 6, 2021, at City Hall, 811 Avenue E, Fort Madison. Mayor Matt Mohrfeld presided with Council Members Rusty Andrews, Mark Lair, Rebecca Bowker, Tom Schulz, Kevin Rink, Chad Cangas and Donna Amandus 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 Lair SECONDED to approve the agenda.

MOTION PASSED 7-0

CONSENT AGENDA

Cangas MOVED and Amandus SECONDED to approve the Consent Agenda:

- Minutes of March 16, 2021;
- New Liquor License: Rock's Docks, 902 – 4th Street, effective April 8, 2021 – Class C Beer, Class B Wine with Outdoor Service and Sunday Sales;
- Liquor License Renewal: LULAC, 1414 – 38th Street, effective April 17, 2021 – Class C Liquor with Sunday Sales;
- Liquor License Renewal: Walgreens, 2639 Avenue L, effective May 20, 2021 – Class E Liquor, Class B Wine, Class C Beer with Sunday Sales;
- March Manual Claims, March Library Claims, Claims dated April 1, 2021, March Financial Report; and
- Payroll: March 26, 2021.

MOTION PASSED 7-0

PRESENTATION: Charles Craft, Riverfest, said the event will going back to Thursday through Sunday this year. Events that were not held last year due to COVID-19 will return this year. This includes a BBQ contest, carnival midway, dragon boat races, and bags and volleyball tournaments. The grounds were enlarged last year and he plans to continue that this year.

DEPARTMENT REPORTS: The Building Department sent out dilapidated structure notices two weeks ago. There have been several demolitions of properties since then. The Lee County Health Department is at Tier 2 for COVID vaccinations and all City employees are now eligible to be vaccinated. Spring clean-up vouchers will go out next week. City Manager David Varley is scheduling energy audits for some city buildings.

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ORDINANCES AND RESOLUTIONS

2nd READING, AMEND CONSTRUCTION BOARD/FIRE CODE: Cangas MOVED and Schulz SECONDED to approve the second reading of an ordinance amending Title 2, Boards and Commissions, Chapter 11, Construction Board of Appeals, by adding a new Section 11 “Application”, and Title 3, Fire, Chapter 2, International Fire Code, by adding a new Section 4, “Appeals”.

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

MOTION PASSED 7-0

The Mayor then declared the second reading of said Ordinance PASSED and APPROVED this 6th day of April, 2021.

RESOLUTION NO. 2021-18, RATE RESET: Schulz MOVED and Cangas SECONDED to adopt a resolution approving and authorizing Amendment to a Loan and Disbursement Agreement by and between the City of Fort Madison and the Iowa Finance Authority and authorizing and providing for the reissuance of the Water Revenue Capital Loan Note, Series 2011 (Rate Reset), of the City.

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

MOTION PASSED 7-0

The Mayor then declared the Resolution ADOPTED and ENACTED this 6th day of April, 2021.

RESOLUTION NO. 2021-18, SET PH, URTED AMENDMENT: Cangas MOVED and Rink SECONDED to adopt a resolution determining the necessity and fixing date for a public hearing on the matter of the adoption of a proposed Amended City-Wide Urban Revitalization Plan for the City-Wide Urban Revitalization Area.

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

MOTION PASSED 7-0

The Mayor then declared the Resolution ADOPTED and ENACTED this 6th day of April, 2021.

RESOLUTION NO. 2021-18, APPROVE URTED: Cangas MOVED and Schulz SECONDED to adopt a resolution granting property tax exemption for: Douglas E/Melinda L Blind, at 417 Crescent Lane (kitchen remodel).

Bowker questioned if City Clerk Blind can legally sign as this is for her property. Patrick O’Connell, City Attorney, said the Clerk is not approving the application, she is attesting the Mayor’s signature.

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

MOTION PASSED 7-0

The Mayor then declared the Resolution ADOPTED and ENACTED this 6th day of April, 2021.

OTHER

RIVERFEST LEASE: Rink MOVED and Cangas SECONDED to approve the Mayor's signature on a Three-Year Lease Agreement with Riverfest, LLC.

MOTION PASSED 7-0

BUILDING MATERIALS LEASE: Schulz MOVED and Amandus SECONDED to approve the Mayor's signature on a Three-Year Lease Agreement with Building Materials, Inc.

MOTION PASSED 7-0

POLICE OFFICER LIST: Rink MOVED and Cangas SECONDED to accept the Civil Service Commission's Entry Level Police Officer Eligibility List.

MOTION PASSED 7-0

CHANGE ORDER, PIP 2018-04: Cangas MOVED and Bowker SECONDED to approve the Mayor's signature on Change Order No. 7 for Public Improvement Project 2018-04, Reconstruction of Old Hwy. 61, 2nd to 6th Street.

MOTION PASSED 6-1 (Rink)

CHANGE ORDER, PIP 2020-08: Cangas MOVED and Bowker SECONDED to approve the Mayor's signature on Change Order No. 1 for Public Improvement Project 2020-08, Phase 2 Parking Lots.

MOTION PASSED 6-1 (Rink)

MARINA UPDATE: Mohrfeld reported FEMA will now fund dredging at the marina again and will be dredging more than originally proposed. The goal is to remove the docks after Rodeo and then begin dredging. He is meeting with the City Attorney on Friday to work on a lease between the City and the non-profit organization that will run this. The old jetty wall will be turned in to a pier with a walking path on it. The City has applied for a FEMA Improved Project request to realign the jetty wall. Replacement of the marina wall was planned as a secondary project, however there are that cannot wait. Boussetot has also applied for this to be an Improved FEMA project. The secondary phase will fill in the backwater area for parking. All the docks will be replaced with covered docks. With deeper water boat lifts can be installed. A group of boaters are looking at slip rental costs up and down the river and also the configuration of the docks. He has made a presentation to SIRRC for \$1.5 million for the docks. He has also applied to the FMCH Foundation and will be making a presentation. Some engineering work has already begun

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Mohrfeld reported some stimulus money will be distributed by members of Congress for projects in their districts. Regional Planning is working on an application for the marina. One of things that caught the favor of the initial concept was the multi-faceted funding project. In order to apply for these funds, a resolution of support from the City is needed. The resolution states the City commits \$1.5 million to the project. He wanted to set up a special meeting with one single agenda item - the resolution.

Chris Sorrentino, 412 Avenue D, supported the efforts but was concerned what the City's return on investment will be in the future. Mohrfeld said one of the key components to this approach is that it has a sustainability plan. Money will be set aside each year for maintenance dredging and repair.

Schulz said this is a dilapidated facility that is becoming unusable. By investing money in this manner instead of trying to fix it, it is being opened to outside investors and bringing in additional money from grants. He said he reached out to our state senator and said there is good enthusiasm at the federal level for this project.

Lair was concerned about where the City's \$1.5 million would come from. Mohrfeld suggested the Highway 61 funds.

OPEN DISCUSSION/FUTURE MEETINGS AGENDA ITEMS/COUNCIL COMMUNICATIONS:

The Dog Park Committee has raised money to fund the walkways. Mohrfeld suggested not charging the Summer Market for barricades or tables and having this as an agenda item at the next meeting. If there are any City expenditures, he suggested back funding from the hotel/motel tax funds. He noted a developer met with the Humphrey family and toured the Humphrey building.

ADJOURNMENT: At 6:52 P.M., the regular meeting adjourned until April 20, 2021, at 5:30 P.M.

MANUAL CLAIMS & WARRANTS: See Claims dated March 12, 2021, in the amount of \$181,591.37, and February Manual Claims, in the amount of \$123,145.37.

PAYROLL	3/12/2021
General	\$ 179,051.24
Old Fort	2,766.89
Road Use	28,058.09
Tourism	1,314.50
Water	30,113.85
Sewer	40,627.07
Solid Waste	12,046.63
Airport	312.77
Storm Water	3,725.43
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	\$298,016.47

Matt J. Mohrfeld, Mayor

ATTEST:

Melinda L. Blind, City Clerk