

STATEMENT OF COUNCIL PROCEEDINGS

March 19, 2018 6:00 p.m.

The City Council of Boone, Iowa, met in regular session in the City Hall Council Chambers on March 19, 2018, at 6:00 p.m. with Mayor Slight presiding. The following Council Members were present: Byrd, McGinn, Stines, Hicks, Piklapp, Stecker, and Ray. Absent: none.

Hicks moved; Stecker seconded to approve the agenda as presented. Ayes: McGinn, Stines, Hicks, Piklapp, Stecker, Ray, and Byrd. Nays: none.

Mayor Slight swore in Firefighter, Andrew Hull.

Skare requested on behalf of Carla Awtry the use of 8th and Story Street green space for the Lincoln Highway Junkathon from May 18th through the 20th and September 28th through the 30th. Skare stated that he has spoken with Awtry regarding possible construction going on to the exterior wall of 807 Story Street. Ray moved; Piklapp seconded to approve the use of the 8th and Story Street green space on May 18th through the 20th and September 28th through the 30th for the Lincoln Highway Junkathon. Ayes: Stines, Hicks, Piklapp, Stecker, Ray, Byrd and McGinn. Nays: none.

Vanessa McCutcheon, Director of the Boone Area Humane Society, requested that the City ban the retail sale of cats and dogs in pet stores. McCutcheon stated that she has spoken to the current owner of the local pet store; they do not currently sell cats or dogs and he was suppose to be present to support the request. McCutcheon explained the purpose is so that pet stores cannot go to puppy mills or commercialized breeders to obtain and sell these animals. McCutcheon stated the issues arise because pet stores are selling these pets to uneducated people and they have not been spayed or neutered.

Ray stated that McCutcheon had brought the request to ban the retail sale of cats and dogs to Public Safety last month, however it will require an Ordinance change and therefore the request is being brought to the full Council. Ray commented that he was in full support of the request. Ray moved; Hicks seconded to go forward with an Ordinance change to ban the retail sale of cats and dogs. Ayes: Hicks, Piklapp, Stecker, Ray, Byrd, McGinn and Stines. Nays: none.

Rick Colby, Executive Director of Eastern Star, presented a request to use the City's bonding capacity in order to remodel their residential area to include large rooms, more commons areas, and add a wellness facility program. The total request is to use \$4,975,000.00 of bank qualified bonds. Colby stated that both the construction and bonding will be bided out. Skare advised that this does not affect the City's debt capacity nor is the City held liable for the bond; however, it does affect the City's bonding capacity for 2018 reducing our maximum bonding capacity of \$10,000,000.00. It also requires a lot of additional work from Elmquist since all the bond documents pass through the City. Skare stated that we typically use Ahlers and Cooney for City bonds; however Robbins is willing to review these documents on their behalf. Skare recommended charging a fee for staff's time being spent on this project; council discussed a fee of \$2,500.00. Colby stated that they had no issue with paying this. Skare commented that this project is exempt from property taxes and Higgins confirmed that they do pay building permit fees.

Colby stated that the expansion will employ ten (10) to fifteen (15) more people and it will take about nine (9) months. The wellness center will be approximately 7,000 square feet which will bring people to their facility for therapy and wellness. Colby advised discussion has taken place regarding a possible Nurse Practitioner being available a couple times a week as part of a partnership with Boone County Hospital. The wellness center would be open to any senior. Colby stated another aspect that would be addressed is the beginning stages of memory care on the second floor that would have ten (10) units. Ray moved; Piklapp seconded to authorize Eastern Star the use of the City's bonding capacity. Ayes: Piklapp, Stecker, Ray, Byrd, McGinn, Stines and Hicks. Nays: none.

Troy Weary, from ITC Midwest, explained the process for adding transmission lines at the County level and stated that everything has been completed out in the County. Weary then apologized for letters going out to City's residence in late January before they were prepared to start discussions with the City or landowners. Weary stated that he has

spoken to City Staff and an Open House has been set for Tuesday, April 3rd at 4:30 p.m. at the Boone Chamber of Commerce. Letters will be sent to land owners along the route; this includes both sides of Montana, Mamie Eisenhower, and Ringold. Weary stressed that the Open House is a time to speak to the landowners and hear from the public. Piklapp and Ray both stated that they have heard concerns from their constituents and wanted to know if there is another possible route. Weary stated that is what we want to hear at the Open House, and although legally they could not speak to landowners prior to a public meeting with the Iowa Board of Utilities; they probably should have met with all landowners along the route at once to prevent any confusion. Weary confirmed that this is a proposed route and not the final route. Council heard from several citizens regarding their concerns on the appearance of the poles, the height of the poles, concern of loss property value, and lack of interest to build in the area if the poles are put up. Citizens requested that ITC Midwest look for an alternative route. Weary stated the goal is to move all transmission lines outside or to the perimeter of the City of Boone. These lines service multiple utilities from Ogden Municipal Utilities, Alliant Energy, Midland Utilities, and they are just trying to provide services for the next sixty (60) years. Weary stated that nothing has been built yet nor do they have the authority to start building at this time. Weary advised that the project is scheduled for 2019, but it will take time to hear from residents, see what is feasible, reassess, and look at alternatives. Weary described the poles as being made of wood and standing sixty (60) to eighty (80) feet tall and eighteen (18) inches in diameter.

Ray moved; Piklapp seconded to set a public hearing for April 2, 2018 at 6:00 p.m. for the consideration of the proposed Fiscal Year 2018 Budget Amendments. Ayes: Stecker, Ray, Byrd, McGinn, Stines, Hicks and Piklapp. Nays: none.

Piklapp brought the Council up to date on the history of 332 West 2nd Street dating back several years. Skare stated that staff has been working with the owner to clean-up this area since 2014. Just recently this has been accomplished with the demolition and removal of the trailers. The owner hired contractors to get the area cleaned up, however did not have the resources to pay the contractors, so the City went ahead and paid the contractors and then assessed the property, knowing that the property is going to be sold and that the City would receive their funds back at the time of the sale. Skare advised the total amount of the assessments against the property is \$36,149.00, of that, \$29,548.00 was for the demolition, \$5,800.00 is for delinquent water and sewer bills, and \$105.00 is for nuisance fees.

Skare informed the Council that at a meeting with the owner about the assessments, discussion took place regarding the possibility of the City purchasing the property, after the initial meeting a second meeting was held with Councilman Piklapp and Robbins in attendance. A tentative offer of \$105,000.00 was agreed to pending Council's approval. Skare advised that of the \$105,000.00 the City would get back the \$36,149.00 for the assessments with the sale of the property. The land is 2.8 acres and could potential be split into eight (8) residential lots allowing for eight (8) new homes to be built. Skare stated that with the City owning the property the City would have a say in what is built there and this would be a way for the City to work with a contractor. The Economic Development Committee would like to see single family homes in this area. Skare stated that contractors are telling us that they need lots to build on and there are between twenty (20) and thirty (30) lots on the Southside and this would be another part of the in-fill lot program. At \$100,000.00 the investment would take 5.75 years for the City to be re-coup that money. Skare advised that the funds would come from Local Option Sales Tax cash reserves. Piklapp clarified that the City is not interested in building the homes themselves. Stecker added that there is a section of this land that is not conveniently usable for residential development that could be passed on to the Little League for parking. Stecker stated that she feels this is a good thing to do.

Piklapp moved; Hicks seconded to move forward with the purchase of 332 West 2nd Street, Boone, Iowa in the amount of \$105,000.00. Ayes: Ray, Byrd, McGinn, Stines, Hicks, Piklapp and Stecker. Nays: none.

Higgins stated that today he received plans for a crematorium for the funeral home on 6th Street. Higgins asked for direction from the Council on how they would like him to proceed. Stecker requested that it go through the Planning and Zoning Committee.

Rouse updated the Council on the public works building.

Rouse stated that staff is working on the streets and alleys.

Scott reported that the boat ramp is ready to be open to the public.

Wiebold requested permission to move forward with the hiring of a second Police Officer prior to July 1, 2018 as budgeted. Wiebold stated that through the savings of losing a former officer he has the funds to hire a new officer later this week. Wiebold stated that the second officer on the Civil Service list is still available and would like to proceed with hiring him. Ray moved; Stines seconded to approve the hiring of the additional Police Officer, Seth McCrea. Ayes: Byrd, McGinn, Stines, Hicks, Piklapp, Stecker and Ray. Nays: none.

Skare informed the Council that a resolution and the agreement for the New Residential Housing Incentive Program are in their packets. The agreement currently states the maximum home value that could qualify is \$350,000.00. Skare stated that this is the time to discuss whether they wanted to change the maximum. Stecker stated that she doesn't understand why we would put a cap on a great program. Hicks stated that he is looking at wanting to get young couples in, but he didn't care if we moved it up to \$400,000.00. Piklapp stated that we are looking at solving multiple issues and we should not get hooked up on just property taxes. Piklapp advised that out of the seventeen (17) homes built in 2017 the average home was \$200,100.00. Skare announced that the County thinks it is a great program and they are willing to rebate the first three (3) years. Stecker moved to raise the maximum to \$400,000.00 seconded by Stines. Ayes: McGinn, Stines, Stecker, and Byrd. Nays: Hicks, Piklapp, Ray.

Skare reported that the ALICE Phase II Project did not receive the State Tax Incentive Grant, and they will reapply next year.

Mayor Slight asked if there were any questions or items to be removed from the Consent Agenda; Stines requested item 6E1 be removed from the consent agenda, appointing Elijah Stines to the Human Service Committee expiring December 31, 2020.

Ray moved, Piklapp seconded to approve the following items on the Consent Agenda: 1) Minutes of previous meetings. 2) Bills payable. 3) Resolution 2591 authorizing financial incentives to assist housing development. 4) Resolution 2592 approving the hiring of Officer Seth McCrea to the Boone Police Department. 5) Resolution 2593 approving the hiring of Firefighter Andrew Hull to the Boone Fire Department. 6) Appointment of Matt Grabau to the Airport Commission expiring April 1, 2020. Ayes: Stines, Hicks, Piklapp, Stecker, Ray, Byrd, and McGinn. Nays: none.

A And M Laundry	Supplies	57.02
AFLAC	Payroll	15.75
Michael Broderick	Services	995.00
Alliant Energy	Utilities	1,758.70
Alliant Energy	Utilities	52,211.41
Allstate Benefit Group	Payroll	405.24
Boone Fitness	Payroll	35.30
Arlen Wildeman	Reimbursements	42.92
Arnold Motor Supply	Parts	5.38
Arnold Motor Supply	Parts	1,483.28
August Enterprises	Services	16,048.20
BARCO Municipal Products	Parts	1,655.00
Boone Ace Hardware	Supplies	59.21
Boone Bank And Trust	Payroll	458.33
Boone County Recorder	Recording Fees	22.00
Boone County Treasurer	Parking Tickets	210.00
Boone Day Breakers Kiwanis	Dues	85.00
Boone Hardware	Supplies	14.48
Boone Hardware	Services	338.56
Gatehouse Media Iowa	Publications	682.44
Bradley Rholl	Reimbursements	19.00
Brown Supply	Supplies	539.40
Carpenter Uniform	Clothing Allowance	280.99

CDS Global	Services	1,684.43
CDS Global	Postage	1,985.64
CDS Global	Services	253.68
Centurylink	Phone Line	584.21
Collection Services Center	Payroll	563.68
Computer Concepts Of Iowa	Services	600.00
Core And Main	Equipment	15,473.54
Culligan Of Boone	Water Testing	58.10
Dash Medical Gloves	Supplies	70.90
Data Technologies	Training	170.00
Des Moines Pastoral Counseling	Services	215.00
Dollar General	Supplies	81.20
Fareway Stores	Supplies	93.55
Cox Tires	Repairs	400.00
Galls	Clothing Allowance	1,092.00
Graymont Western Lime	Chemicals	4,225.48
Grimes Asphalt And Paving	Materials	584.00
Hawkins Water Treatment Group	Chemicals	6,369.03
Heartland Flags	Supplies	480.00
Iowa Law Enforcement Academy	Services	450.00
IMFOA	Training	175.00
ICMA Retirement Trust 457	Payroll	758.77
Infobunker	Internet Services	113.00
Infomax Office Systems	Printing Services	754.71
IPERS	Payroll	13,961.48
J And M Displays	2018 Fireworks	10,000.00
John Rouse	Reimbursements	50.85
Kendall Hilsabeck	Reimbursements	19.00
Keystone Laboratories	Water Testing	235.60
Kim Majors	Reimbursements	34.24
Kimball Midwest	Supplies	162.97
KWBG	Advertising	352.92
Martin Marietta Materials	Materials	2,254.37
Roger And Jane Martin	Fuel	1,259.69
Andrew Lynn McGill	Repairs	70.00
Medtrak Services	411 Prescriptions	1,348.29
Members 1st Community Credit Union	Payroll	160.00
Mid Iowa Sales	Supplies	139.50
Moeller Electric	Repairs	70.00
Molitor Construction	Repairs	3,065.70
Municipal Fire And Police Retirement	Payroll	21,530.36
Mutual Of Omaha	Payroll	268.05
NARTEC	Supplies	176.98
North American Rescue	Supplies	575.76
O'Reilly Automotive Stores	Parts	250.26
Orkin	Pest Control	69.76
Peoples Clothing Store	Supplies	263.98
Pitney Bowes	Lease Contract	143.34
Portable Pro	Services	225.00
Premier Office Equipment	Services	47.23
Pritchard Bros Plumbing	Repairs	6,465.30
Qualification Targets	Supplies	42.42
R And W Power	Parts	3.98
Ramaker And Associates	Mapping Services	1,200.00
Schumacher Elevator	Services	2,074.48
Scott Hull	Reimbursements	28.00
Seth Janssen	Reimbursements	19.00

Sirchie Finger Print Laboratory	Supplies	82.79
Speer Financial	Bond Disclosure	640.00
Staples Advantage	Supplies	393.16
Star Energy	Propane	3,263.98
State Of Iowa	Payroll	9,463.00
Tom Walters Company	Services	96.00
Total Choice Shipping	Shipping	10.88
Trans Iowa Equipment	Parts	5,843.93
Transamerica	Payroll	100.00
Treasurer State Of Iowa	Sales Tax	5.00
United Rentals North America	Services	1,229.51
Van-Wall Equipment	Parts	100.50
Vander Haags	Parts	100.00
Verizon Wireless Services	Wireless Service	334.29
Vision Bank	Payroll	23.35
Vision Bank	Payroll	45,398.41
Visionbank Of Iowa	Miscellaneous	645.50
Walters Sanitary Service	Services	197.12
Walters Sanitary Service	Services	354.90
Wisecup Trucking	Services	13,500.00
Xerox Corporation	Services	62.68
Michael A Eppert	UB Deposit Refund	125.00
Nick Erickson	UB Deposit Refund	55.81
Teddy Hinders	UB Deposit Refund	33.90
Taunja Hoskins	UB Deposit Refund	40.82
Hannah Huey-Jones	UB Deposit Refund	125.00
Lori R Huffman	UB Deposit Refund	125.00
Amy M Huffstutler	UB Deposit Refund	98.00
Alan Negrete	UB Deposit Refund	12.21
Deb Neubauer	UB Deposit Refund	71.21
Kathering M Oelfke	UB Deposit Refund	125.00
Alissa N Puffett	UB Deposit Refund	56.22
Marilyn Straight	UB Deposit Refund	91.97
Angie Troutwine	UB Deposit Refund	83.06
Paid Total		264,115.24

FUND	RECEIPTS	DISBURSEMENTS
General	66,356.00	84,643.79
Special	13,301.00	5,095.78
Hotel/Motel	0.00	6,000.00
Road Use Tax	177,994.52	42,364.69
Debt Service	3,906.65	0.00
Water Utility	217,459.21	57,985.64
Sewer Utility	254,563.25	34,444.58
Family Resource Center	4,526.99	1,073.76
Capital Project	11,417.39	29,570.20
Storm Water Utility	15,497.76	1,588.51
Expendable Trust	11,220.76	0.00
Agency Account	25,350.25	1,348.29

Ray moved; Stecker seconded to approve item 6E1, appointing Elijah Stines to the Human Service Committee expiring December 31, 2020. Ayes: Hicks, Pikelapp, Stecker, Ray, Byrd, and McGinn. Nays: none. Abstained: Stines.

Hicks moved, Ray seconded to approve the first reading of Ordinance 2245 revising Chapter 55 Animal Control and Care to allow the City of Boone to change the animal control regulations to not apply to cats, and allowing the retention of cats up to the

Animal Control Officer. Ayes: Piklapp, Stecker, Ray, Byrd, McGinn, Stines and Hicks.
Nays: none.

Hicks moved; Byrd seconded to approve the third reading of Ordinance 2244 changing the parking regulation on Fifth Street from Marshall Street to Delaware Street, except from 10:00 a.m. to 1:00 p.m. on each Sunday when parking shall be allowed on each side of the 1100 Block of 5th Street. Ayes: Stecker, Ray, Byrd, McGinn, Stines, Hicks and Piklapp. Nays: none.

Ray moved; Hicks seconded to adopt Ordinance 2244 changing the parking regulation on Fifth Street from Marshall Street to Delaware Street, except from 10:00 a.m. to 1:00 p.m. on each Sunday when parking shall be allowed on each side of the 1100 Block of 5th Street. Ayes: Ray, Byrd, McGinn, Stines, Hicks, Piklapp and Stecker. Nays: none.

Mayor appointed Byrd and Stecker to the Library Task Force.

Hicks stated that he is getting a lot of complaints again regarding the trains stopping on Division Street and there is a spike sticking up at the Story Street Crossing.

Piklapp apologized that the wrong proclamation was printed for the Home Rule.

Jamie questioned what kind of representation does the library board needs for the task force and if there was a time line. Skare put it back on Williams, but suggested a couple from the board usually five (5) to six (6) people total would be good along with staff's help.

There being no further business to come before the Council the meeting was adjourned at 7:23 p.m.

ATTEST:

Ondrea Elmquist Clerk/Finance Officer

John Slight, Mayor