

**ALTON CITY COUNCIL MEETING**  
**Minutes of Regular Session**  
**Tuesday, November 11, 2014**

Mayor Minten called the meeting to order at 6:00 P.M. with Council members Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor present. Also present was Dale Oltmans and Laurie Stoos.

Motion by Zenor and second by Kleinhesselink to approve the agenda. Ayes 5

Motion by Schutt and second by Vande Griend to approve the consent agenda, including minutes from October 14, 2014 meeting. Ayes 5

**NOVEMBER 2014 BILLS**

A & M LAUNDRY INC	LAUNDRY SERVICE	\$43.28
AALBERS & NIICHEL EXCAVATING	ROCK	\$596.27
AFLAC	AFLAC-PRE-TAX	\$497.33
AG PARTNERS	FUEL	\$1,565.43
ALTON ECONOMIC DEVELOPMENT COR	TIF REBATE	\$6,951.13
ALTON WELL	PLUG/SEAL WELLS 2&3	\$1,295.00
AMERICAN UNDERGROUND SUPPLY	9 PIECE COUPLING	\$650.00
ANALYTICAL & CONSULTING	COMPLIANCE TESTING	\$734.19
BANKERS TRUST	SERIES 2013A LOAN INTEREST	\$3,100.00
BANKERS TRUST	SERIES 2013B LOAN INTEREST	\$4,037.50
BANKERS TRUST	SERIES 2009A INTEREST	\$8,910.00
BANKERS TRUST	SERIES 2010 INTEREST	\$3,090.00
BOB REICHL	UTILITY REBATE	\$600.00
BOMGAARS	SEED, SUPPLIES	\$328.29
BORDER STATES INDUSTRIES, INC.	ELBOW, DEAD END CAP, JUNCTION	\$2,409.39
BOUMA & COMPANY	UTILITY REBATE - MARK MEIS	\$600.00
BROWN SUPPLY CO.	VALVE BOX RISERS, BRACKETS, SAFETY	\$1,242.11
CLAYTON ENERGY CORPORATION	GAS COMMODITY	\$54,267.51
CLAYTON ENERGY CORPORATION	GAS RESERVATION	\$4,488.50
COMMUNITY BANK	RETURN CHECK FEE	\$5.35
COMMUNITY BANK	ACH FEES	\$26.90
COMMUNITY BANK (FED WHLD)	FED/FICA TAX	\$7,827.55
CONTINENTAL RESEARCH CORP	BACTO DOSE	\$455.85
DEWILD GRANT RECKERT & ASSOC	CONSULTING FEES	\$8,072.50
ECHO GROUP INC	WIRE	\$1,805.33
FAREWAY STORES INC	SUPPLIES	\$25.65
FOREMAN TIRE SERVICE	TIRE REPAIR	\$6.50
GCC ALLIANCE CONCRETE INC	SEWER REPAIR & MAINT	\$992.00
GLENN'S COPIER INC	OFFICE SUPPLIES	\$272.77
H & D UNDERGROUND INC	DIRECTIONAL BORING	\$4,301.25
HOLIDAY INN	TRAVEL/TRAINING	\$371.84
HYDRO KLEAN	SEWER LINING, JET/VAC	\$42,609.02
INDUSTRIAL SALES	PIPE & LOCATE WIRE	\$1,781.81
IOWA FINANCE AUTHORITY	SRF LOAN INTEREST	\$568.75
IOWA INFORMATION	FIRE AD	\$37.50
IOWA ONE CALL	LOCATES	\$36.00
IOWA STATE TREASURER	STATE TAX	\$1,408.00
IOWA UTILITIES BOARD	ELECTRIC & GAS ASSESSMENT	\$1,027.91

IPERS COLLECTIONS	IPERS	\$4,942.03
KRIZ-DAVIS CO.	WIRE	\$3,041.48
MARVS OUTDOOR POWER & EQUIP.	POWER BLOWER	\$159.99
MBMECA	ELECTRIC TRANSMISSION	\$6,666.56
MCMULLEN, JESSICA	UTILITY DEPOSIT REFUND	\$11.10
MIDAMERICAN ENERGY	LIGHTS	\$131.32
MIKES WELDING & REPAIR	PICNIC TABLES, SUPPLIES	\$665.70
MISSOURI RIVER ENERGY SERVICES	ELECTRIC	\$51,166.57
MOUW MOTOR	BATTERY, MAINTENANCE	\$176.10
MUNICIPAL UTIL-BILLS	UTILITIES	\$1,014.60
NAPA	OIL FILTER	\$15.54
NEAL CHASE LUMBER CO	PRESSURE WASHER, SUPPLIES, TRIMMER	\$1,579.54
NOTEBOOM ELECTRIC	GALVANIZED CHANNEL	\$24.10
ORANGE CITY MUNICIPAL UTILITIES	BULK WATER	\$8,291.71
ORANGE CITY SANITATION	GARBAGE HAULING	\$6,531.57
PAYROLL CHECKS	PAYROLL CHECKS ON 10/31/2014	25,523.14
PIZZA RANCH	MEETING EXPENSE	\$44.98
PLUIM PUBLISHING CO., INC.	FIRE AD	\$70.25
R & J WELDING AND DESIGN	REPAIRS	\$46.55
RICH VAN KLOMPENBURG	GAS REBATE	\$325.00
SIOUX COUNTY RECORDER	RES 14-25, 14-27 ORD 713	\$65.00
SIOUXLAND PRESS	PUBLICATIONS	\$392.93
SIOUXLAND PROPANE CO	BALL JOINTS	\$59.00
STOOS, LAURIE	MILEAGE	\$275.72
TENNANT SALES & SERVICE CO	SEAL	\$52.95
TREASURER - STATE OF IOWA	SALES TAX	\$2,688.00
TRITECH EMERGENCY SYSTEMS INC	RESCUE BILLING	\$55.00
U S CELLULAR	CELL PHONES	\$216.36
USA BLUE BOOK	EQUIPMENT	\$285.85
UTILITY SAFETY & DESIGN	ODORANT	\$1,162.64
VAN MAANEN'S RADIO SHACK	COMPUTER MAINTENANCE	\$170.00
VANDER HAAGS	2007 DUMP TRUCK	\$32,075.00
VILLA, BELINDA	UTILITY DEPOSIT REFUND	\$82.62
VISA	LEVELER	\$2,802.10
WATTERSON, ALEX	UTILITY DEPOSIT REFUND	\$10.58
WELLMARK	GROUP INSURANCE	\$7,494.81
WESCO DISTRIBUTION, INC.	WIRE, TRANSFORMER, BOX PAD	\$34,544.93
WEST IOWA TELEPHONE	TELEPHONE, INTERNET, FAX	\$545.46
TOTAL		\$360,445.19

GENERAL FUND	22,394.00
ROAD USE TAX FUND	5,183.66
EMPLOYEE BENEFITS FUND	2,080.39
TIF - FVM2-1 FUND	6,951.13
DEBT SERVICE FUND	19,137.50
CAPITAL EQUIPMENT FUND FUND	32,075.00
CAPITAL - STREETS FUND	6,007.60
WATER FUND	21,275.05
SEWER FUND	53,689.54
ELECTRIC FUND	123,284.22
GAS FUND	68,361.75

**Sioux County Bike Trails:** Ken Kroon updated the Council on the progress the Sioux County Trails Committee has made with marking bike routes with signs. The committee is beginning a

fundraising campaign in an effort to raise an additional \$7,000 to purchase the remaining signs needed to complete the first phase.

**Annual Finance Report:** Oltmans presented to the Council the Annual Finance Report for fiscal year 2013-2014.

Motion by Kleinhesselink and second by Vande Griend to approve the Fiscal Year 2013-2014 Annual Finance Report. Ayes 5

**Transfer of Funds:**

**RESOLUTION 14-32 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA TRANSFERRING FUNDS FROM THE TIF FAIR VIEW MEADOWS 1<sup>ST</sup> ADDITION HOUSING FUND FOR DEBT REPAYMENT”** was introduced and moved for adoption by Council Member Kleinhesselink. Vande Griend seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor

Nays: None

Whereupon the Mayor declared the Resolution duly adopted.

**RESOLUTION 14-33 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA TRANSFERRING FUNDS FROM THE TIF FAIR VIEW MEADOWS 2<sup>ND</sup> ADDITION PHASE 1 HOUSING FUND FOR DEBT REPAYMENT”** was introduced and moved for adoption by Council Member Bengard. Zenor seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor

Nays: None

Whereupon the Mayor declared the Resolution duly adopted.

**RESOLUTION 14-34 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA TRANSFERRING FUNDS FROM THE TIF INDUSTRIAL PARK FUND”** was introduced and moved for adoption by Council Member Zenor. Schutt seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor

Nays: None

Whereupon the Mayor declared the Resolution duly adopted.

**2013 TIF Debt Certification:**

Oltmans presented the Council with copies of the 2014 Certification of Debt for Urban Renewal District 1, District 4, and District FVM 2<sup>nd</sup> Addition Phase 1.

Motion by Kleinhesselink and second by Vande Griend to approve Urban Renewal District 1 2014 Debt Certification. Ayes 5

Motion by Bengard and second by Zenor to approve Urban Renewal District 4 2014 Debt Certification. Ayes 5

Motion by Schutt and second by Vande Griend to approve Urban Renewal District FVM 2<sup>nd</sup> Addition Phase 1 2014 Debt Certification. Ayes 5

**Urban Renewal Annual Report:**

The Council reviewed the Urban Renewal Annual Report for the Fiscal Year 2013-2014.

Motion by Bengard and second by Schutt to approve the Urban Renewal Annual Report for the Fiscal Year 2013-2014. Ayes 5

**Liquor License:** Double D submitted a request for renewal of their liquor license with outdoor service and Sunday sales.

Motion by Zenor and second by Bengard to approve the liquor license with outdoor service and Sunday sales for Double D. Ayes 5

**Building Lease:** Oltmans received the new building lease from Frank Van Es. There were no changes to the terms of the lease.

Motion by Bengard and second by Kleinhesselink to accept the lease contract with Frank Van Es for storage building. Ayes 5

**Personnel:**

**RESOLUTION 14-31 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA, SETTING SALARIES AND WAGES FOR APPOINTED OFFICERS AND EMPLOYEES OF THE CITY FOR FISCAL YEAR 2014-2015”** was introduced and moved for adoption by Council Member Schutt. Bengard seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor

Nays: None

Whereupon the Mayor declared the Resolution duly adopted.

**Communications Tower Lease:** Oltmans was contacted by SBA Communications Corporation with a request to extend the current lease of the communications tower with incremental increases for 65 years. It was the consensus of the Council to stay in current lease and not extend the terms.

**Principal Financial Group:** The City received shares of Principal Financial Group’s common stock when the company provided the City with health insurance.

Motion by Schutt and second by Bengard to sell the City's shares of common stock in Principal Financial Group. Ayes 5

## **Utilities:**

### **Wastewater Rates**

**ORDINANCE 714 "AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF ALTON, IOWA 2002 BY AMENDING PROVISIONS PERTAINING TO THE MUNICIPAL SANITARY SEWER UTILITY RATES"** was introduced and moved for adoption by Council Member Bengard. Zenor seconded the motion. The Mayor put the question upon the motion, and the roll being called, the vote thereon was as follows:

Ayes: Bengard, Kleinhesselink, Schutt, Vande Griend and Zenor  
Nays: None

Whereupon the Mayor declared the motion carried and said proposed ordinance was given first vote for passage and placed on file before the Council for the second time.

### **Natural Gas Purchase Update**

Oltmans updated the Council on the City's forward purchase of natural gas, and purchases of natural gas injected into storage. The City has purchase approximately 60% of the natural gas needed in the winter months, based on the previous three years history. Oltmans also presented information on the recent history of natural gas prices.

## **Streets:**

### **Street Repair & Replacement Plan Update**

Oltmans updated the Council on the possibility for a grant administered by Northwest Iowa Planning & Development for proposed work to be done on East Division St. He also updated them on discussions with Piper Jaffray, the City's financial advisor, and the costs to bond for street repairs. It was the consensus of the Council to authorize Oltmans to start working on the bond process for \$400,000 over a 20 year period.

### **Financing Projects**

Oltmans informed the Council the 1975 dump truck used for snow removal and hauling has stopped working. Oltmans along with Herda and Albers have researched new dump trucks. They were able to find a used dump truck at Vander Haag Inc. out of Spencer.

Motion by Kleinhesselink and second by Zenor to approve the purchase of a 2007 dump truck from Vander Haag Inc. for \$32,900. Ayes 5

The Council also discussed the purchase of a salt box to help with sanding parking lots and sidewalks. It was the consensus of the Council to look at it during budget time for next year.

**Long Term Planning:**

**Sioux Golf & Country Club**

Discussion was held by the Council on the possibility of setting a date for residents to vote on bonding for the purchase of Sioux Golf & Country Club. The Council discussed the long term ramifications of bonding and the additional loss of income the City would incur by purchasing the golf course. It was the consensus of the Council that they do not want to see the golf course go away, but there are concerns about purchasing it. Some concerns included the financial burden it would place on residents in taxes as well as the possibility of utility rates. Additionally any further costs that would the City would have to bare for maintaining and updating the facilities. Conversation was held on what benefits it would bring to the community such as an event center and reception hall. It was the consensus of the Council to have SGCC’s board members research what other cities have done, to pursue consensus from its members on a sale, and to formalize a proposal to present to the City Council.

**Alton Reformed Church Rec Center Addition**

Oltmans informed the Council that he was approached about the possibility and interest of the City in participating in a potential Rec Center addition by Alton Reformed Church.

**Employee Recognition Dinner:**

Motion by Bengard, second by Vande Griend that in the efforts of employees of the City of Alton, the Council would like to hold an employee recognition dinner on December 2, 2014 and give a gift of appreciation to be funded by the utilities. Ayes 5

Motion by Kleinhesselink, second by Zenor to adjourn meeting at 8:10 PM. Ayes 5

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Mayor,  
Ronald L. Minten

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City Clerk/Administrator  
Dale Oltmans

**October Revenue**

General Fund	\$145,151.27	Capital Equipment Fund	\$28.07
RUT Fund	\$13,467.38	LMI Housing	\$21.40
Employee Benefits	\$15,836.69	Capital Housing Dev.	\$18,161.20
Local Option Fund	\$11,755.25	Capital Parks & Trails	\$2.37
TIF - Industrial Park	\$197,746.08	Water Fund	\$21,096.96
TIF- FVM2 Phase 1	\$13,283.98	Sewer Fund	\$11,341.78
TIF- FVM1	\$39,695.84	Electric Fund	\$70,390.83
Debt Service Fund	\$100,862.70	Gas Fund	\$16,880.29
Capital Econ. Dev. Fund	\$100.00	<b>Total Receipts</b>	<b>\$675,822.09</b>