

ALTON CITY COUNCIL MEETING
Minutes of Regular Session
Tuesday, March 10, 2015

Mayor Minten called the meeting to order at 6:00 P.M. with Council members Kleinhesselink, Schutt, and Zenor present. Bengard arrived at 6:20. Vande Griend was absent. Also present was Kurt Franje, Noah Jansen, Maggie Laverman, Matthew Laverman, Peter Laverman, Marsha McDowell, Dale Oltmans and Laurie Stoos..

Motion by Kleinhesselink and second by Zenor to approve the agenda. Ayes 3

Motion by Schutt and second by Zenor to approve the consent agenda, including minutes from February 10, 2015 meeting. Ayes 3

FEBRUARY 2015 BILLS

A & M LAUNDRY INC	LAUNDRY SERVICE	\$43.58
AFLAC	AFLAC-PRE-TAX	\$497.33
AG PARTNERS	FUEL	\$1,212.84
ALLEGIANT EMERGENCY SERV	HOSE STRAPS	\$128.43
ALTEC INDUSTRIES INC	SAFETY PLACARDS	\$122.03
ANALYTICAL & CONSULTING	WATER/WASTEWATER COMPLIANCE	\$1,042.63
ARNOLD MOTOR SUPPLY	PARTS, PLOW TRUCKS	\$1,073.20
BOMGAARS	SUPPLIES	\$142.33
BROEK, MARK	UTILITY DEPOSIT REFUND	\$91.37
BROWN SUPPLY CO.	CLAMPS	\$833.65
CLAYTON ENERGY CORPORATION	GAS COMMODITY	\$36,689.23
CLAYTON ENERGY CORPORATION	GAS RESERVATION	\$10,121.41
COMMUNITY BANK	ACH FEES	\$27.40
COMMUNITY BANK (FED WHLD)	FED/FICA TAX	\$6,887.01
CONTINENTAL RESEARCH CORP	MARKING PAINT, WRENCH	\$386.88
CROGHAN, OWEN	ELECTRIC REBATE	\$42.00
DATA TECHNOLOGIES, INC.	TRAINING	\$170.00
DE JONG OIL & REPAIR INC.	FIRE VEHICLE MAINTENANCE	\$691.72
DEWILD GRANT RECKERT & ASSOC	WATER MAIN LOOP, ELECTRICAL ENGINEERING	\$9,626.68
DIGITAL PLUS	CABLE	\$59.98
ECHO GROUP INC	LIGHTING - LIBRARY	\$213.84
FAREWAY STORES INC	SUPPLIES	\$20.27
FP MAILING SOLUTIONS	INK CARTRIDGE	\$123.81
GALLS	BADGES, UNIFORMS	\$85.94
GLENN'S COPIER INC	OFFICE SUPPLIES	\$244.99
HANSEN BODY SHOP	TRUCK REPAIRS	\$946.00
HAWKE & CO AG SERVICES	CAP HYDRAULIC	\$130.73
HENTGES PLUMBING	MAINTENANCE	\$47.58
IOWA ASSN. OF MUNICIPAL UTIL.	ELECTRIC & GAS DUES & RESEARCH, WORKSHOP	\$3,372.00
IOWA DEPT OF PUBLIC HEALTH	POOL REGISTRATION RENEWAL	\$70.00
IOWA DEPT OF REVENUE	PROPERTY TAX	\$15.18
IOWA STATE TREASURER	STATE TAX	\$1,258.00
IPERS COLLECTIONS	IPERS	\$4,442.55
JELLEMA CONSTRUCTION	REPLACE DOOR KNOBS	\$856.69
KLAY LAW TRUST ACCOUNT	PURCHASE LOTS HEIMSTRA 1ST ADD	\$68,606.40
KLAY,VELDHUIZEN,BINDNER,DEJONG	LMI LEGAL FEES	\$299.00
KRIZ-DAVIS CO.	FUSE, SEALANT, TAPE	\$431.45
LANCASTER, SHAWN	UTILITY CONNECTION REBATE	\$600.00
LATCHAW, BOB	UTILITY DEPOSIT REFUND	\$60.30
MARVS OUTDOOR POWER & EQUIP.	CHAINS	\$76.60
MBMECA	ELECTRIC TRANSMISSION	\$5,885.95
MID AMERICAN	LIGHTS	\$149.09
MID SIOUX OPPORTUNITY	PROJECT SHARE	\$20.00

MISSOURI RIVER ENERGY SERVICES	ELECTRIC	\$57,355.33
MUNICIPAL MANAGEMENT CORP	SURVEY	\$500.00
MUNICIPAL UTIL-BILLS	UTILITIES	\$2,317.56
NAPA ORANGE CITY	BATTERIES	\$508.47
NEAL CHASE LUMBER CO	SUPPLIES, MAINTENANCE, TOOLS	\$1,343.00
ORANGE CITY MUNICIPAL UTILITIES	BULK WATER	\$7,593.07
ORANGE CITY HEALTH SYSTEM	PARAMEDIC ASSIST	\$118.00
ORANGE CITY SANITATION	GARBAGE HAULING	\$6,205.70
PAYROLL	PAYROLL CHECKS ON 2/27/2015	\$22,590.67
PIZZA RANCH	MEETING EXPENSE	\$74.94
REHAB SYSTEMS INC.	JET/VAC CLEANING, TELEVISIONING	\$1,500.00
SIOUX COUNTY TREASURER	PROPERTY TAX - 712 & 713 PARK ST	\$445.25
SIOUXLAND PRESS	PUBLICATIONS	\$191.95
TREASURER - STATE OF IOWA	SALES TAX	\$4,228.00
TRITECH EMERGENCY SYSTEMS INC	RESCUE BILLING	\$143.00
U S CELLULAR	CELL PHONES	\$309.75
U. S. POSTMASTER	POSTAGE	\$500.00
VAN KLOMPENBURG, RICH	UTILITY DEPOSIT REFUND	\$60.00
VAN MAANEN'S RADIO SHACK	TECH SUPPORT	\$85.00
QUINTIN VAN-ES	MILEAGE REIMBURSEMENT	\$69.00
VISA	SUPPLIES, TRAVEL & TRAINING	\$299.09
WELLMARK	GROUP INSURANCE	\$7,494.81
WESCO DISTRIBUTION, INC.	TRANSFORMER - KVA PAD	\$22,796.35
WEST IOWA TELEPHONE	TELEPHONE, INTERNET, FAX	\$547.49
WESTERN IOWA TECH	EMERGENCY CONFERENCE	\$80.00
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	TOTAL ACCOUNTS PAYABLE CHECKS	\$295,202.50

GENERAL	\$20,532.27
ROAD USE TAX	\$5,075.23
EMPLOYEE BENEFITS	\$2,080.39
LMI HOUSING	\$69,295.65
CAPITAL - STREETS	\$2,348.00
WATER	\$23,578.34
SEWER	\$9,720.16
ELECTRIC	\$107,129.61
GAS	\$55,442.85
TOTAL	\$295,202.50

Zoning – Urban Chickens: Maggie Laverman read written comments on citizens desire to amend the current zoning ordinance to allow for urban chickens. Laverman presented the Council with a petition signed by 13 citizens, requesting an amendment to allow for 5 hens per property, with roosters not allowed, and all hens must be confined at all times.

The Council discussed concerns with aesthetics, noise, and potential disease.

Motion by Schutt and second by Kleinhesselink to not amend the current zoning ordinance addressing fowl in residentially zoned areas of the City of Alton. Ayes 4

Jansen, Laverman, Laverman, Laverman and McDowell left at 6:30.

Sale of Property – Habitat for Humanity Home: Kurt Franje informed the Council of how Habitat for Humanity homes were built, assessed and sold to a family. He also informed the Council that the family that buys the house must put in 350-500 labor hours, along with education to qualify for the home. The Council discussed the desire to have a two stall garage on the home.

Motion by Schutt and second by Bengard to approve purchasing the materials for the additional stall of the Habitat for Humanity home garage from Neal Chase for \$2,500. Ayes 4

Sanitation Contract – Gate Fee Increase: Oltmans has been contacted by Orange City Sanitation, requesting an increase in fees of \$.25 to cover the gate fee increase.

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF ALTON, IOWA 2002 BY AMENDING PROVISIONS PERTAINING TO THE COLLECTION AND TRANSPORTATION OF SOLID WASTE

Motion by Council Member Kleinhesselink that the reading just had to be the first and the Council dispense with the statutory provision that this Ordinance be fully and distinctly read on three different days as provided by section 380.3 of the Code of Iowa.

Motion was duly seconded by Council Member Zenor.

On roll call vote:

Ayes: Bengard, Kleinhesselink, Schutt, Zenor

Nays: None

Absent: Vande Griend

And the Mayor declares the motion duly carried.

Motion by Schutt that title of said bill for Ordinance be approved as set out and said bill for Ordinance 715 be adopted and placed on its final passage. Council Member Zenor seconds the foregoing motion.

On roll call vote:

Ayes: Bengard, Kleinhesselink, Schutt, Zenor

Nays: None

Absent: Vande Griend

2015 G.O. Bond: Motion by Bengard and second by Kleinhesselink to approve the Bonding Attorney Engagement Agreement. Ayes 4

RESOLUTION 15-09 “RESOLUTION RATIFYING, CONFIRMING AND APPROVING PUBLICATION OF NOTICE OF PUBLIC HEARING FOR THE ISSUANCE OF NOT TO EXCEED \$400,000 GENERAL OBLIGATION CAPITAL LOAN NOTES” 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, Zenor

Nays: None

Absent: Vande Griend

Whereupon the Mayor declared the Resolution duly adopted.

The Mayor opened the public hearing on Proposed Authorization of Loan Agreement and Issuance at 7:15 PM. No oral or written comments were received. The public hearing was closed at 7:18 P.M.

RESOLUTION 15-10 “RESOLUTION INSTITUTING PROCEEDINGS TO TAKE ADDITIONAL ACTION FOR THE ISSUANCE OF NOT TO EXCEED \$400,000 GENERAL OBLIGATION CAPITAL LOAN NOTES” was introduced and moved for adoption by Council Member Kleinhesselink. Zenor seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Zenor

Nays: None

Absent: Vande Griend

Whereupon the Mayor declared the Resolution duly adopted.

The Council reviewed the financing timeline.

Motion by Zenor and second by Kleinhesselink to approve Form of Term Sheet for Distribution by Piper Jaffray. Ayes 4

Budget Public Hearing: The Mayor opened the public hearing to approve the budget for fiscal year 2015-2016 at 7:20 P.M. No oral or written comments were received. Oltmans reviewed the proposed budget with the Council. The public hearing was closed at 7:23 P.M.

RESOLUTION 15-07 “A RESOLUTION OF THE CITY COUNCIL OF ALTON, IOWA, ADOPTING THE ANNUAL BUDGET FOR FISCAL YEAR ENDING JUNE 30, 2016” was introduced and moved for adoption by Council Member Schutt. Zenor seconded the motion to adopt.

Upon roll call vote, the following was recorded:

Ayes: Bengard, Kleinhesselink, Schutt, Zenor

Nays: None

Absent: Vande Griend

Whereupon the Mayor declared the Resolution duly adopted.

Economic Development - Prospective Business:

Rick and Tony Kellen from Fine Twine approached the Alton Economic Development Commission with a business proposal for the industrial park. It was the recommendation of the Alton Economic Development Commission that the City sell Lot B of the Industrial Park to Fine Twine for \$1 with a minimum assessment of \$100,000 as part of economic development.

Motion by Schutt and second by Bengard to sell Lot B of the industrial Park to Fine Twine for \$1 with a minimum assessment of \$100,000 as part of economic development. Ayes 4

Urban Renewal District #1 - Oltmans updated the Council on the process to amend the Urban Renewal District #1.

Utilities – Automated Meter Reading: Oltmans and Herda presented the Council with bid sheets from Itron and Neptune for automated meter reading equipment and installation.

Motion by Schutt and second by Zenor to approve the purchase and installation of Badger meters and Itron software for automated meter reading. Ayes 4

Project Updates & Bidding: Oltmans informed the Council that the 11th St. Project is out to bid. Oltmans also updated the Council on the plans to asphalt part of 7th Ave and get a competitive quote for Jefferson Ave.

Aalbers II Addition Sewer: The Council discussed the cost to the City and potential lot purchasers to install sewer lines.

Motion by Zenor and second by Schutt to allow Aalbers II Addition lot owners the ability to install internal septic tanks in lieu of a force main due to cost effectiveness for the City. Ayes 4

Equipment – Replacement Dump Truck/Snow Plow: Oltmans informed the Council there was no update on a replacement dump truck/snow plow, the vendor is still looking for a truck.

Lawn Mower Lease: Oltmans and Herda received a quote from Icon Ag for a lease of a lawn mower with a cab, snow blower and broom.

Motion by Bengard and second by Zenor to approve lease of John Deere lawn mower 1575 from Icon Ag. Ayes 4

Skid Steer Lease: The Council discussed leasing a skid steer from Ziegler Cat with a 24’ mill.

Motion by Zenor and second by Kleinhesselink to approve the lease of a skid steer from Ziegler Cat. Ayes 4

Tree Management: The Council reviewed a tree management ordinance from another City. Oltmans spoke to Dan’s Tree service about a contract with the City with a set fee. The Council also discussed allowing planting trees in the Right of Way. Staff will continue to investigate.

Website – Management Contract: Oltmans, Schutt and Vande Griend met with Michael Kelley of Spireworks to discuss website maintenance.

Motion by Zenor and second by Bengard to approve the website management contract with Spireworks for one year. Ayes 4

Liquor License: Sioux Golf & Country Club submitted a request for renewal of their liquor license with Outdoor Service and Sunday sales.

Motion by Kleinhesselink and second by Schutt to approve the liquor license with Outdoor Service and Sunday sales for Sioux Golf & Country Club. Ayes4

Other Business:

Oltmans updated the Council on the utility project in the Industrial Park.

Motion by Kleinhesselink and second by Bengard to adjourn the meeting at 8:05 PM. Ayes 4

Mayor,
Ronald L. Minten

City Clerk/Administrator
Dale Oltmans

January Revenue

General Fund	\$15,762.55	LMI Housing	\$24.25
RUT Fund	\$10,664.01	Capital Parks & Trails	\$2.54
Employee Benefits	\$17,685.04	Water Fund	\$18,758.72
Local Option Fund	\$11,940.38	Sewer Fund	\$11,504.89
TIF - Industrial Park	\$10.14	Electric Fund	\$93,846.01
Debt Service Fund	\$419.79	Gas Fund	\$80,171.14
Capital Equipment Fund	\$16.74	Total Receipts	\$260,806.20