## PROOF OF PUBLICATION

INDEX No.

PUBLIC DOCUMENT

#92692

I, Jeff Lee, being duly sworn, on my oath, say that I am an advertising election the Muscatine Journal, a newspaper of general circulation, published in the City of Muscatine, Muscatine County, Iowa; and that the following Notice:

Muscatine City Clerk Minutes & Bills January 16, 2014

Of which the annexed printed slip is a true, correct and complete copy, was published in said Muscatine Journal one time having been made there in on:

January 28, 2014

Jeff Lee Hy Lee

STATE OF IOWA MUSCATINE COUNTY

28th day of January 2014

Stefanie D. Trinh, Notary Public



Stefanie D. Trinh Iowa Notarial Seal Commission number 778997 My Commission Expires 06/20/2016

CITY OF MUSCATINE
REGULAR CITY COUNCIL MINUTES
Council Chambers
7:00 p.m. - January 16, 2014
MAYOR DeWayne Hopkins called the City
Council meeting for Thursday, January
16, 2014 to order at 7:00 p.m. Councilmembers present were Rehwaldt, Fitzgerald, Natvig, Shihadeh, Bynum, Phillips, and Spread.
The meeting began with the Pledge of Allegiance.

The meeting began with the Pledge of Allegiance.
Mayor Hopkins presented firefighters Tom Summitt and Josh Rudolph with Certificates of Recognition for their assistance while transporting a patient to the University of lowa Hospitals. He then read a letter from a doctor at the hospital commending them for their quick response to a patient "which saved and/or changed his life".

Consent Agenda approved as follows:

\* Approval of January 2, 2014 City Council minutes and January 9, 2014 In-Depth

minutes

\* Second reading for a new Class "C"
Liquor License for Three Rivers Delta,
3200 Lucas Street - Delta Waterfowl
(pending inspections and insurance); renewal of a Class "C" Liquor License, Outdoor Service and Sunday Sales for Las
Lomas, 1519 Park Avenue - Juan Inc.
(pending inspections); renewal of a Class
"C" Liquor License and Sunday Sales for
Pizza Hut, 2512 Park Avenue - Pizza Hut
of Muscatine Inc. (pending inspections);

renewal of a Class "C" Liquor License, Catering Privilege, Outdoor and Sunday Sales for The Rendezvous, 3127 Lucas Street - Cindy's Rendezvous, LLC (pending inspections); renewal of a Class "B" Wine Permit, Class "C" Beer Permit, Class "E" Liquor License and Sunday Sales for Wholesale Food Outlet #312, 807 Grandview Avenue - Nash-Finch

\*B\* Wire Permit, Class "C\* Beer Permit, Class "E" Liquor License and Sunday Sales for Wholesale Food Outlet #312, 807 Grandview Avenue - Nash-Finch Company (pending inspections); and renewal of a Class "B" Beer Permit and Sunday Sales for Hong Kong Buffet, 2406 Park Avenue - Hong Kong Buffet, 2406 Park Avenue - Hong Kong Buffet, 10. (pending inspection and insurance)
\* Filing of Communications 12A-E
\* Bills for Approval totaling \$1,589,695.50
City Administrator Gregg Mandsager introduced Vic Amaroso of A&J Associates who completed a study of the HVAC systems at the Art Center and City Hall.
Mr. Amaroso first summarized the study of the Art Center which he said is a very complex, building. He stated the firm's recommendations include the implementation of a variable refrigerant flow (VRF) system for the Art Center/Museum. He stated the VRF heat pump system can be coupled with a geothermal loop heat exchanger. He stated the Art Center has sufficient land for a geothermal field. He also stated that due to the nature of the building, a more sophisticated humidity control system is necessary. He stated it is being recommended that the windows in the 1970's building be replaced. Speaking in reference to historic preservation tax credits stated there may be problem obtaining tax credits because the two buildings are connected.
Mr. Amaroso said these recommendations could be done in phases. He then gave an overview of the cost projections with the high cost range at \$1,721,000, the median cost range at \$1,724,000 and the low cost range at \$9,7,000.
Councilmember Fitzgerald asked if there now and the new system will have a lot better humidity control in the storage building.

Amaroso if his recommendation was the Cadillac version and Mr. Amaroso answered no. He stated the system being recommended is prevalent in many facili-

There was discussion concerning the

There was discussion concerning the window replacement. Mr. Amaroso stated that in order to install humidity control, it will be necessary to replace the windows. Councilmember Fitzgerald stated the storage area for the city's art collection is the worst he has ever seen. Councilmember Brynum asked how phases would be required and how long it would take to complete the entire project. City Administrator Mandsager stated putting the phases together would be the next step in the process. He stated that the replacement of the windows will obviously be the first stage. He stated that once the phases are set, financing the project would then follow. Councilmember Natvig asked about grants, and Mr. Amaroso answered they are iffy because of the connection of the two buildings.

Councilmember Fitzgerald stated his concerns have to do with mobilization

costs.
Mr. Amaroso stated that if the project is done in phases there will be a 15% mobilization charge every time. He stated that doing the project in phases also increases the chance of bids not coming in at or under estimates.

Councilmember Natvig asked if the exist-ing air conditioning unit is at the end of its useful life, and Mr. Amaroso stated that was his understanding. There was discussion concerning utility reavious costs

savings costs. savings costs.

Councilmember Shihadeh stated he feels the project should just be done as a

Councilmember Shihadeh stated he feels the project should just be done as a whole. The other Councilmembers were in agreement with Councilmember Shihadeh concerning the project. Mr. Amaroso then summarized the study for City Hall. He stated the variable refrigerant flow (VRF) system without a geothermal loop field is recommended for implementation in the City Hall building. He stated ground conditions would not allow for a geothermal field. He stated the VRF heat pump system supplemental heat would be provided by the recently upgraded hot water heating system.

Mr. Amaroso stated window, vestibule, and awning replacement is being recommended for improved energy conservation and historic preservation. He stated these upgrades should take place prior to HVAC upgrades to increase building efficiency. He stated the replacement windows would be built to look like the historic windows.

Mr. Amaroso said this project could be done in phases as well with windows being done first. He stated the cost break-down for the architectural/envelope upgrades would be \$529,000 for all upgrades and \$396,750 for all upgrades which mould be \$529,000 for all upgrades would be \$529,000 for all upgrades would be \$541,985.50 for the high cost range, \$513,588.40 for the median cost range, and \$381,130 for the low cost range, He then stated the c m b i n e d H V A C a n d Architectural/Envelope Upgrades, which include a rehabilitation tax credit, would be \$1,038,735,50 for the high cost range, \$910,338,745 for the median cost range, 2910,338,745 for the median cost range, and \$781,941,30 for the low cost range, 2910,338,745 for the median cost range, 3910,381,40 for the low cost range, 400 for the low cost range, 400 for the low cost range, 3910,381,40 for the low cost range, 3910,381,40 for the low cost range, 3910,40 for the low cost range, 3910,40 for the low cost range, 3910,40 for

and directed for publication as required by law.

Resolution adopted setting a public hearing on a proposed Urban Renewal Plan Amendment for Thursday, February 20, 2014, at 7:00 p.m.

Resolution adopted setting a public hearing on a proposed Development Agreement with the H.J. Heinz Company including an annual appropriation of tax increment payments.

Request approved from the Muscatine Municipal Housing Agency for the submission of a United Way grant application for FY2015.

Request approved from the Water Pollution Control Plant for the issuance of a purchase order to ICS Healy-Ruff in the amount of \$32,260 for a Bond and Schley Water. Pollution.

amount of \$32,260 for a Bond and Schley control upgrade. Water Pollution Control Director Jon Koch explained staff's recommendation to approve the bid from ICS Healy-Ruff who was the high bidder. He stated this firm is more familiar with the city's system and performed the previous five station installations. He stated that programmer consistency reduces the risk of control failures and gives continuity of service when needed.

There was further discussion on this matter.

ter.
One-year extension of the audit agreement with McGladrey LLP in the amount of \$45,400 approved.
Under comments, Councilmember Natvig stated he was glad to see members of the Leadership Muscatine class present at the meeting.
There was discussion concerning the closure of the JC Penney's Store in Muscatine.

sure of the JC Penney's Store III Musscartine.

Motion approved to go into Closed Session per Iowa Code 21.5 to discuss a proposed property acquisition.

Mayor Hopkins called the Closed Session to order at 7:57 p.m. Councilmembers present were Rehwaldt, Fitzgerald, Natvig, Shihadeh, Bynum, Philips, and Spread. Also present were City Administrator Gregg Mandsager, Public Works Director Randy Hill, and Community Development Director Steve Boka.

The purpose of the Closed Session was to discuss proposed property acquisition.

Motion approved to 8:20 p.m.

The meeting adjourned at 8:21 p.m.

DeWayne Hopkins, Mayor

ATTEST: Gregg Mandsager, City Administrator

CITY OF MUSCATINE BILLS FOR APPROVAL January 16, 2014

GENERAL Fund
A-1 Quality Tire & Car Care Services/Supplies (1) \$560.20; Ace Hardware Supplies (5) 17.90; Agape Enterprises Inc. Services (3) 5,561.00; Alliant Energy Utilities (7) 6,630.69; Amsan LLC Supplies (6) 489.72; Arnold Motor Supplies (1) 416.41; Audio Editions Books (1) 203.20; B&B Drain Tech Inc. Temporary Sanitary Facilities (1) 55.00; Vada Baker Services (1) 50.00; Baker & Taylor Books Books (4) 832.47; Bancard Services Miscellaneous (47) 2,821.68; Bankers Leasing Company Lease Payment (1) 196.53; Doug Barctenhagen Reimbursement (1) 13.46; Binns & Stevens Explosives Supplies (1) 3,150.00; Bosch Pest Control Services (1) 90.00; Brick Gentry PC Services (3) 16,515.00; Mike Bruner Services (2) 225.00; Cardiovascular Medicine Services (1) 11.60; Cartridge World Supplies (1) 44.98; CCP Industries Inc. Uniforms (1) 11.63; CenturyLink Telephone Charges (3) 455.29; Communications Engineering Services (1) 153.00; Les Dennis Reimbursement (1) 50.00; Electronic Engineering Co. Pagers (1) 53.65; Fastenal Company Supplies (5) 105.20; Gartso USA Inc. ATE Fees (2) 21.465.00; Gazette Communications Inc. Advertising (1) 225.00; Genesis Health System-EAP Services (1) 31.10; Genesis Health System-EAP Services (1) 417.29; Health System International RX Services (5) 1,231.66; Hewlett-Packard Company Supplies (1) 164.88; Randy Howell Reimbursement (1) 66.77; Angela Hudson Services (2) 23.75; Iowa Division of Labor Services (1) 11.29; Health System International RX Services (5) 1,231.66; Hewlett-Packard Company Supplies (1) 164.88; Randy Howell Reimbursement (1) 66.77; Angela Hudson Services (2) 63.75; Iowa Division of Labor Services (1) 11.90.00; Ingram Library Services (1) 11.90.00; Ioyan Hagmat Labor Services (1) 11.91, 194.10; Health System International Services (1) 11.70; Microbal RX Services (1) 11.70; Health Services (1) 11.70; Kert Serv

Contractors Supply Inc. Refund (1) 75.00; Mailfinance Lease Payment (1) 230.64; Menard's Supplies (15) 640.42; Mid-States Organized Crime Dues (1) 200.00; Motion Industries Inc. Supplies (2) 196.56; MTI Distributing Inc. Parts/Shipping (2) 858.75; Municipal Emergency Services Clothing/Supplies (2) 5.443.00; Muscatine County Treasurer Reimbursement (1) 7.533.20; Muscatine Magazine Advertising (4) 2.250.00; Muscatine Physical Therapies Services (11) 1.954.80; Muscatine Power & Water Utilities (4) 8.239.79; Muscatine Power & Water Utilities (4) 8.239.79; Muscatine Power & Water Utilities (4) 8.239.79; Muscatine Veterinary Hospital Services (1) 44.04; New Pig Corporation Supplies (1) 54.65; Tim Newton Reimbursement (2) 49.68; Overdrive Inc. Parts (1) 45.00; Paetec Telephone Charges (5) 408.46; Petty Cash Miscellaneous (13) 85.14; Phelps Uniform Specialists Services (13) 210.35; Phillips Bros. Rentals Services/Parts (4) 117.04; Phoenix Products Services (2) 150.04; Precision Equipment Services (4) 115.18; Quad City Audiology Consultant Services (10) 485.00; Quad City Times/Muscatine Journal Advertising/Services (10) 989.35; Racom Corporation Parts (1) 251.97; Reliant Fire Apparatus Parts (19) 11,059.67; Rendezvous Services (3) 61.98; RIMS Dues (1) 650.00; River City Turf & Ornamental Supplies (1) 992.25; Sandry Fire Supply LLC Supplies (1) 41.00; Senior Resources Subsidy (1) 5,000.00; Smith Sales & Service Parts (1) 14.50; Steindler Orthopedic Services (3) 54.14; Telerite Corporation Long Distance/Fax Charges (4) 75.09; Temp Associates Temporary Employees (2) 1,126.08; TMI Services (1) 1,056.00; Unique Books Inc. Books (1) 28.34; Unity Healthcare-Hospital Services (3) 1.647.57; Unity Physician Clinics Services (1) 344.02; VanMeter Industrial Parts (1) 344.41; Verizon Wireless Cell Phone Charges (2) 440.23; Joe Vogel Reimbursement (1) 67.79; Wendling Quarries Materials (2) 1,041.06; Kerox Corporation Lease Payment/Copies (3) 1,814.86; Watch Guard Video Equipment Purchase (2) 94.120.00; Orthopaedic Specialists PC Serv

146.57; Brenda Erber Helund (1) 50.00; Jennifer Smyser. Refund (1) 150.00; Tamiler Smyser. Refund (1) 150.00; Tamiler Smyser. Refund (1) 150.00; Tamiler Standard Life Insurance (46) 2,183.04; Total \$254.024.02

Bancard Services Miscellaneous (1) 2524.53; Hy-Vee Food Stores Supplies (1) 47.82; Oriental Trading Co. Supplies (1) 45.99; Rhode Island Novelly Supplies (1) 146.06; Total \$264.40

Capital Improvement Fund Hagerty Earthworks Services (1) 1513.348.92; Quad City Times/Muscatine Journal Services (1) 9.60; IDOT Services (2) 2,175.00; Terracon Services (1) 1.605.00; F&C Engineering Services (1) 1.605.00; F&C Engineering Services (1) 1.205.00; Langman Construction Supplies (1) 1425.00; Klingner & Associates Services (1) 1.365.89 (83); Total \$281.870.99 + 1.205.00; Langman Construction Supplies (1) 11.85; Alliant Energy Utilities (3) 1.673.03; CCP Industries Uniforms (1) 85.47; KWPC-KMCS (1) 1.605.00; F&C Engineering Services (1) 1.125.00; Klingner & Associates Services (1) 1.125.00; Klingner & A

Products Supplies (1) 29.80; Foster Coach Sales Inc. Parts (2) 184.08; Lucas Communications Services (1) 90.80; Praxair Distributing Supplies (1) 171.56; Radio Shack Supplies (1) 99.94; Reliance Standard Life Insurance (2) 33.32; Stryker Sales Corporation Parts (1) 204.67; Telerite Corporation Long Distance/Fax Charges (2) 29.48; Verizon Wireless Cell Phone Charges (1) 199.88; Wester Drug Services (1) 340.30; Hospice Compassus Overpayment (1) 587.30; Bancard Services Miscellaneous (1) 500.00; Joseph International Pack-n-Ship Postage (1) 16.40; Reliance Standard Life Insurance (2) 15.27; Verizon Wireless Cell Phone Charges (1) 94.54; Hannah Wilke Reimbursement (2) 36.52; Iowa Workforce Unemployment (10) 515.90; Kriegers Inc. Parts (2) 105.04; Total \$134,331.35 Internal Service Funds A-1 Quality Tire & Car Care

Services/Supplies (9) \$7,753.81; Ace
Auto Doctor & Repair Parts (1) 474.31;
Ace Hardware Supplies/Credit (2) 18.5;
Alan Environmental Products Supplies (1) 402.32; Armold Motor Supplies (1) 402.32; Armold Motor Supplies Industries Inc. Supplies (2) 936.00; Chemsearch Supplies (2) 936.00; Chemsearch Supplies (2) 936.00; Chemsearch Supplies (2) 1.865.20; Hart's Auto Supply Parts (1) 3.86; Fastenal Company Parts (1) 6.30; Great River Tire Services/Supplies (2) 1.855.20; Hart's Auto Supply Parts (2) 194.50; Henderson Products Inc. Shipping/Parts (4) 4.138.23; Hy-Vee Gas Station Fuel (4) 385.26; Inland Truck Parts & Service Services (1) 2.013.39; Interstate Battery Quad Cities Supplies (1) 317.85; Kriegers Inc. Parts (3) 822.06; Lawson Products Supplies (6) 331.81; Midtown Towing & Repair Services (2) 234.45; Midwest Wireless LLC Services (2) 1,100.01; Momar Inc. Shipping/Parts (2) 152.70; NAPA of Muscatine Parts (4) 268.71; Ottsen Oil Co. 0ii/Deposit (5) 1.211.18; Phelps Uniform Specialists Services (3) 49.92; Phillips Bros. Rentals Parts (1) 51.35; Precision Equipment Services/Supplies (2) 754.81; Reeves Battery Sales Supplies (1) 360.00; Reliance Standard Life Insurance (3) 42.83; Thomas Bus Sales of Iowa Parts (2) 278.91; Truck Country Quad Cities Services/Parts (2) 1,868.40; Twin Bridges Truck City Parts (9) 474.09; The Tree House Supplies (1) 171.00; Sioux City Foundry Co. Equipment Purchase (1) 2.248.00; Wellmark Blue Cross/Blue Shield Insurance (2) 12.607.91; Illinois Department of Payroll Payroll (1) 560.13; lowa Workforce Development Unemployment (1) 2,700.22; Paetec Telephone Charges (1) 73.66; Reliance Standard Life Insurance (3) 10.87; Bancard Services Miscellaneous (1) 107.08; Bancard Services Miscellaneous (1) 107.08; Bancard Services Miscellaneous (1) 17.98; Bancard Services Miscellaneous (1) 17.98; Bancard Services Miscellaneous (2) 272.06; Menard's Supplies (1) 179.8; Bancard Services Miscellaneous (1) 189.50; Clarinage Housing Programs Supplies (1) 179.8; Bancard Services (1) 129.50; Clarinage Cla

Miscellaneous (9) 555.81; City of Muscatine Housing Miscellaneous (14) 5,287.49; Hewlett-Packard Company Supplies (1) 82.44; Kelly Heating, Cooling Services (1) 160.00; Muscattine Power & Water Utilities (3) 34.46; NAHRO Services (1) 12.37; Phelps Cleaning Service Services (2) 139.10; Plumb Supply Company Supplies (1) 38.75; US Cellular Cell Phone Charges (1) 32.08; Sinclair Supplies (1) 12.20; City of Muscattine Housing Miscellaneous (16) 7,304.53; Gary Duffe Rent Payment (1) 346.00; NAHRO Services (1) 24.75; Jerry or Carolyn Roush Rent Payment (1) 140.00; RTI Investments Rent Payment (2) 992.00; Alan Rusher Rent Payment (1) 248.00; Daniel Schumacher Rent Payment (1) 36.00; TiCO Investments Rent Payment (1) 176.00; John Timm Rent Payment (1) 176.00; John Timm Rent Payment (1) 671.00; US Cellular Cell Phone Charges (1) 32.07; Verizon Wireless Cell Phone Charges (1) 60.04; Steve Welk Rent Payment (1) 311.00; lowa Workforce Development Unemployment (1) 14.43; Kirksville Housing Authority Rent Payment 720.23; Alliant Energy Utilities (1) 44.59; Total \$46,931.33

ergy Utilities (1) 44.59; Total \$46,931.33
ADDITIONAL BILLS FOR APPROVAL 17-Jan-14
COMPUTER BIII Lists Regular BiII List 1/17/14 \$730,604.31; Special BIII List - Payroll 1/07/14 106,909.28; Mid-Run BIII List 1/7/14 196.61; Subtotal 837,710.20
ACH Debit Memo Payments Payroll ACH Payroll Transfer \$324,089.11; Internal Revenue Service Federal Withholding 96,671.79; Treasurer, State of lowa State Tax Withholding 19,264.68; Wellmark Insurance Health/Dental Insurance Health/Dental Insurance Health/Dental Insurance 45,500.00; Subtotal \$623,429.30; Voucher Program Various Landlords Estimated February Rent \$128,556.00; Total Bills For Approval \$: Net Disbursements \$1,589,578.89; Journal Entries \$-; Total Expenditures \$1,589,578.89