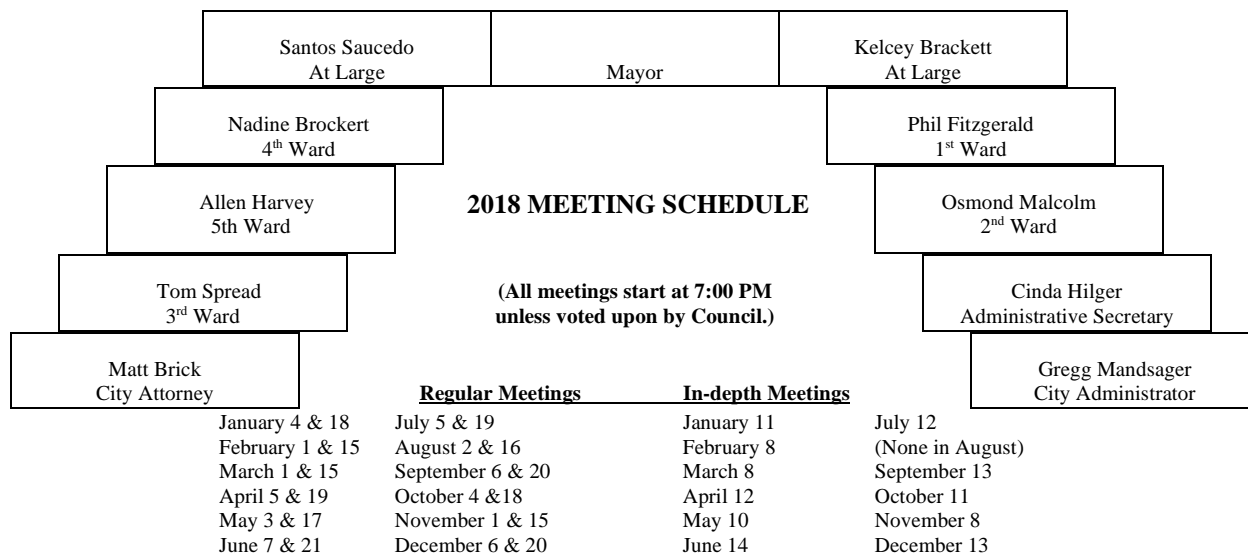


# COUNCIL



## AGENDA

**THURSDAY, MARCH 1, 2018**  
**COUNCIL CHAMBERS - CITY HALL – 7:00 P.M.**

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **COMMUNICATIONS – CITIZENS**
5. **CONSENT AGENDA**

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

**\* Items 6A-B – Approval of City Council Minutes**

A. Regular City Council Minutes – February 15, 2018

B. Special Meeting Council Minutes - February 15, 2018

**\* Items 8A-D – Petitions and Communications**

- A. Request for Use of City Property from Muscatine Area Farmer’s Market for the Farmers Market to be held in Lot 7 between 3rd and Cedar streets from May through October 2018
- B. Request for Use of City Property from Muscatine Power & Water for a 5k run on June 9, 2018
- C. Request to Approve Application for Commercial/Industrial Tax Abatement for Brad & Rachel Roeth, Hershey Firehouse LLC.
- D. Request to Approve Application for Commercial/Industrial Tax Abatement for Basolto Properties LLC.

**\* Items 12A-F – Receive and File**

- A. Muscatine County Board of Supervisors Minutes – February 12, 2018
- B. Muscatine County Board of Supervisors Minutes – February 19, 2018
- C. City of Muscatine Financial Reports - January 2018
- D. MP&W Financial Reports – December 2018
- E. Community Improvement Action Team Minutes – January 2018
- F. Board of Water, Electric and Communications Minutes – January 30, 2018

**\* Bills\***

- \* Approval of attached Bills for Approval totaling \$2,983,052.34, which includes receipt summaries and journal entries for January 2018, is subject to the approval of any related agenda item(s).

**6. MINUTES – APPROVAL**

**7. PUBLIC HEARING**

- A. Proposed Amendment #1 to the 2017/2018 City Budget.

This public hearing concerns proposed Amendment #1 to the City Budget for the Fiscal Year Ending June 30, 2018. This resolution will amend the 2017/2018 budget to the revised estimate amounts considered by the City Council during the budget review process. This includes amending both revenues and expenditures to the currently estimated amounts. Amendments also reflect updated capital project construction schedules.

Now is the time for the public to comment.

B. Proposed Adoption of Budget and Certification of Taxes for Fiscal Year 2018/2019

This public hearing concerns the proposed Adoption of the City's Budget and Certification of Taxes for Fiscal Year 2018/2019. The amounts included in the public hearing notice and budget adoption resolution reflect the budget amounts approved by City Council during their budget review sessions and are in the format required by the State of Iowa. The final budget documents must be filed with the state on or before March 15<sup>th</sup> of each year. Prior to any formal action by City Council, a public hearing is required.

Now is the time for the public to comment.

8. **PETITIONS AND COMMUNICATIONS**

9. **FROM THE MAYOR**

10. **FROM THE PLANNING AND ZONING COMMISSION**

11. **FROM THE CITY ADMINISTRATOR**

A. Resolution Approving Amendment #1 to the 2017/2018 City Budget

Is there a motion to adopt the resolution as submitted?

B. Resolution Approving the Adoption of Budget and Certification of Taxes for Fiscal Year 2018/2019

Is there a motion to adopt the resolutions as submitted?

C. Resolution Adopting the Restated Plan for the 2013 Muscatine Housing Urban Revitalization Area.

Presented for City Councils consideration is a resolution adopting the Restated Plan for the 2013 Muscatine Housing Urban Revitalization Area. It is proposed that the 2013 plan be amended to update the legal description of the property added in the restated plan, updating the abatement schedule for the multi-residential property classification, and updating the abatement schedules for the blighted and historic property classifications. A public hearing was held on January 18<sup>th</sup> and no petition was received requesting an additional hearing. It is now requested the Restated Plan be approved and adopted.

Is there a motion to adopt the resolution as submitted?

D. First Reading of an Ordinance Amending Ordinance No 92403-0513 Designating an

Area of Muscatine, Iowa, as the 2018 Amendment to the 2013 Muscatine Housing Urban Revitalization Area

Presented for City Council's consideration is the first reading of an Ordinance amending Ordinance #92403-0513, Designating an Area of Muscatine Iowa as the 2013 Muscatine Housing Urban Revitalization Area

Is there a motion to adopt the first reading of the ordinance as submitted?

- E. Resolution Declaring Parcel ID #0835352024 as Surplus Property and Offering Said Real Estate for Sale

Presented for City Council's consideration is a resolution declaring a parcel of city property as surplus and offering said property for sale. A public hearing was held on January 18<sup>th</sup>, 2018, to declare said parcel as surplus.

Is there a motion to adopt the resolution as submitted?

- F. Resolution Authorization the Sale of City Property to Muscatine Downtown Investors, LLC and Approving the Executed Deed on the Sale of Property

Presented for City Councils consideration is a resolution authorizing the sale of surplus city property legally known as: the westerly 123 feet of the southerly 30.6 feet of Lot 47 of Terrace Heights Addition to the City of Muscatine, Iowa, to Muscatine Downtown Investors. This sale is part of an exchange agreement approved by council in October 2017. A public hearing regarding the sale of said property was held on January 18<sup>th</sup>, 2018.

Is there a motion to adopt the resolution as submitted?

- G. Resolution Setting Date for Public Hearing on Designation of the Expanded Consolidated Muscatine Urban Renewal Area and on Urban Renewal Plan Amendment.

Presented for City Council's consideration is a resolution setting a public hearing for March 15<sup>th</sup>, 2018, on the Designation of the Expanded Consolidated Muscatine Urban Renewal Area and on Urban Renewal Plan Amendment.

Is there a motion to adopt the resolution as submitted?

- H. Resolution Setting the Date for Public Hearings and Additional Action on Proposals to enter into General Obligation Loan Agreement and to Borrow Money Thereunder

Presented for City Council's consideration is a resolution setting the date for a public hearing and additional actions on the proposals to enter into general obligation loan agreement and to borrow money thereunder. The City's next bond issue is scheduled

for May 2018. This bond issue will fund projects recently completed, currently underway, or to be constructed in 2018 and 2019. The bond issue estimate is \$4,090,000 with \$4,000,000 for project costs and \$90,000 for estimated bond issuance costs. This public hearing will be set for March 15<sup>th</sup>, 2018.

Is there a motion to adopt the resolution as submitted?

- I. Resolution Setting a Public Hearing on Increasing the Utility Franchise Fee for Interstate Power & Light Company

Presented for City Council's consideration is a resolution setting a public hearing for March 8<sup>th</sup>, 2018, on increasing the utility franchise fee for Interstate Power & Light Company from the current 1% to 5%.

Is there a motion to adopt the resolution as submitted?

- J. Resolution Approving the Non-Union Pay Plan for Fiscal Year 2018/2019

Presented for City Council's consideration is a resolution approving the Non-Union Pay Plan for Fiscal Year 2018/2019. This pay plan includes a request to remove the position of Assistant Housing Administrator, and applies the budgeted 3% increase to all pay grades.

Is there a motion to adopt the resolution as submitted?

- K. Resolution Setting a Public Hearing on Annual Application for State and Federal Transit Funds

Presented for City Council's consideration is a resolution setting a public hearing for April 5<sup>th</sup>, 2018, on the annual application for State and Federal Transit Funds. Iowa Department of Transportation requires that we conduct a public hearing and publish notice of said hearing approximately 30 days in advance of hearing.

Is there a motion to adopt the resolution as submitted?

- L. Resolution Approving Sidewalk or Street Café Easement Agreement for Avenue Subs.

Presented for City Council's consideration is a resolution approving a sidewalk or street café easement agreement for Avenue Subs. Avenue Subs is proposing four outdoor tables in front of the restaurant located at 113 Iowa Avenue. This outdoor dining has been placed in the same location in prior years.

Is there a motion to adopt the resolution as submitted?

- M. Request to Approve Purchase Order to Dive Rescue International for the Purchase of

a Zodiac Boat, Motor and Accessories

Presented for City Council's consideration is a request to authorize the issuance of a purchase order to Dive Rescue International in the amount of \$9,996.96 for the purchase of a Zodiac boat, motor, and accessories. The City has received a donation from Kent Corporation Charitable Foundation for the entire amount of this purchase.

Is there a motion to approve the request as submitted?

N. Request to Approve Professional Service Contract with Martin & Whitacre for the Grandview Avenue Project Corridor Right-of-Way Survey

Presented for City Council's consideration is a request to approve a professional service contract with Martin and Whitacre for the right-of-way survey for the Grandview Avenue Project. This survey is needed for the design of the project to define the area that the project needs to be within. Martin & Whitacre was selected because of their familiarity with the city and the previous work they have performed for the City of Muscatine.

Is there a request to approve the request as submitted?

O. Request for Approval of Purchase Order for Compost Removal

Presented for City Council's consideration is a request to authorize the issuance of a purchase order for compost removal. The public works department has been looking for ways to dispose of the accumulated compost, mulch and wood chips at the compost site located at the transfer station. Staff contacted local farmers looking for an interest in using it on their fields. Chad Eichelberger, dba Thompson Trucking was the only offer the city received for removing the pile of compost at the price of \$3.00 per yard for a total cost of \$29,625. Staff recommends that council approve issuance of a purchase order to Thompson Trucking for removal of compost and shredded wood.

Is there a motion to approve the request as submitted?

12. **COMMUNICATIONS - RECEIVE AND FILE**

13. **APPROVAL OF BILLS**

It is recommended bills totaling \$2,983,052.34 be approved and that the City Council authorize the Mayor and City Clerk to issue warrants for the same. It should be noted that this listing is subject to the approval of any related agenda item(s).

14. **COMMUNICATIONS - COUNCIL MEMBERS**

15. **OTHER BUSINESS**

16. **ADJOURNMENT**