

A regular session of the Grundy Center City Council was called to order at 6:30 p.m. on Monday, January 23, 2017, in the Council Chambers by Mayor ProTem Stefl. Present: Ammerman, Miller, Hamann and Kiewiet. Absent: Mayor Buhrow.

Hamann moved and Ammerman seconded the approval of the meeting agenda as written. Motion carried five ayes.

Kiewiet moved and Hamann seconded the consent agenda consisting of: approval of the minutes of the regular sessions held January 9, 2017. Motion carried five ayes.

Mayor ProTem Stefl opened the public forum at 6:33 p.m. Bobbi Finarty, MSGC Director was present only to observe. Ron Pappas, 303 I Avenue, spoke to council regarding an ongoing sewer problem with his property and four other properties along I Avenue. Pappas claimed there are four properties in a row, his being one of them, that are connected to an old 6" line. He has had backups and has needed the City to jet out the line about once a year until recently. Beginning of January 2017, the City jetted the line and Lon's Plumbing televised the line and two weeks later they are backing up again. Issue seems to be getting worse and worse. Pappas requested the council to consider allowing these four properties to tap into a newer 8" sewer main that is only eight feet away to see if this helps. Bangasser, Public Works Director, confirmed the problems and wants to look into it further. Hamann suggested we keep this on the agenda for early spring to find a solution. Dave Bertram, 721 G Avenue, asked Council if there will be any discussion or explanation as to their letter that was presented on December 5, 2016. Mayor ProTem Stefl explained that there is not an agenda item regarding their issue and they need to address their issue as a civil matter with the adjacent property owner. Hamann expressed that our City Attorney has addressed the letter, pictures, and video that was presented and determined there are no violations for the City to address. No further comments made. Mayor ProTem Stefl then closed the public forum at 6:49pm.

Miller moved and Kiewiet seconded action to open public hearing for the submission of the application for the Community Development Block Grant – Downtown Revitalization Project. Clerk Sawyer read this announcement: The City of Grundy Center is proposing to submit a Community Development Block Grant Application to the Iowa Economic Development Authority for Downtown Revitalization Grant Funds. The funds would be used for the construction of façade renovation/restoration on buildings located in the downtown business district. Total project costs are estimated at approximately \$1,047,463. The City is requesting \$500,000 in CDBG funds for the proposed project. In addition to the CDBG funds, the City is pledging \$250,000; the Grundy Center Development Corporation is pledging \$10,000; Grundy Center County is pledging \$3,000; and participating property owners will be contributing remaining balances necessary. The grant application will be submitted to the Iowa Economic Development Authority no later than February 3, 2017. The City is requesting \$500,000 in CDBG funds for the proposed project. Compliance with CDBG national objectives is met due to the proposed project activities being conducted in a blighted portion of the downtown area. The proposed façade renovation/restoration activities will take place in the downtown portion of the business district, along G Avenue and 6th Street. The proposed project will not result in the displacement or relocation of any persons or businesses. Since this project will not result in the displacement or relocation of any persons or businesses, there are no plans being made to assist displaced persons. The nature of the proposed activities includes the construction of façade restoration/rehabilitation on buildings located in the downtown business district. Bobbi Finarty, MSGC Director, present to the council that Main Street Grundy Center is extremely excited to be assisting the City of Grundy Center in the project as much as possible. No further public comment made. Hamann moved and Ammerman seconded action to close the public hearing at 6:57pm. Motion carried five ayes.

Miller moved and Kiewiet seconded action on Resolution 2017-05, a resolution agreeing to provide the local contribution for the 2017 Community Development Block Grant – Downtown Revitalization project. Kiewiet opened discussion with questions about the \$304,347 amount listed in the resolution. Clerk explained that each building project amount has general contractor, general conditions, and contingency markups built in. Since all of these amounts are marked up 30-50% at this time and the amount includes architect and grant administrator fees, they will all be adjusted, if the grant is awarded. Kiewiet moved and Hamann seconded action to amend Resolution 2017-05, to read the local contribution will be up to \$250,000 and the remaining project costs needed will be from the building owners. Amended motion carried five ayes.

Miller moved and Stefl seconded action on Resolution 2017-06, a resolution for the determination of slum and blight in the Main Street Grundy Center district. Map is available at City Hall. Motion carried five ayes.

Kiewiet moved and Miller seconded action to open the public hearing for Ordinance 531- Parking Regulations at 7:10pm. This ordinance is to adjust our code for no parking areas within our city limits. No public comments. Miller moved and Hamann seconded action to close the public hearing at 7:11pm. Motions carried five ayes.

Hamann moved and Stefl seconded action on the First Reading of Ordinance 531- Parking Regulations, an ordinance updating the parking regulations in regards to several no parking areas throughout the city limits. No discussion. Motion carried five ayes. Hamann then moved to suspend the rules to move to the third reading, no second was received. Motion did not progress.

Miller moved and Hamann seconded action on Resolution 2017-04, a resolution to award a BIG Grant to John Schuller, owner of 711 G Avenue for electrical upgrades. Kiewiet began discussion asking why the property owner is being asked to pay for a new meter to be installed for the City and/or Chamber Christmas lights along G Avenue. No one could answer. No further discussion. Motion carried five ayes.

Miller moved and Stefl seconded action to approve the Mayor's appointment of:

- a.) Phil Hawn, Planning & Zoning, five year term ending December 31, 2021;
- b.) Kristen Cleveland, Historical Preservation Commission, three year term ending December 31, 2019;
- c.) Mary Doak, Historical Preservation Commission, three year term ending December 31, 2019; and
- c.) Chad Van Wechel, Tree Board, three year term ending December 31, 2019.

Motion carried five ayes.

Miller moved and Stefl seconded approval to publish the request for proposals for the Historical Preservation Commission planning for preservation project. This project will assist in researching the history of our downtown buildings for the CDBG application. Motion carried five ayes.

Finance Committee made comment that the ELM, Inc. meeting with Senator Grassley has been rescheduled for Friday, January 27, 2017 at 8am; police 2009 Dodge Charger funds were received and vehicle has been picked up; and asked to schedule a work session for February 6, 2017 at 5:30pm too work on Fiscal Year 2018 budget.

Public Safety Committee made no comment.

Public Works Committee made comment regarding next fiscal year budget numbers completed and that recent ice storm the current budget for salt and sand took a hit.

Hamann moved and Miller seconded adjournment of the meeting at 7:30pm. Motion carried five ayes. Next regular meeting is scheduled for Monday, February 6, 2017 at 6:30pm with a budget work session prior at 5:30pm.

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David Stefl, Mayor Pro Tem

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Attest: Kristy Sawyer, City Clerk