

**SPENCER CITY COUNCIL MEETING**  
**COUNCIL CHAMBERS, CITY HALL**  
**April 20, 2015**  
**Regular Council Meeting**  
**6:30 o'clock P.M.**

**1. Roll Call**

**2. CVB Update by Jill Toft;**

**3. Consent Agenda:**

- A. Minutes of April 6, 2015;
- B. Licenses:
- C. Roll Call: Resolution Adopting a Final Assessment Schedule for Snow Removal Costs and Confirming and Levying the Assessments;
- D. Set Public Hearing for May 4, 2015 at 6:30 P.M. on Proposed Rezoning of a Parcel of Property in the Plat of Gateway by IGL First Addition and legally described as Part of Lots 19, 20 and 21 of Gateway by IGL First Addition, located in the West Half of the NE Quarter of Section 24, Township 96 North, Range 37 West, from C-2 Highway Commercial to A Residential Zoning;
- E. Approve Purchase of Commercial Packer Truck for the Solid Waste Division (Chasis from Westman Freightliner and Body from Mid-Iowa Solid Waste Equipment) for a total of \$151,052; included in 2015/16 Capital Improvement Plan;
- F. Approve Purchase of an International 7400 Plow Truck with Snow Equipment for the Street Division from Fox International, Spencer, Iowa for \$145,332.00; included in 2015/16 Capital Improvement Plan;
- G. Approve Amendment #1 to River Enhancement Community Attraction and Tourism (RECAT) Project to extend Project Completion Date to September 1, 2015;
- H. Roll Call: Resolution to fix a date of meeting at which it is proposed to amend a Development Agreement with Green and Yellow, LLC to provide for revised tax increment payments in an aggregate amount not to exceed \$2,071,000, Public Hearing Date is May 4, 2015 at 6:30 P.M.;
- I. Approve Renaissance Initiative Grant Applications for a total of \$9747.02;

**4. Old Business:**

**A. Roll Call: Ordinance Amending Title 4, Chapter 5, Section 21 of the Spencer City Code Concerning Rates and Charges for Solid Waste Services, Final Filing;**

Enclosed in your packet information is an amended ordinance concerning the increase for Solid Waste Fees. The ordinance for the most part increases the rates by 2% for the next 3 fiscal years. The 2% represents an approximate 32 cents per month increase for residential use. As you may recall, the City is now designated an EMS landfill. One of our goals is to encourage business

recycling. The proposed ordinance before you gives businesses incentive to recycle more by lowering current recycle container rates. **I would recommend approval**

**B. Roll Call: Ordinance Amending Title 4, Chapter 4, Section 11, Subsection D of the Spencer City Code, Amending Wastewater Service Charges in the City of Spencer, Final Filing;**

Enclosed in your packet information is an amended ordinance concerning an increase in Wastewater Service Charges. The ordinance for the most part increases the sanitary sewer fee by 4% for the next 3 years. That increase represents a monthly increase of about 80 cents per 1,000 gallons of water used. The ordinance also sets out an increase in the CSI charge of \$1.25 per month each year for the next five years that will be used strictly for paying the costs associated with the EPA mandate the City of Spencer is under. This increase was discussed in numerous committee meetings and incorporated into the City's financial plan. **I would recommend approval**

**C. Roll Call: Ordinance Amending the Zoning Classification of Real Property Owned by Green & Yellow, LLC, Located Adjacent to Highway 71 in Southwest Spencer as Legally Described Herein and Amending the Official Zoning Map (from A Residential to C-2 Highway Commercial), 2<sup>nd</sup> Filing;**

Enclosed in your packet information is a proposed ordinance to amend the zoning for Green and Yellow, LLC (Noteboom Implement) from "A" Residential to "C-2" for the approximate 24 acres they recently purchased. **I recommend approval of the second filing.**

**1. Roll Call: Suspending Rules and Placing Ordinance on Final Filing.**

Staff is requesting the Council consider suspending rules on the Final Filing.

**2. Roll Call: Ordinance Amending the Zoning Classification of Real Property Owned by Green & Yellow, LLC, Located Adjacent to Highway 71 in Southwest Spencer as Legally Described Herein and Amending the Official Zoning Map (from A Residential to C-2 Highway Commercial), Final Filing;**

I would recommend approval of the final filing.

**D. A Resolution Amending Resolution No. 5390 Adopting a Final Assessment Schedule for The City of Spencer 2015 Sidewalk Construction Project No.1, and Confirming and Levying Assessments;**

Enclosed in your packet information is an amended Resolution adopting the Final Assessment Schedule for the 2015 Sidewalk Construction Project No. 1. The purpose of the amendment is to allow the assessment schedule to be consistent what was promised to those in the project as it relates to having the option of a full 10 schedule to pay assessments over \$500.00. **I would recommend approval.**

**5. New Business:**

**A. Motion: Approve Renewal of City of Spencer Group Health Insurance, effective July 1, 2015 with IGHCP for a total Annual Cost of \$1,157,448 (an increase of 4.05%);**

Enclosed in your packet information is a copy of the breakdown of the City's Group Insurance Costs. The renewal calls for a 4.05 % increase. In today's health care environment this increase is a very reasonable amount. **I would recommend approval.**

**B. Roll Call: Resolution approving a contract and performance and/or payment bond for the 2015 HMGP West Central Sewer Retrofit Project (Vander Pol Excavating);**

Enclosed in your packet information is a Resolution approving the contract and bond with Vander Pol Excavating for the 2015 HMGP West Central Sewer Retrofit Project for a bid price of \$3,312,235.91. **I would recommend approval.**

1. Motion: Approve Cory Juergens Construction, Ellingson Companies, and MLS Landscaping as subcontractors for the 2015 HMGP West Central Sewer Retrofit Project.

**C. Motion: Approve 2015 Clay County Fair Sponsorship Agreement for Recycling for \$5000; from Landfill EMS Account;**

Enclosed in your packet information is an agreement with the Clay County Fair that will allow the City to display our regional collection trailer during the Fair. This opportunity will allow us to provide more community education on recycling. The revenues for this project will come from our EMS landfill funds. **I would recommend approval.**

**6. Engineer's Report**

**7. City Manager's Report:**

**8. Mayor's Report:**

**9. Council/Comm. Reports:**

**10. Update on Westview Memorial Park Art Project, Del Bredehoeft, Park & Rec. Supt.**

**11. City Clerk's Report**

- Bills and Claims
- Funds Transfers

**11. Other Business/Opportunity to Address the Council**

**13. Closed Session:** Iowa Code Section 21.5 (c), to discuss strategy in imminent litigation when open discussion might prejudice the City.

**14. Adjourn**