

REGULAR SPENCER CITY COUNCIL MEETING
June 1, 2020, 6:30 P.M.

Council Chambers, City Hall
101 W. 5th Street
Spencer, Iowa

Electronic Attendance Instructions:

Conference Call: 1-844-801-6666
Access Code: 660933

1. Pledge of Allegiance

2. ROLL CALL: Nelson, Orrison, Larsen, Wunschel, Hanson, Reit, Moriarty

3. Consent Agenda:

A. Motion: [Approve City Council Minutes of May 18, 2020;](#)

B. Licenses: Approve Class E Liquor License with Class B Wine, Class C Beer and Sunday Sales for **Caseys #1894** at 800 S. Grand Avenue; subject to final approval by Iowa Alcoholic Beverages Division; Class C Liquor License with Sunday Sales for **Chen's Garden**; Class C Liquor License with Outdoor Service and Sunday Sales for **Clay County Fair Association**; Class C Beer Permit with Sunday Sales for **Hy-Vee Gas**; and Special Class C Beer/Wine License with Sunday Sales for **China 1 Buffet**, all subject to final approval by Iowa Alcoholic Beverages Division;

C. Roll Call: Resolution Authorizing Permanent Transfer of Funds of Budgeted Transfers for Month Ending May 31, 2020;

D. Motion: [Approve Purchase of a 2020 Ford F250 for \\$28,556.00 from Don Pierson Ford](#) and a Brand FX Service Body and Lift Gate from Hyway Truck, Fort Dodge, Iowa, for \$14,231.00, both for the Waste Treatment Plant (CIP Item);

E. Motion: [Approve Purchase of Canon Image Runner Advance C5550 III Printer](#) Scanner for City Hall Administration from Loffler (formerly Office Systems Company), Spencer, Iowa, for \$6751.27;

F. Roll Call: [Resolution Proposing the Sale and Transfer of City Real Property](#), Former Railroad Right-of-Way Located in Section 6, Township 96 North, Range 36 West of the 5th P.M., Section 31, Township 97 North, Range 36 West of the 5th P.M., and Sections 25 & 36, Township 97 North, Range 37 West of the 5th P.M., all in Clay County, Consisting of

Approximately 9.66 Acres, Scheduling a Public Hearing for June 15, 2020 and Directing the Publication of Notice;

4. Public Hearing:

A. [Public Hearing on Proposed Zoning Ordinance](#) Text Amendment Amending Title 9, Chapter 13, Section 1 of the Spencer City Code Concerning Subdivision Definitions;

- Mayor Declares the Public Hearing Open
 - Written Comments:
 - Oral Comments:
 - Written Comments:
- Mayor Declares the Public Hearing Closed

1. Roll Call: Ordinance Amending Title 9, Chapter 13, Section 1 of the Spencer City Code; Subdivision Definitions, 1st Filing;

B. [Public Hearing on Proposed Zoning Ordinance Text Amendment Amending Title 9](#), Chapter 14 of the Spencer City Code – Planned Unit Residential Development (“PURD”); Section 9-14-3(B)(2) Concerning Common Open Area; Section 9-14-4 Concerning Layout and Design Requirements; and Section 9-14-7 Concerning Minimum Site Size;

- Mayor Declares the Public Hearing Open
 - Written Comments:
 - Oral Comments:
 - Written Comments:
- Mayor Declares the Public Hearing Closed

1. Roll Call: Ordinance Amending Title 9, Chapter 14, of the Spencer City Code – Planned Unit Residential Development; Section 9-14-3(B)(2) Concerning Common Open Area; Section 9-14-4 Concerning Layout and Design Requirements; and Section 9-14-7 Concerning Minimum Site Size;

5. Old Business:

A. Roll Call: [Ordinance Amending Title 4, Chapter 5, Section 21](#) of the Spencer City Code Concerning Solid Waste Rates and Charges, effective 7/1/2020, Final;

6. New Business:

A. Roll Call: [Resolution Approving the Creation of a Separate Real Estate Parcel](#) of 1.04186 Acres in the Southeast Quarter of the Southeast Quarter (SE ¼, SE ¼) of Section 2, Township 96 North, Range 37 West of the 5th P.M., Clay County, Iowa, and Waiving the Requirement for a Subdivision Plat;

- B. Motion: [Approve Agreement for Engineering Services Agreement](#) with McClure Engineering Company for Wastewater Treatment Plant Nutrient Reduction Evaluation, for \$24,500.00 (discussed at Public Works Committee Meeting 4/30/2020);
- C. Motion: [Approve Amendment No. 1 to the Agreement for Engineering Services](#) Waste Treatment Plant Improvements, Phase 2 with McClure Engineering for \$152,000 (discussed at Public Works Committee Meeting 4/30/2020);
- D. Roll Call: [Resolution in Support of a Workforce Housing Tax Credit Benefit Application](#) to be Submitted to the Iowa Economic Development Authority by IGL Construction, LLC for a Housing Project at 221 32nd Avenue West;

7. Department Head Reports:

- A. Planning Department
- B. Library
- C. Fire
- D. Police
- E. Public Works
- F. Park & Recreation
- G. Golf Course
- H. City Attorney's Report

8. Engineer's Report:

9. City Manager's Report:

10. Mayor's Report:

Motion: Approve Appointment of Dana Kramer to the Plumbing Examiners Board, to fulfill the term of Rick Dean (term expires 6/30/23);

11. Council/Comm. Reports:

Upcoming Meetings:

- June 2, 2020, 5:30 P.M. Long Term Planning Committee Meeting
- June 8, 2020, 5:30 P.M. Joint Personnel/Parks, Recreation & Culture Committee Meeting
- June 8, 2020, 6:30 P.M. Joint Personnel/Long Term Planning Committee Meeting
- June 15, 2020, 6:30 P.M. Regular City Council Meeting

-June 16, 2020, 5:30 P.M. Personnel Committee

12. Motion: [Approve Bills and Claims](#);

13. Other Business/Opportunity to Address the Council;

14. Adjourn;

Note: Some members may participate by telephone, per Section 21.8 of the Code of Iowa