

The Mount Vernon City Council met June 5, 2018 at the Mount Vernon City Hall Council Chambers with the following members present: Roudabush, West, Wieseler, Christensen and Rose.

Call to Order. Mayor Jamie Hampton called the meeting to order at 6:30 p.m.

Agenda Additions/Agenda Approval. Motion made by Wieseler, seconded by Christensen to approve Agenda. Carried all.

Consent Agenda. Motion made by West to approve Consent Agenda, seconded by Rose. Carried all. Approval of City Council Minutes – May 21, 2018 Regular Council Meeting.

Resolutions for Approval

Resolution #6-4-2018A: Ordering Construction of Certain Public Improvements, Approving Preliminary Plans, and Fixing a Date for Hearing Thereon and Taking Bids Therefor for Improvements Known as the 1st Street W Culvert Replacement Project. Nobsch explained that the culvert is starting to fail and needs to be replaced. It has been filled with cold patch so the work needs to start sooner rather than later. There was concern voiced over the amount of detour traffic on Scoby Road. Motion made by Rose, seconded by Christensen to approve Resolution #6-4-2018A. Roll call all yes. Resolution approved.

Mayoral Proclamation

Proclamation Recognizing June 18-24 as National Pollinator Week in the City of Mt. Vernon, Iowa

Motions for Approval

Consideration of Claims List – Motion to Approve. Motion made by Wieseler, seconded by Rose to approve Claims List. Carried all.

ALL SECURE	SECURITY SYS MONITORING-POOL	120.00
BANKERS TRUST	LONG TERM PAYMENTS	785,077.50
BARNYARD SCREENPRINTING	SUPPLIES-P&REC	1,830.00
BARNYARD SCREENPRINTING	UNIFORMS-RUT/PW	72.00
BAUER BUILT	TIRE REPAIRS-PW	41.25
BIJOU MOVIE THEATER	ADVERTISING-P&REC,POOL	240.00
BOBCAT OF CEDAR RAPIDS	KUBOTA-RUT	28,866.87
BURGE, JOAN	CLEANING SERVICE-P&A	60.00
BURROUGHS, RICHARD	CEMETERY MAINT	3,205.00
CARQUEST OF LISBON	GENERATOR REPAIRS-SEW	27.03
CARRICO AQUATIC RESOURCES	CHLORINATOR PARTS-POOL	1,979.13
CARRICO AQUATIC RESOURCES	CHEMICALS-POOL	52.35
CENTRAL IA DISTRIBUTING	EQUIP,SUPPLIES-ALL DEPTS	754.30
CONSTRUCTION MATERIALS	ROAD MAINT-RUT	1,031.40
CONSTRUCTION MATERIALS INC	SUPPLIES-RUT	45.00
ELECTRONIC ENGINEERING	INFORMATION SYSTEMS-PW	419.40
GALLS	UNIFORMS-PD	17.19
GORDON LUMBER	BLDG SUPPLIES-RUT,P&REC	125.12
HASLEY, HEATHER	REFUND-P&REC	48.00
HAWKEYE FIRE & SAFETY	EQUIP REPAIR-PD	25.00
HAWKEYE READY MIX	MAIN BREAK-WAT	2,171.25
HAWKEYE READY MIX	UPTOWN ALLEY-RUT	352.50

HDC PRINTED PRODUCTS	LASER CHECKS-ALL DEPTS	272.02
HEPKER, ANDY	REFUND-P&REC	48.00
HINRICHS, NOLAN	REFEREE-PARKS & REC	120.00
IA LAW ENFORCEMENT ACADEMY	PRE-EMPLOYMENT TESTING-PD	200.00
IOWA PRISON INDUSTRIES	TRASH BAGS-RUT	277.97
IOWA SOLUTIONS	BUSINESS INTERNET SERVICES	370.00
KIEFER SWIM PRODUCTS	SUPPLIES-POOL	338.75
KINGS MATERIALS	BLOCKS-RUT	175.00
KROUL FARMS	BEAUTIFICATION	2,014.00
LINN CO PLANNING & DEVELOPMENT	BLDG PERMIT FEES/INSPECTIONS	737.00
LINN COOP OIL	FUEL-PW	932.56
MCNULTY, SEAN	REFUND-P&REC	30.00
MEDIACOM	PHONE/INTERNET-PD	256.18
MEDIACOM	PHONE/INTERNET-P&REC	325.24
MEDIACOM	PHONE/INTERNET-WAT	189.12
MEYER, RENAE	REFUND-P&REC	53.00
MOUNT VERNON LISBON SUN	ADS/PUBLICATIONS-P&REC	640.00
MOUNT VERNON LISBON SUN	ADS/PUBLICATIONS-P&REC,POOL	400.50
MOUNT VERNON, CITY OF	TRANSFERS	1,309,100.52
MSA PROFESSIONAL SERVICES	HWY 1/30 ROUNDABOUT ASSESSMENT	6,019.68
PAYROLL	CLAIMS	67,189.32
PAYROLL	CLAIMS	962.00
POSTMASTER	UTIL BILL POSTAGE-WAT,SEW,SW	372.40
PRACTICAL SECURITY SYSTEMS	SECURITY WINDOW/DOOR-PD	13,196.00
PRACTICAL SECURITY SYSTEMS	SECURITY WINDOW/DOOR-CITY HALL	1,000.00
RICKARD SIGN & DESIGN	ADVERTISING-P&REC	255.00
RICKARD SIGN & DESIGN	LETTERING/KUBOTA-RUT	70.00
SAM'S CLUB	SUPPLIES-POOL	532.29
SAM'S CLUB	SUPPLIES-POOL	343.45
SCHULTZ, MARK	REFUND-P&REC	48.00
SHANNON, DOUG	MILEAGE-PD	176.58
SIDERS, MATT	QUICK DRY/FIELDS-P&REC	67.35
STAPLES	SUPPLIES-POOL	69.19
TASC	ADMIN FEE-ALL DEPTS	94.83
THOMPSON, FRANCESCA	CLEANING SERVICE-P&A	60.00
TYLER TECHNOLOGIES	SOFTWARE SUPPORT-ALL DEPTS	5,370.45
US BANK	CREDIT CARD PURCHASES-ALL DEPTS	3,269.56
US CELLULAR	CELL PHONE-RUT,P&REC	154.77
VEENSTRA & KIMM	WWTP IMPROVEMENTS	6,950.00
VEENSTRA & KIMM	CITY ENGINEERING GENERAL	1,797.50
VEENSTRA & KIMM	SIDEWALK REPAIR PROGRAM	946.31
VEENSTRA & KIMM	5TH AVE/1ST ST W TRAFFIC SIGNAL	611.36
VOLKOV, ALEX	UNIFORM REIMBURSEMENT-WAT	82.95
WAPSI WASTE SERVICE	GB,RECY,LEAF-SW	24,129.64
WEBER, CARLY	REFUND-P&REC	48.00
WENDLING QUARRIES	ROCK-RUT	117.25
	TOTAL	2,276,974.03

Discussion and Consideration of Citywide Crack Sealing Bids – Kluesner Construction, Inc. – Council Action as Needed. Nobsch said this is the second year in a row that the City is trying to crack seal as many concrete streets in town as possible. This would crack seal approximately 30,605 linear feet at a cost of \$25,402.15. This number could fluctuate slightly upon further inspection. Public Works Director, Nick Nissen, explained that the streets to be done are prioritized by the condition they are in and the City is

doing this as part of a regular maintenance plan. Nobsisch explained that Kluesner Construction was the only bid received in part because there are not very many businesses that do this type of work, they are the most responsive in eastern Iowa and the City is comfortable with their work. Motion made by Rose to approve the bid from Kluesner Construction for crack sealing. Seconded by Wieseler. Carried all.

Discussion and Consideration of Citywide Sealcoat Program – LL Pelling Co. – Council Action as Needed. Nobsisch said they are going to try a different type of seal coat mix this year that is less flaky rock and less dust. This is in line with the priority list of roads that can take a seal coat. There are other priority roads that cannot take a seal coat. Motion made by West to accept the bid from LL Pelling for the seal coating of the streets and two alleys. Seconded by Roudabush. Carried all.

Discussion and Consideration of Police Department Computer Replacement – Council Action as Needed. The Police Dept has been experiencing computer failure issues and is needing to replace 3 of the 5 workstations. Motion made by Wieseler, seconded by West to approve the purchase of Police Department computer in the amount of \$4,782.03. Carried all.

Discussion and Consideration of Final Building Envelope – Lester Buresh Family Community Wellness Center – Council Action as Needed. Nobsisch provided Council with 3 scenarios for the final layout of the building. Fundraising has reached \$8,400,000. The goal is to take advantage of the floor above the locker rooms to have an indoor field turf dedicated area as referenced in the expanded footprint option. This gives more square footage of the building to be open when other areas are being rented and opens more revenue opportunities. Parks and Recreation Director, Matt Siders, said this and the rock climbing wall will be the two most unique spaces in the building and in his opinion, will be the most rented out space in the facility. This space will also save wear and tear on the regular gym floor. Nobsisch said adding the additional square footage sets the building apart from other facilities and the architect leading the project feels comfortable moving forward with this option. Siders said this option will also provide additional fitness space. Council was in agreement with this option and moving forward with the project.

Discussion and Consideration of Utility Box Purchase – Water/Sewer Department – Council Action as Needed. This would provide additional space for tools and supplies on the truck to save trips between the facility and job site. Motion made by Rose, seconded by Roudabush to approve the utility box purchase for the Water/Sewer Department. Carried all.

Discussion and Consideration of Possible Appointment of the Operator I Position – Public Works – Council Action as Needed. Public Works Director, Nick Nissen, said they went through interviews last week and found a candidate they are very happy with to fill the vacated position in the Public Works Department. Jacob See will bring valuable experience to the department.

Discussion Items (No Action)

Nature Park Trail. Since Council had the first discussion about this trail, Matt Siders and Dave Schechinger from V&K have met with property owners that would be affected. There were enough comments received from property owners that Nobsisch put this back on as a discussion item to allow them to have their questions answered by Siders and Schechinger while they are here. Christensen had previously voiced concern about building sidewalks in front of residences and said it made sense to him that rather than go in front of homeowners houses, instead run through the park and get to where the trail is supposed be on 4th Street SW, according to the adopted trails plan. This would help avoid the issue of creating a sidewalk in front of residences where there isn't a sidewalk and the resident related issues and differences of opinion. He feels that overall this option fits with the trails plan. Siders said with the disc golf course, there would be two holes that you would have to cross if the trail were placed there. To eliminate issues with this, the thought process was to not take it directly through to the 4th Street entrance but direct it to a different path.

One of the paths was the south edge of 3rd Street going all the way down and connecting to an existing sidewalk on a property. Christensen said when you do that it raises the tension around sidewalks in front of residences without sidewalks and he would prefer to avoid that. Siders said the residents were informed that a six foot trail was planned and the City would pay for it and maintain it. He also said there are several properties along the trail that will be affected by existing landscaping that the City will try to work with to accommodate. Nosbisch said if you do take the trail to 4th Street you still run into the issue of it coming out onto a street. The other issue on 4th Street is there is a substantial amount of landscaping that would need to be removed to accommodate a sidewalk on the south side of the street. Christensen proposes pricing out and consider the alternative of routing as close as possible to the property to the west that extends into the triangle that is the park.

Paul Reiman, 208 3rd Street SE, said they share a driveway with their neighbors and according to the plan, the trail would end right at their driveway entrance, which is the access road in the middle of the block. On his current sidewalk there are some sections that aren't level so he asked about what would happen to their sidewalk. He was told that they would be able to have that done at their own cost. Reiman said their property would basically be the gateway to the trail and everyone else to the east of them would be getting a new sidewalk or driveway whereas they would have to pay to make their sidewalk nice for people to get onto the trail. He is suggesting extending the entrance to A Avenue where there would be a natural entryway from the street instead of right in the middle of the block. They are not against a trail but have concerns about his property being the entrance.

The consensus of Council was to examine additional possibilities that would include an alternate route as far west as possible along the boundaries of the park that would also include a connection from 4th Street SE, as well as other route options. V&K will put together cost estimates and other alternatives to bring back to Council for review.

5th Ave and 1st St Intersection Plans. The State has granted the City's waiver for the ADA compliant sidewalk, which allows the City to complete the street light improvements without reconstructing the intersection, but we will monitor the patch that has been put in on the east side of the intersection. The project will actually be done somewhere around June of next year. The City's share of the project will be around \$71,200.

Annexation Plan. The next two discussion items are on Council's strategic goals list and Nosbisch is asking for clarification on how they wish to proceed. He said outside of where the interchange would be, he cautioned about annexation in general. We know that there will be about \$500,000 in costs to get services to the south side of where the bypass will be. Unless there is a large subdivision out there the individual farm with the farmstead doesn't bring much to the City at this point. The question to Council is, should we be concentrating less on annexation and more about pursuing a fringe area agreement in those areas affected by the bypass plan. Rose said to him, that is an annexation plan and would raise the level of education around annexation. West would like to call it an "expansion" plan as opposed to annexation. She is concerned about the perception around the word annexation and feels it is a threat to some people. Council agreed and felt that education was key.

Old Fire Station. Nosbisch said there are conflicting statements within the goal setting. One talks about the re-use of the building and the other one says re-use by a private individual or openly marketing this building to someone outside of the City. He said the building is used for a lot more currently than people understand; all of the squad cars are parked there and public works has equipment parked there as well. Other groups have also used the facility during downtown events. Once the wellness center is finished, some of these things can be moved there. He has been approached by people that have a fleeting interest and asked Council if he should be actively marketing the building. He has discussed the idea of using it as

a police station with Chief Shannon, which would be close to around \$1,200,000 for renovations. Christensen feels that this is a prime location for a public/private partnership that includes first floor commercial and residential above. This would add to the tax base and replaces a lot of the downtown buildings that have been lost in fires. He doesn't feel its best use is for some ancillary City functions. Rose agreed but said the reality is that we now need to figure out what to do with the items currently being stored there. Nobsisch clarified that the police vehicles are plugged in at night because of all of the electrical equipment in them. Part of the reason for moving them in there was to keep them inside and try and extend the life of the vehicle. Where public works is concerned, the whole reason for looking at purchasing property was to get everything inside a building and elongate its life. Nobsisch has had conversations with Chief Shannon about whether downtown is the best place for the Police Department. As far as safety goes, they should really be moved closer to existing Highway 30. If the Police Department is moved, City Hall is more than enough space for City administration for the next 20 years.

The consensus was to keep options open for private development/use of the building if a developer is interested and has a plan.

Reports of Mayor/Council/Administrator

Council Reports. Wieseler would like to get the rain barrel program started again. The Catholic Church parking lot is moving forward, which will affect parking in the area. West wanted to publically thank City employees and Nick Nissen for their contribution to the SE Linn Community Garden.

City Administrator's Report. Applications for the Associate Planner position are currently being reviewed.

As there was no further business to attend to the meeting adjourned the time being 8:41 p.m., June 4, 2018.

Respectfully submitted,
Marsha Dewell
Deputy Clerk