

**CITY OF IOWA FALLS
REGULAR MEETING
MAY 18, 2020**

The Mayor and City Council met in regular session on Monday, May 18, 2020 with Mayor Gene Newgaard presiding over the meeting. Council Members Michelle Gritsch, Steve Klein, Bruce Thies and Rob Wohlert were present. Council Member Roger Nissly arrived after the meeting was called to order. Council Members Gritsch and Klein attended the meeting via Zoom. Also present was City Manager Jody Anderson.

ACCEPTANCE OF THE AGENDA

Wohlert moved and Thies seconded to accept the agenda.
Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

APPROVAL OF MINUTES

Gritsch moved and Klein seconded to approve the minutes of the regular meeting of April 20, 2020 and the special meeting of May 4, 2020.
Vote: Gritsch, Klein, Wohlert, Thies and Nissly voting aye.

APPROVAL OF MONTHLY CLAIMS AND FINANCIALS

Council Member Roger Nissly arrived at this point in the meeting.

Wohlert moved and Thies seconded to approve the monthly claims and financials.
Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

CONSENT AGENDA

Thies moved and Wohlert seconded to approve the following:

1. **Liquor Licenses**
 - a. Class B Native Wine Permit for the Coffee Attic.
 - b. Class E Liquor License for Casey's General Store #1417.

Vote: Thies, Wohlert, Nissly, Klein and Gritsch voting aye.

OLD BUSINESS

2. **East Rocksylvania Water Main Project**

a. Nissly moved and Wohlert seconded to approve Change Order No. 2 in the amount of \$3,775.00.

Roll Vote: Nissly, Wohlert, Thies, Gritsch and Klein voting aye.

b. Klein moved and Thies seconded to approve Pay Application No. 3 in the amount of \$36,524.36 to Synergy Contracting.

Roll Vote: Klein, Thies, Wohlert, Gritsch and Nissly voting aye.

c. Nissly moved and Wohlert seconded to approve Certificate of Substantial Completion for the East Rocksylvania Water Main Project.

Roll Vote: Nissly, Wohlert, Thies, Klein and Gritsch voting aye.

3. **River Oaks Sanitary Sewer CIPP Lining Project**

Wohlert moved and Thies seconded to approve Pay Application No. 1 in the amount of \$119,214.40 to Hydro-Klean, LLC.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

4. **Well Project**

a. Wohlert moved and Gritsch seconded to approve geotechnical survey for the new well site project for including all sections of the city with the University of Iowa at a total cost of \$18,622.
Roll Vote: Wohlert, Gritsch, Klein, Nissly and Thies voting aye.

b. Wohlert moved and Thies seconded to look into wells at Pine Street.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

5. **River Road Water & Sewer Project**

The Council directed staff to authorize FOX to get preliminary costs for a trail along River Road with water and sewer included.

6. **GO Bonds**

Discussion on GO Bonds and Water & Sewer Revenue Bonds was deferred to the June City Council meeting.

7. **Airport – Rehabilitate Runway 13/31**

a. Mayor Newgaard opened the public hearing on plans, specifications, opinion of probable cost and form of contract for FAA AIP Project No. 03-19-0048-011 (FY20) – Rehabilitate Runway 13/31 at the Iowa Falls Municipal Airport (100% FAA funding via CAREs Act). There were no written or oral comments. Mayor Newgaard closed the public hearing.

b. Wohlert moved and Thies seconded to accept the Recommendation of Award to Godbersen-Smith Construction Company, out of Ida Grove, Iowa for the Iowa Falls Municipal Airport – Rehabilitate Runway 13/31 Project in the amount of \$3,170,901.50.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

c. Wohlert moved and Nissly seconded to approve submittal of Grant Application FAA AIP 3-19-0048-011 (FY20) to the FAA for the Iowa Falls Municipal Airport – Rehabilitation Runway 13/31 Project (100% FAA funded via CAREs Act).

Roll Vote: Wohlert, Nissly, Thies, Gritsch and Klein voting aye.

d. Thies moved and Wohlert seconded to approve Task Order No. 6, Construction Observation and Administration Services Agreement, with McClure for the Iowa Falls Municipal Airport – Rehabilitate Runway 13/31 Project.

Roll Vote: Thies, Wohlert, Nissly, Klein and Gritsch voting aye.

e. Wohlert moved and Nissly seconded to approve QA Testing Services Agreement with Construction Materials Testing (CMT) for the Iowa Falls Municipal Airport – Rehabilitate Runway 13/31 Project.

Roll Vote: Wohlert, Nissly, Thies, Klein and Gritsch voting aye.

8. **Airport – Construct Parallel Taxiway B**

a. Mayor Newgaard opened the public hearing on plans, specifications, opinion of probable cost and form of contract for the FAA AIP Project No. 03-19-0048-010 (FY20) – Construct Parallel Taxiway B at the Iowa Falls Municipal Airport (100% FAA funding via Supplemental Appropriation program). There were no written or oral comments. Mayor Newgaard closed the public hearing.

b. Thies moved and Nissly seconded to accept the Recommendation of Award to Godbersen-Smith Construction Company, out of Ida Grove, Iowa for the Iowa Falls Municipal Airport – Construct Parallel Taxiway B Project in the amount of \$2,238,414.20.

Roll Vote: Thies, Nissly, Wohlert, Gritsch and Klein voting aye.

c. Wohlert moved and Gritsch seconded to approve submittal of Grant Application FAA AIP 3-19-0048-010 (FY20) to the FAA for the Iowa Falls Municipal Airport – Construct Parallel Taxiway B Project (100% FAA funded via Supplemental Appropriation program).

Roll Vote: Wohlert, Gritsch, Klein, Nissly and Thies voting aye.

d. Thies moved and Wohlert seconded to approve Task Order No. 7, Construction Observation and Administration Services Agreement, with McClure for the Iowa Falls Municipal Airport – Construct Parallel Taxiway B Project.

Roll Vote: Thies, Wohlert, Nissly, Klein and Gritsch voting aye.

e. Wohlert moved and Thies seconded to approve QA Testing Services Agreement with Construction Materials Testing (CMT) for the Iowa Falls Municipal Airport – Construct Parallel Taxiway B Project.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

9. **Motorola Tower Site Agreement**

Wohlert moved and Thies seconded to table the Motorola Remediation Agreement Pertaining to Tower Site #40, Iowa Falls, Iowa to a special meeting date to be determined.

Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

10. **2020 Street Projects**

a. Wohlert moved and Gritsch seconded to approve Change Order No. 1 in the amount of \$47,769.00 for Phase 1 of the 2020 Street Projects.

Roll Vote: Wohlert, Gritsch, Klein, Nissly and Thies voting aye.

b. Wohlert moved and Thies seconded to approve the bid from Heartland Asphalt in the amount of \$634,187.90 Phase 2 of the 2020 Street Projects.

Roll Vote: Wohlert, Thies, Nissly, Gritsch and Klein voting aye.

c. Wohlert moved and Nissly seconded to approve the following funding for Phase 2 of the 2020 Street Projects – TIF \$213.895, GO Bonds \$716,669, 80% LOST \$112,970 and Water/Wastewater \$95,657.

Roll Vote: Wohlert, Nissly, Thies, Gritsch and Klein voting aye.

11. **City Hall**

Wohlert moved and Nissly seconded to approve Pay Application No. 8 for King Construction & Overhead Door, Inc. in the amount of \$208,299.94.

Roll Vote: Wohlert, Nissly, Thies, Gritsch and Klein voting aye.

12. **136 South Oak Street**

Thies moved and Wohlert seconded to approve the bid from Nevada Excavating for the removal of the structures at 136 South Oak Street in the amount of \$18,500.00 with the funds coming from 80% LOST.

Roll Vote: Thies, Wohlert, Nissly, Klein and Gritsch voting aye.

NEW BUSINESS

13. **Urban Chickens**

Discussion was held in regard to allowing chickens in the city limits. The item will be placed on the June agenda for further discussion and possible action.

14. **Dangerous Structures**

a. Wohlert moved and Thies seconded to approve the recommendation from the City Manager and the Director of Building & Zoning declaring 821 Main Street a dangerous structure.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

b. Wohlert moved and Gritsch seconded to approve the recommendation from the City Manager and the Director of Building & Zoning declaring 1022 Sherman Street a dangerous structure.

Roll Vote: Wohlert, Gritsch, Klein, Thies and Nissly voting aye.

15. **Police Department**

Thies moved and Wohlert seconded to authorize the hiring of an additional police officer in the FY20-21 budget.

Roll Vote: Thies, Wohlert, Nissly, Klein and Gritsch voting aye.

16. **Delinquent Water Bills**

Discussion was held in regard to delinquent water bills. Staff will look into some possibilities.

17. **Budgets**

a. Mayor Newgaard opened the public hearing on an amendment to the FY2019-2020 Budget. There were no oral or written comments. Mayor Newgaard closed the public hearing.

b. Thies moved and Nissly seconded to approve Resolution No. 2020-22 amending the current budget for the fiscal year ending June 30, 2020.

Vote: Thies, Nissly, Wohlert, Gritsch and Klein voting aye.

c. Mayor Newgaard opened the public hearing on the adoption of the FY2020-2021 Budget. There were no oral or written comments. Mayor Newgaard closed the public hearing.

d. Wohlert moved and Thies seconded to approve Resolution No. 2020-23 adopting the FY2020-2021 City of Iowa Falls Budget and Certifying Taxes.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

18. **Fund Transfer**

Wohlert moved and Nissly seconded to approve Resolution No. 2020-24 transferring funds in excess of \$600,000 to LOST, 40% to the 20% LOST and 60% to the 80% LOST.

Roll Vote: Wohlert, Nissly, Thies, Klein and Gritsch voting aye.

19. **Rally Together – 4th of July Celebration**

Wohlert moved and Nissly seconded to approve up to \$20,000 from 20% LOST for a Rally Together Event and to also ask for donations for the event.

Roll Vote: Wohlert, Nissly, Thies, Gritsch and Klein voting aye.

20. **Appointments**

a. Nissly moved and Thies seconded to approve the reappointment of Randy Smith, Micah Cutler and Dave Bird to the Planning & Zoning Commission for terms to expire May of 2025.

Vote: Nissly, Thies, Wohlert, Gritsch and Klein voting aye.

b. Gritsch moved and Wohlert seconded to approve the Mayor's appointment of Jody Thies to the Board of Adjustment to fill a vacated term expiring May 2022.

Vote: Gritsch, Wohlert, Thies, Nissly and Klein voting aye.

21. **Closed Session**

Wohlert moved and Thies seconded to go into closed session as allowed in Iowa Code Section 21.5.1.j to discuss land acquisition and disposal and Iowa Code Section 21.5.1.c. to discuss possible litigation.

Roll Vote: Wohlert, Thies, Nissly, Klein and Gritsch voting aye.

Wohlert moved and Nissly seconded to go back into open session having taken no action in closed session.

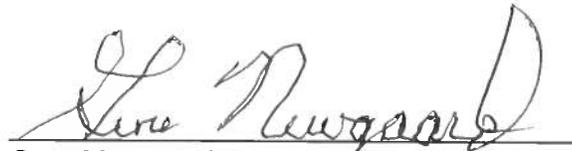
Roll Vote: Wohlert, Nissly, Thies, Klein and Gritsch voting aye.

ADJOURNMENT

Thies moved and Nissly seconded to adjourn.

Vote: Thies, Nissly, Wohlert, Klein and Gritsch voting aye.

The meeting adjourned at 9:30 p.m.


Gene Newgaard, Mayor


Kaci Elkin, City Clerk