

City of Indianola - Regular Session – October 19, 2020

The Indianola City Council met in regular session at 6:00 p.m. on October 19, 2020, in the City Hall Council Chambers. Mayor Pro Tem Southall called the meeting to order and on roll call the following members were present: Heather Hulen, John Parker, Bob Kling, Gwen Schroder, Greta Southall, Greg Marchant. Absent: None.

Mayor Pro Tem Southall administered the Oath of Office to Paramedics/Firefighters Aaron Payette, Joshua Mamanos and Ted Neller.

Council Member Hulen requested that Item 5B, Claims on the computer printout for October 19, 2020 be pulled from the consent agenda.

Council Member Marchant moved to approve the consent agenda and Kling seconded the motion. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously. The consent agenda was as follows:

- Approval of agenda
- Resolution 2020-222 approving monthly transfers.
- Approval of October 5, 2020 Minutes.
- Resolution 2020-223 fixing a date for a meeting on the authorization of a loan agreement and the issuance of not to exceed \$5,665,000 general obligation capital loan notes of the City of Indianola, State of Iowa (for essential corporate purposes), and providing for publication of notice thereof.
- Resolution 2020-224 fixing a date for a meeting on the authorization of a loan agreement and the issuance of not to exceed \$5,165,000 general obligation urban renewal capital loan notes of the City of Indianola, State of Iowa (for essential corporate urban renewal purposes), and providing for publication of notice thereof.
- Resolution 2020-225 setting a Public Hearing for November 16, 2020 for the FY21 second budget amendment.
- Resolution 2020-226 setting Public Hearing for November 16, 2020 to consider a request for a rezoning from C-2, Highway Commercial Zoning District to R-2 Single- and Two-Family Residential Zoning District located at 506 and 508 West 2nd Avenue.
- Resolution 2020-227 setting a Public Hearing date of November 16, 2020 at which it is proposed to approve and authorize the sale of real property and approval of a development agreement at 506 W 2nd Avenue.
- Resolution 2020-228 setting November 2, 2020 as a Public Hearing for a sign exemption request from Desi Varsel of Signs Unlimited, on behalf of Doug Cappel of Cappel's Ace Hardware, located at 506 North Jefferson Way.
- Approval of a block party request from Misty Nelson, 1702 E Clinton Avenue, on October 24, 2020 from 4 p.m. to 10:00 p.m.
- A renewal Class C Liquor License with the following privileges: Class B native wine, outdoor service, Sunday sales for The Groggy Dog, LLC, located at 116 W Ashland.
- Resolution 2020-229 accepting final completion of the Jerry Kelley Trail and approving Change Order No 5 and Pay Application No 6.

- Approval of Pay Application #6 for the Quail Meadows 3 Lift Station project payable to Vanderpool Construction in the amount of \$88,136.25.
- Approval of Pay Application #4 for the Water Resource Recovery Facility payable to Williams Brothers Construction in the amount of \$1,708,142.50.
- Resolution 2020-230 approving Change Order #1 for the Wellness Center Precast Wall Repair in the amount of \$30,290.
- Resolution 2020-231 approving the purchase of a pickup truck for the Water Resource Recovery Department in the amount of \$26,049.
- Resolution 2020-232 approving the Provider Participation Agreement and the Intergovernmental Transfer of Public Funds Agreement.
- Resolution 2020-233 Accepting Public Improvements and Four-Year Maintenance Bonds for Sanitary Sewer, Storm Sewer, Water and Streets, Accepting Street Lots, Accepting Easements and Approving the Final Plat for Quail Meadows Plat 3.
- Resolution 2020-234 approving salaries.

A motion was made by Marchant and seconded by Parker to approve the claims on the computer printout for October 19, 2020. On roll call, the vote was AYES: Parker, Kling, Schroder, Southall and Marchant. NAYS: None. ABSTAIN: Hulen due to a conflict of interest. Whereas the Mayor Pro Tem declared the motion carried.

Council Member Bob Kling provided an update on the Metro Advisory Committee.

Mayor Pro Tem Southall proclaimed October as Community Planning Month. Community and Economic Development Director Charlie Dissell stated the City received the Daniel Burnham Award for a Comprehensive Plan.

This being the time and place fixed for a public hearing on the matter of the Hillcrest/Downtown Unified Urban Renewal Plan the Mayor Pro Tem called for any written or oral comments to the approval of Amendment No 3 to the plan. No oral comments were offered, and the Deputy City Clerk reported that no written objections had been filed.

Resolution 2020-235 approving proposed Amendment No. 3 to the Hillcrest/Downtown Unified Urban Renewal Plan was introduced on a motion by Marchant and seconded by Kling. In discussion, Andrew Lent, City Clerk/CFO, explained the Amendment to the plan. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

This being the time and place fixed for a public hearing on the matter of the Iowa Avenue Paving Project the Mayor Pro Tem called for any written or oral comments to the approval of the plans, specifications, form of contract and estimate of cost for the project. No oral comments were offered, and the Deputy City Clerk reported that no written objections had been filed.

Marchant moved to approve Resolution 2020-236 approving the plans, specifications, form of contract and estimate of cost for the East Iowa Avenue Paving Project. Parker seconded the motion. Public Works Director Akhilesh Pal stated that the estimated completion is September 2021 but the project should be substantially complete by late July. On roll call, the vote was AYES: Hulen, Parker,

Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

It was moved by Kling and seconded by Hulen to approve Resolution 2020-237 awarding a contract to Vanderpool Construction Inc. for the East Iowa Paving Project in the amount of \$914,143.50. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

Resolution 2020-238 amending the Council Policy for the Snow and Ice Removal Manual was introduced on a motion by Kling and seconded by Marchant. Public Works Director Pal reported on the updates to the policy. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

It was moved by Kling and seconded by Marchant to approve Resolution 2020-239 approving a request for an alternative method of approval for a site plan for Vice Construction, located at 2500 W 2nd Avenue. Community and Economic Director Dissell explained the request. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

Kling moved to approve Resolution 2020-240 approving the purchase of an SL-75 Sutphen Aerial Apparatus from Sutphen Corporation in an amount not to exceed \$833,816. Marchant seconded the motion. Fire Chief Chia stated that the purchase is included in the FY21 budget and that the truck came in under budget by using a purchasing group. City Manager Ryan Waller specified that Council Members had ranked the aerial truck as a high priority during the FY2021 budget process. Chief Chia said the truck will be ready in 7-8 months and can be used in rural areas. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

In Other Business, City Manager Waller thanked Dave Moeller and Snyder & Associates for their work on the comprehensive plan and the East Iowa Avenue Paving Project as their work helped the City to receive an award and a grant. Council Member Marchant also acknowledged other City partners, like Bolten and Menk, that contribute to successful projects such as the Square Streetscape project.

Parker moved and Kling seconded to receive and file correspondence from October 2 and 9, 2020, weekly updates provided by City Manager, Ryan Waller. On roll call, the vote was AYES: Hulen, Parker, Kling, Schroder, Southall and Marchant. NAYS: None. Whereas the Mayor Pro Tem declared the motion carried unanimously.

Meeting adjourned at 6:46 pm on a motion by Schroder and seconded by Marchant.

Greta Southall, Mayor Pro Tem

ATTEST:

Andrew J. Lent, City Clerk/CFO