

CITY OF MUSCATINE
REGULAR CITY COUNCIL MINUTES
Council Chambers – 7:00 p.m. – November 17, 2016

Mayor Broderson called the City Council meeting for Thursday, November 17, 2016, to order at 7:00 p.m. Councilmembers present were Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread.

The meeting began with the Pledge of Allegiance.

Mayor Broderson stated that at this time Life Saving Awards were being presented to Police Officer Jacob Elliott and Corporal Matt Fowler for an event that took place on September 19, 2016.

Police Chief Brett Talkington then presented the medals to Officer Elliott and Corporal Fowler.

Mayor Broderson stated City Council is very fortunate to have a Ukrainian delegation in the audience tonight.

John Dabeet, president of the Muscatine Sister Cities, stated it was an honor to be here tonight. He stated that 2016 marks 30 years that Muscatine Sister Cities has been building bridges of friendship and peace between the United States and the rest of the world. He stated that four delegations have visited Muscatine this year.

Mr. Dabeet stated the visitors from Drohobych, Ukraine, include the mayor, government officials, and business people. He then introduced Alexei Bibik who would be translating for the Ukrainian visitors. Mr. Dabeet stated that Mr. Bibik had attended Muscatine High School from 1991 to 1993.

The Mayor of Drohobych spoke to City Council and then presented gifts to Mayor Broderson.

Jodi Hansen of the Greater Muscatine Chamber of Commerce and Industry, stated she is the Community Lead for the Blue Zones Project. She thanked City Council and staff for helping to put the Blue Zones Project in Muscatine on the map. She stated that at the Second Annual National Blue Zones Project Summit held last month in Fort Worth, Texas, the city received the Blue Zones Healthy City-Making Award for its work in leadership and partnership and the Champion-Spirit Award toward built-environment change. She then gave an overview of activities that took place during the summit.

Ms. Hansen then stated that the city was awarded the Healthy Hometown Founder Award during the Iowa Healthiest State Initiative Conference held November 1, 2016 in Des Moines. She stated the award recognizes the city for its dedication and accomplishments toward meaningful health improvements in the community.

She talked about the book she passed out earlier entitled “A Proud Blue Zones Community”. She stated the book will be a great tool for visitors to Muscatine and for people new to the community.

She ended her presentation by stating the city had been featured in a National Geographic magazine which she feels is a testament to what can be done with collaboration. She passed a copy of the magazine around for City Council to look at.

#23636. Councilmember Fitzgerald, seconded by Councilmember Harvey, moved the Consent Agenda be approved as follows:

- Regular City Council Minutes – November 3, 2016
- City Council Goal Session Minutes – November 3, 2016
- In-Depth City Council Minutes – November 10, 2016
- Second reading for a new Class “C” Liquor License and Sunday Sales for Hubble’s Tap, 214 East 2nd Street – Hubbles Glenda LLC (pending inspections insurance); renewal of a Class “B” Wine Permit, Class “C” Beer Permit, Class “E” Liquor License and Sunday Sales for Kum & Go #436, 501 Cedar Street – Kum & Go LC (pending inspections); and renewal of a Class “B” Wine Permit, Class “C” Beer Permit, Class “E” Liquor License and Sunday Sales for Kum & Go #437, 709 Grandview Avenue – Kum & Go LC (pending inspections)
- Cigarette Permit for Hubble’s Tap, 214 East 2nd Street – Hubble’s Glenda LLC
- Application for Revitalization Property Tax Abatement for David and Kim Burdakin
- Use of City Property for the Annual Holiday Stroll on December 2, 2016 from 5:30 to 8:30 p.m.
- Filing of Communications 12A
- Bills for Approval totaling \$2,082,298.29

Vote – All ayes; motion carried.

PUBLIC HEARING

Mayor Broderson stated this public hearing concerns a proposed land lease agreement with MLC Land Company LLC as part of the new downtown hotel.

There were no oral or written petitions for or against the proposed land lease.

#23637. Councilmember Fitzgerald moved to close the public hearing. Seconded by Councilmember Natvig. All ayes; motion carried.

#23638. Councilmember Rehwaldt moved to approve the second reading of the ordinance amending Title 1 Administrative by adding Chapter 14 Adjudicative Appeals and Hearings. Seconded by Councilmember Harvey.

#23639. Councilmember Harvey moved to amend the original motion to approve the second and final readings of the ordinance and directed for its publication as required by law. Seconded by Councilmember Rehwaldt. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

Vote on original motion as amended: All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23640. Councilmember Spread moved to approve the second and final reading of the ordinance amending Title 10, Chapter 4 of the City Code, Floodplain Management Regulations, and directed for its publication as required by law. Seconded by Councilmember Natvig. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23641. Councilmember Fitzgerald moved the resolution be adopted approving the Land Lease Agreement with MLC Land Lease Company LLC as part of the new downtown hotel. Seconded by Councilmember Natvig. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23642. Councilmember Natvig moved the resolution be approved finally adopting the proposed Urban Revitalization Plan for the Muscatine Grandview Avenue Urban Revitalization Area. Seconded by Councilmember Harvey. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23643. Councilmember Spread moved to approve the first reading of an ordinance designating an area of the City of Muscatine as the Muscatine Grandview Avenue Urban Revitalization Area. Seconded by Councilmember Harvey. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23644. Councilmember Fitzgerald moved the resolution be approved finally adopting the proposed Urban Revitalization Plan for the Muscatine Park Avenue Urban Revitalization Area. Seconded by Councilmember Harvey. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23645. Councilmember Harvey moved to approve the first reading of an ordinance designating an area of the City of Muscatine as the Muscatine Park Avenue Urban Revitalization Area. Seconded by Councilmember Spread. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23646. Councilmember Spread moved the resolution be adopted authorizing the assessment of unpaid abatement costs to private properties totaling \$7,139.78. Seconded by Councilmember Natvig. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23647. Councilmember Harvey moved the resolution be adopted setting a public hearing for Thursday, December 1, 2016, on a proposed rezoning change for 922 Hancock Street. Seconded by Councilmember Bynum.

There were questions from City Council that were answered by City Planner Andrew Fangman.

#23648. Councilmember Fitzgerald moved the resolution be adopted accepting completed work for the Community Development Block Grant Storm Water Project and authorizing final payment to Triple B Construction Corporation. Seconded by Councilmember Spread. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23649. Councilmember Rehwaldt moved the resolution be adopted setting a public hearing on a proposed zoning change for the former Washington Elementary School (610 Maiden Lane) for Thursday, December 1, 2016, at 7:00 p.m. Seconded by Councilmember Saucedo. All ayes: Councilmembers Rehwaldt, Fitzgerald, Natvig, Saucedo, Bynum, Harvey, and Spread. Motion carried.

#23650. Councilmember Natvig moved to award the contract for snow removal in the Central Business District to Bayfield Snow Removal. Seconded by Councilmember Saucedo.

There were questions and comments that were addressed by Public Works Director Brian Stineman.

Vote – All ayes; motion carried.

#23651. Councilmember Natvig moved to approve the installation of a four-way stop at the intersections of Lincoln Boulevard and Harrison Street. Seconded by Councilmember Fitzgerald.

There were questions and comments from City Council that were addressed by Public Works Director Stineman.

Vote – All ayes; motion carried.

#23652. Councilmember Fitzgerald moved to approve the professional services contract with Bolton & Menk in an amount not to exceed \$35,000 for the T-Hangar Design and Apron Expansion Project at the Municipal Airport. Seconded by Councilmember Natvig. All ayes; motion carried.

#23653. Councilmember Rehwaldt moved to accept the Chestnut Street right-of-way dedication from MLC Land Company LLC as part of the new downtown hotel project. Seconded by Councilmember Natvig.

There was clarification from staff where this right-of-way is located.

Vote – All ayes; motion carried.

#23654. Councilmember Fitzgerald moved to approve the proposed goals for Fiscal Year 2016/2017. Seconded by Councilmember Saucedo. All ayes; motion carried.

#23655. Councilmember Fitzgerald moved to approve the appointment of Monica Gonzalez to the Zoning Board of Adjustment and Councilmember Natvig to the city's Audit Committee. Seconded by Councilmember Saucedo. All ayes; motion carried.

#23656. Councilmember Harvey moved to approve the agreement with A&J Associates PC for the HVAC Project at the Public Safety Building. Seconded by Councilmember Saucedo. All ayes; motion carried.

#23657. Councilmember Fitzgerald moved to approve Contract Modification #5 for the Community Development Block Grant Downtown Façade Project. Seconded by Councilmember Harvey.

There were questions from City Council that were answered by Community Development Planning Coordinator Adam Thompson.

Vote – All ayes; motion carried.

Under comments, Councilmember Spread stated the City of Muscatine came in second place for the Smart Cities grant program and has received a check for \$3,000.

City Administrator Mandsager stated the grant award was really a team effort between the banks, TIF, the Small Business Forgivable Loan program, and the loan program for funding the creation of small businesses. He stated these funds received will go back into the program.

Councilmember Rehwaldt saluted the firefighters involved in the rescue at the power plant.

Mayor Broderson also recognized the Police Department and Fire Department for their bravery and skills.

Mayor Broderson reminded everyone about Coffee with the Mayor on November 19, 2016 at Happy Joes Pizza located on Lake Park Boulevard beginning at 9:00 a.m.

Mayor Broderson then wished everyone a Happy Thanksgiving and asked them to remember the food pantry.

Mayor Broderson then thanked Councilmember Bynum who stepped in as Mayor Pro Tem while she was out of town.

Councilmember Spread moved the meeting be adjourned at 8:03 p.m.

Diana Broderson, Mayor

ATTEST:

Gregg Mandsager, City Administrator