

CITY OF MUSCATINE
IN-DEPTH CITY COUNCIL MINUTES
Council Chambers – 7:00 p.m. – May 12, 2011

Mayor Dick O'Brien called the In-Depth City Council meeting for Thursday, May 12, 2011, to order at 7 p.m. Councilmembers present were Fitzgerald, Natvig, Bynum, Roby, and Lange. Also present were City Administrator Gregg Mandsager, City Planner Andrew Fangman, Solid Waste Manager Laura Liegois, Public Works Director Randy Hill, City Engineer Jon Lutz, and Sewer Maintenance Supervisor Matt Chandler.

The first item on the agenda was an update of the city's recycling program. Solid Waste Manager Laura Liegois stated the recycling program went into effect on April 4, 2011, and prior to that date, every effort was made to educate the public on the new program. She stated that in April 91.54 tons of recyclable items were collected and over 51 tons was dropped off at the two drop-off sites at the Transfer Station. She stated the average participation rate is approximately 95% per day. She noted that during Spring Cleanup Week, 525.89 tons of material was collected. Speaking in reference to the recycling bins, she stated it is important that they be placed 3' away from other objects. She ended by saying that residents have until June 1, 2011 to change their containers.

Councilmember Bynum asked when the barrels should be taken out.

Ms. Liegois stated they should go out no earlier than 4 p.m. on the day prior to pickup or no later than 5 a.m. the day of pickup.

Councilmember Natvig stated he has received many positive comments.

Councilmember Roby stated she has received many positive comments as well.

Councilmember Lange asked where the containers should be kept, and he was told in an appropriate location like the rear of the home or in the garage.

It was noted the recycling program has exceeded the city's expectations and that there is a lot of public support.

The next item on the agenda was a presentation by Sewer Maintenance Supervisor Matt Chandler concerning collection and drainage and the city's Geographical Information System (GIS) program. Mr. Chandler provided an update, which included a power point, on how the city has moved into a proactive position. He stated that 95% of the structures in Muscatine have been mapped and rated.

He stated the city's first priority was sewer backups. He stated that under the GIS program, the city implemented a routine maintenance and cleaning program in five zones which are done on a five-year cycle. He reviewed the off-road sewer lines which are walked annually to inspect, the storm water discharge points, and how sewer lines are mapped and cleaned out to prevent backups. He then gave a review of the equipment that is used and showed a sewer video.

Councilmember Natvig stated the city's program is impressive as is the MAGIC program.

Councilmember Roby stated she was glad for the update and was amazed at how the technology the city has is being used.

Councilmember Lange stated the presentation was very informative.

The next item on the agenda was an update on the city's redistricting efforts. City Planner Andrew

Fangman reviewed with City Council the state's standards. He stated that state law requires that upon the release of the new decennial census information ward boundaries be readjusted. He stated the deadline for completion of the restricting is September 1, 2011. He stated that based on the 2010 Census population of 22,886 for the City of Muscatine, the population in each ward must be as close to 4,577 as possible. He then reviewed the map and wards with City Council.

Councilmember Roby stated that once again, the GIS was helpful.

Next on the agenda was a floodplain update. City Planner Fangman stated the Federal Emergency Management Agency (FEMA) has completed a Flood Insurance Study and Flood Insurance Rate Map for Muscatine County that becomes effective on July 18, 2011. He stated that in order for the city's residents and businesses to participate in the National Flood Insurance Program, the city must adopt legally enforceable floodplain management regulations by July 18, 2011. He then reviewed the floodplain maps with City Council.

Mr. Fangman then listed the significant changes between current and proposed floodplain management regulations. They include:

- Adoption of the revised Flood Insurance Rate Map released by FEMA.
- Allowing for industrial-commercial uses such as loading areas, parking areas, airport landing strips as an allowed use in the Floodplain District as they are currently an allowed use in the more restrictive Floodway District.
- In situations involving new and substantially improved structures where flood proofing a portion of a structure is an allowed alternative to elevating one foot above the base flood elevation, flood proofing will be defined in greater detail and will require that a registered engineer certify that a structure meets the flood proofing requirements with the city required to maintain a record to what elevation a structure has been flood proofed.
- For areas south of Hershey Avenue, the most current study is now used for defining the base flood elevation.
- Consolidation of three separate definitions of "substantial improvement" into one.
- Addition of sections that spell out how the floodplain regulations are administered.
- Addition of references to the portion of the Code of Iowa that grants the necessary regulatory authority to the city to implement these regulations.
- Addition of disclaimers of liability stating that compliance with the floodplain regulations does not guarantee protection from possible flood damage.
- Addition of statements clarifying that nothing in the floodplain regulations is intended to repeal, abrogate or impair any existing easements, covenants, or deed restrictions. Where greater restrictions are imposed, the provisions of the floodplain regulations prevail.
- Addition of a statement clarifying that no use shall affect the capacity or conveyance of the channel or floodway of any tributary to the main stream, drainage ditch or any other drainage facility or system.

Mr. Fangman stated that the Iowa Department of Natural Resources has reviewed and accepted the changes.

Councilmember Roby thanked him for the information.

The final item on the agenda was a Cedar Street Project overview.

City Engineer Jon Lutz stated the project will be completed in three phases. He stated that Phase I (culvert work) will be completed in 2011. He stated that Phase II (utility relocations) will take place in 2012 with Phase III (paving) completed in 2013. He explained why the work on Cedar Street is needed.

Mr. Lutz stated that last year City Council chose the option that would include three lanes of traffic with a

trail on the north side of the street. He then reviewed the plans with City Council.

Mr. Lutz stated that Phase I will cost approximately \$500,000. He stated that Phase II will cost approximately \$427,000 and Phase III approximately \$3.1 million.

Councilmember Fitzgerald questioned the \$427,000 amount for Phase II.

City Administrator Gregg Mandsager stated that cost will be reduced by \$225,000 if utility lines do not need to be placed underground.

There was discussion about coordinating construction activities with the schools.

Councilmember Lange asked if there would be signals at the Logan Street intersection and he was not they were not included in the project at this time.

City Administrator Mandsager stated that discussions continue with Muscatine Power & Water concerning the relocation/burying of its utility lines and cost sharing.

Councilmember Roby stated she liked the fact the project would be done in three phases.

Councilmember Lange stated the project will be worth it in the end.

There was continued discussion on the relocation of utility lines. The consensus was that Muscatine Power & Water and the other utilities should be responsible for the costs of relocating their own infrastructure in the right-of-way.

Bill Parks, 1749 Arbor Oaks, stated he had concerns about making turns onto Cedar Street. He stated he was also concerned about water flow. He stated that removal of the ditches will take away the containment areas and could cause flash flooding. He then pointed out that the intersection at Parham is a bottleneck.

Under comments, Councilmember Natvig complimented MAGIC on their recent award.

#21597. Councilmember Bynum moved the meeting be adjourned at 8:25 p.m. Seconded by Councilmember Fitzgerald. All ayes; motion carried.

Gregg Mandsager, City Administrator