



City of Muscatine



CITY COUNCIL Thursday July 21, 2022

Brad Bark, Mayor

Dennis Froelich, 1st Ward

Jeff Osborne, 2nd Ward

Peggy Gordon, 3rd Ward

Nadine Brockert, 4th Ward

John Jindrich, 5th Ward

Angie Lewis, At Large

DeWayne Hopkins, At Large

Carol Webb, City Administrator

Cinda Hilger, Admin. Professional

Matt Brick, City Attorney

City Council meetings are held on the 1st and 3rd Thursday of each month, In-depth sessions on the 2nd Thursday of each month. All meetings are available for review on the City of Muscatine YouTube page.

The public is welcome to attend virtually using the information below.

Please join my meeting from your computer, tablet or smartphone.

<https://www.gotomeet.me/CityofMuscatine/city-council-meeting>

You can also dial in using your phone.

United States: 1-669-224-3412

Access Code: 971-499-597

AGENDA

1. **CALL TO ORDER**
 - INVOCATION – Brian Holtz
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **COMMUNICATIONS – CITIZENS**

Vicious Dog Appeal – Kimberly Fowler

5. **CONSENT AGENDA**

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

- * **Items 6A-B Approval of City Council Minutes**

- A. [July 7, 2022 Regular Meeting Minutes](#)
- B. [July 14, 2022 In-Depth Meeting Minutes](#)

- * **From the Mayor**

- * **Item 8A-B Petitions and Communications**

- A. [Request to approve Application for Revitalization Property Tax Abatement - 613 Aspen Trail - Wilson](#)
- B. [Request to approve a street closure at 617 E. 7th Street](#) to connect sewer and water to the new Habitat for Humanity Home at this location. The street would be closed for one week starting August 1.

- * **Items 12 Receive and File**

- * **Bills***

- * Approval of attached [Bills for Approval](#) totaling \$2,293,174.87, subject to the approval of any related agenda item(s).

6. **MINUTES – APPROVAL**

7. **PUBLIC HEARING**

- A. Public hearing on proposed Development Agreement with Kent Corporation for the former McKee Button Factory Building Renovation

The proposed development agreement would provide for a 10-year TIF rebate for the project with a maximum total rebate amount not to exceed \$2,500,000. Under this agreement, the rebate would be 75% of incremental taxes for the first five years and 50% for years 6-10.

- B. [Public hearing regarding the plans, specifications, form of contract and cost estimate for the proposed Transit Wash Bay Project.](#)

8. PETITIONS AND COMMUNICATIONS

9. FROM THE MAYOR

- A. [Proclamation Muscabus Driver Appreciation Day](#)
- B. Presentation of Award of Muscabus Driver of the year award

10. FROM THE PLANNING AND ZONING COMMISSION

11. FROM THE CITY ADMINISTRATOR

- A. Resolution approving the plans, specifications, form of contract and cost estimate for the Transit Wash Bay Project. (Brian Stineman, Public Works Director)

[Attachments](#)

- B. Resolution Approving an Encroachment Agreement with MidAmerican Energy associated with the Love's Travel Stop Project. (Pat Lynch, City Engineer)

[Attachments](#)

- C. Resolution authorizing the assessment of unpaid abatement services fees to private properties. The abatement costs total \$48,728.13, the administrative fees are \$875.00, and the assessment fees are \$1,450.00. The total amount being requested for assessment at this time total \$51,053.13. (Jodi Royal-Goodwin, Community Development Director)

[Attachments](#)

- D. Request to approve the Issuance of a Purchase Order to Martin Equipment in the amount of \$215,592.00, for the purchase of a 2023 Rubber Tire Loader. There is \$300,000 in the Roadway Maintenance Budget for this purchase. (Brian Stineman, Public Works Director)

[Attachments](#)

- E. Request to approve the issuance of a purchase order to Ed Morse Chevrolet in the amount of \$79,960.00, for the purchase of two 2023 Chevrolet Silverado 4x4 Extended Cab Pickup Trucks. (Brian Stineman, Public Works Director)

[Attachments](#)

- F. Request to approve the declaration of ambulance as surplus and authorize the donation of ambulance to Ukraine to assist in servicing the citizens during the war with Russia. This would be donated through the organization Ukrainian Medical Association of North America. If the donation is not accepted or would not occur for some reason, then the ambulance would go to the city auction. (Gary Ronzheimer, Battalion Chief Ambulance Operations)

[Attachments](#)

12. COMMUNICATION – RECEIVE AND FILE

13. APPROVAL OF BILLS

It is recommended bills totaling \$2,293,174.87 be approved and that the City Council authorize the Mayor and City Clerk to issue warrants for the same. It should be noted that this listing is subject to the approval of any related agenda item(s).

14. COMMUNICATIONS - COUNCIL MEMBERS

15. OTHER BUSINESS

16. ADJOURNMENT