

COUNCIL PROCEEDINGS

City of Eagle Grove • April 17, 2023

Regular Council Meeting Monday April 17th 2023

Mayor McGrath called the meeting to order at 6:30 p.m. on Monday, April 17, 2023 in the Council Chambers located at 210 E. Broadway in Eagle Grove With Council Members Lorenzen, Weland, Limerick, Pamperin and Vandewater. Absent: Jergens. Also present: City Administrator Davis, and City Attorney Legvold

Mayor McGrath initiated the Pledge of Allegiance

Nancy Strub provided a prayer.
Public Forum: Mike Ryerson thanked the Council for an impressive and progressive agenda for tonight's meeting. He also discussed opportunities to further expand Eagle Grove and asked the Council to consider it. Robert Torkelson thanked the Council and invited Council members, at their wish, to his new apartment units that were developed using the CDBG-CV Upper-Story Housing Conversion dollars the City supported.

A motion was made by Lorenzen and seconded by Limerick to approve the consent agenda which includes April 3rd, 2023 minutes and claims. Roll Call: all ayes

AIRGAS USA LLC, MEDICAL OXYGEN	233.56
BEN FRANKLIN #211, SUPPLIES	23.16
CERTIFIED FIRE EXTINGUISHER, FIRE EXTINGUISHER SERVICE	760.00
CINTAS, FLOOR MATS-PD	119.30
CITY CLERK, GARBAGE BILLING FEES	654.00
CORPORATE TRANSLATION SERV INC, INTERPRETATION SVCS	302.65
ANCILLARY BILLING DEPARTMENT, LIFE INSURANCE	133.87
DOUBLE EAGLE 5, LLC, CAR WASH FOR EMS	95.00
EAGLE BUILDING SUPPLY, SUPPLIES-FIRE	30.99
FORT DODGE FIRE RESCUE, AMBULANCE TIER RESPONSE	300.00
VISUAL EDGE IT, XEROX C405N COPIER LEASE	263.33
HENNIGAR'S WRECKER SERVICE, TICKET #25834	130.00
IOWA CENTRAL COMM COLLEGE, PESTICIDE-CHRISTENSEN	170.00
J & J SPORTS, SOCCER 2023	1,340.00
JOHN DEERE FINANCIAL, REPAIR LAWN TRACTOR	469.45
L & L SERVICE INC., '17 FORD NEW TIRE	527.44
MACQUEEN EQUIPMENT LLC, PARTS STREET SWEEPER	186.53
MID-AMERICA PUBLISHING, LEGAL PUBLICATIONS	143.70

MIDAMERICAN ENERGY, ELECTRICITY	86.83
MONSY SERVICE'S LLC, CLEANING	220.00
N.C. IA REG. SOLID WASTE, QUARTERLY ASSESSMENT	4,069.13
OLDSON'S INC., SERVICE REPAIRS-PD	90.00
PAYROLL FUND, PAYROLL FUND TSF	84,837.26
PEDERSON SANITATION, PACKER RENTAL/HAULING	650.00
PETTY CASH, POSTAGE	66.80
R&D INDUSTRIES INC, MONTHLY SVCS, TECH SUPPORT	3,321.58
RED HEAD TRIBE LOGOS LLC, BANNER-PD	20.00
SADLER CONSTRUCTION INC., REPAIRS TO GARAGE	212.52
SIRCHIE ACQUISITION COMPANY, NARC KITS	19.05
STOREY KENWORTHY, CEMETERY REGISTERS	510.00
TERRY AND BOB'S SIGN CO LLC, SIGNS	3,946.05
THE TRASH MAN, REVENUES LESS FEES	16,166.41
TMI SERVICES INC., PORTABLE TOILETS-GREENWOOD	194.00
TORKELSON CONSTRUCTION, PAY APP #6 - 204 W BROADWAY	20,860.00
W & H COOPERATIVE OIL CO., FUEL	5,424.39
BLUE CROSS & BLUE SHIELD, HEALTH INSURANCE	31,164.64
WRIGHT CO COMMUNICATIONS, 3RD QTR - JAN,FEB,MAR	27,925.76
WRIGHT COUNTY FIRE ASSOCIATION, HAZMAT STICKERS	86.00
YOHNCO INC, STORM SEWER	304.50
Library	3083.35
Payroll Checks	45,050.66

Fund Total

GENERAL	118,778.47
ROAD USE TAX	16,513.80
EMPLOYEE BENEFITS	24,148.04
URBAN RENEWAL - CDBG	7.00
CDBG UPPER STORY HOUSING	20,860.00
GARBAGE	16,263.05
WATER	26,693.39
SEWER	27,844.81

March Revenue

GENERAL	61,853.24
RECREATION/POOL	1.64
ROAD USE TAX	23,888.94
EMPLOYEE BENEFITS	12,777.96
SWWC EMS DISTRICT FUNDS	551.15
LOCAL OPTION SALES TAX	36,641.15
TAX INCREMENT FINANCING	14,691.08
URBAN RENEWAL - CDBG	18,579.00
CDBG UPPER STORY HOUSING	99,341.00
GARBAGE	25,944.16

DEBT SERVICE	5,626.65
CAPITAL IMPROVEMENT RESV	1,285.10
SRF SPONSORED PROJECTS	70,102.00
MUSEUM RENOVATION	56.16
2019B BOND ISSUE	3,314.37
2019 PROJECT FUND	100.04
WATER	67,540.48
METER DEPOSIT FUND	1,770.00
WATER CAPITAL IMPROVEMENT	14,202.43
SEWER	220,417.40
SEWER REV BOND SINKING	100,000.00
SEWER CAPITAL IMPROVEMENT	9,997.07
SEWER - CDBG	33,362.75

Building Permits:

219 N. Garfield (Building)	814 Eagle Avenue (Buildings)	914 S. Commercial (Deck)
521 SW 1st Street (Building/Driveway)	500 Block of S. Lincoln (Accessory Building)	810 N. Montgomery (Buildings)
423, 425, 427, 429 Stockdale Drive (Buildings)		

Beer/Liquor Licenses: Fareway Stores, Inc. #551 (Class E Retail Alcohol License (LE))

Mayor McGrath opened the Public Hearing at 6:37 p.m. regarding the Annual Budget for FY 2024. The Budget was discussed and with no further questions. Mayor McGrath closed the Public Hearing at 6:40 p.m.

A motion was made by Vandewater and seconded by Weland to approve Resolution 2023-23: A Resolution Authorizing the Annual Budget for FY 2024. Roll Call Vote: all ayes

Mayor McGrath opened the Public Hearing at 6:41 p.m. to review disposal of three public rights-of-way in Porter's 1st Addition. No comments or questions were received. Mayor McGrath closed the Public Hearing at 6:42 p.m.

A motion was made by Weland and seconded by Lorenzen to approve Resolution 2023-24: A Resolution Authorizing the Disposal of Three Public Rights-of-Way in Porter's 1st Addition to Eagle Grove, Wright County, Iowa. Roll Call Vote: all ayes

A motion was made by Weland and seconded by Limerick to approve Resolution 2023-25: A Resolution Appointing a Cemetery Sexton. Roll Call Vote: all ayes

A motion was made by Weland and seconded by Lorenzen to approve on Resolution 2023-26: A Resolution Appointing a Member to the Memorial Hall Board of Trustee. Roll Call Vote: all ayes

A motion was made by Weland

and seconded by Pamperin to approve Resolution 2023-27: A Resolution Hiring for the Building and Grounds Supervisor position under the Parks and Recreation Department. Roll Call Vote: all ayes

The Council reviewed and discussed Chapter 105, Chapter 106 and an RFP dealing with Solid Waste Collection

A motion was made by Weland and seconded by Lorenzen to approve Resolution 2023-28: A Resolution Setting May 1st at 6:30pm as Date for Public Hearing to consider an amendment to the Municipal Code of Ordinances pertaining to Solid Waste Control and the Collection of Solid Waste. Roll Call Vote: all ayes

A motion was made by Vandewater and seconded by Weland to approve Resolution 2023-29: A Resolution Setting May 1st at 6:30pm as Date for Public Hearing on Submission of an Airport State Funding Application for lighting rehabilitation and Apron Reconstruction. Roll Call Vote: all ayes

Mayor McGrath opened the Public Hearing at 7:11pm on a Community Development and Housing Needs Assessment. No comments or questions were received. Mayor McGrath closed the Public Hearing at 7:13 p.m.

A motion was made by Weland and seconded by Vandewater to approve Resolution 2023-30: A Resolution Approving Community Development and Housing Needs Assessment. Roll Call Vote: all ayes

Mayor McGrath opened the Public Hearing at 7:15 p.m. to review submission of a CDBG Application for Upper-Story Conversion. Public Announcements were read. PUBLIC HEARING ANNOUNCEMENTS

A. Explain how the need for the activities was identified. The need for the proposed 217 W Broadway Upper Story Project is to help provide affordable, safe, and adequate housing for residents of the City of Eagle Grove, especially families who are considered low-to-moderate income (LMI) The proposed project will help establish six new residential units at this property of which five of the units will be made available to LMI families and individuals for a period of at least five years.

B. Explain how the proposed activities will be funded and the sources of funds. The project will be funded with a combination of CDBG funds and private dollars provided by the developer of the property, Torkelson Properties, LLC. Torkelson Properties, LLC, will cover

any cost overages as part of their agreement with the City of Eagle Grove

C. Announce the date the CDBG application will be submitted to the State. The grant application will be submitted to the Iowa Economic Development Authority no later than April 30, 2023, at midnight.

D. Announce the requested amount of federal funds. The City is requesting \$550,000 in CDBG funds for the proposed project.

E. Announce the estimated portion of funds that will benefit low-and-moderate income persons. The project will result in the construction of six new rental units including two one-bedroom units and four two-bedroom units. Of the six units created by this project at least five of the units will be rented to families or individuals who meet the LMI requirements for the County for a period of at least five years.

F. Announce where the proposed activities will be conducted. The proposed project activities will take place in the City of Eagle Grove on the second floor of the property at 217 W. Broadway.

G. Announce plans to minimize displacement of persons and businesses resulting of funded activities. The proposed project will not result in the displacement or relocation of any persons or businesses.

H. Announce plans to assist persons actually displaced. No persons will be displaced by the proposed project.

I. Announce the nature of the proposed activities. The nature of the proposed project involves the construction of six new residential units in the second floor of an existing commercial building in the City's historic downtown. The project will include construction of walls, kitchen and bathroom facilities, new windows, a secondary exit at the back of the building, and other utility, electrical, plumbing, and life safety improvements.

With no comments or questions received, Mayor McGrath closed the Public Hearing at 7:17 p.m.

A motion was made by Weland and seconded by Limerick to approve Resolution 2023-31: A Resolution Committing Matching Funds for 217 W Broadway CDBG-CV Upper-Story Housing Conversion Project. Roll Call Vote: all ayes

A motion was made by Limerick and seconded by Weland to approve Resolution 2023-32: A Resolution Endorsing and Authorizing Submission of a CDBG Application for 217 W Broadway. Roll Call Vote: all ayes

A motion was made by Weland

and seconded by Pamperin to approve Resolution 2023-33: A Resolution Authorizing a Development Agreement with Torkelson Properties, LLC for 217 W. Broadway. Roll Call Vote: all ayes

A motion was made by Vandewater and seconded by Weland to approve Resolution 2023-34: A Resolution Approving Pay Application No. 5 on 106 N. Lucas Upper Story Project (Final). Roll Call Vote: all ayes

A motion was made by Weland and seconded by Limerick to approve Resolution 2023-35: A Resolution Approving Pay Application No. 6 on 204 W. Broadway Upper Story Project (Final). Roll Call Vote: all ayes.

Reviewed Rental Inspection and Nuisance Inspection process for 2023. The Council would like the residents aware that these inspections will soon be increasing for the welfare and safety of the public.

A motion was made by Lorenzen and seconded by Weland to approve Resolution 2022-36: A Resolution Authorizing Amendment No. 1 in the Rental Inspector Agreement. Roll Call Vote: all ayes

Reviewed and Discussed Neighborhood Revitalization for Ward 1. No further action taken

A motion was made by Weland and seconded by Pamperin to approve Resolution 2023-37: A Resolution Setting Aquatic Center Fees for the 2023 Season. Roll Call Vote: all ayes

A motion was made by Weland and seconded by Lorenzen to approve Awning Reimbursement Program for two (2) Downtown Storefronts. Roll Call: all ayes

A motion was made by Weland and seconded by Limerick to approve on Resolution 2023-38: A Resolution Authorizing Amendment with Revitalize Developers, LLC. Roll Call Vote: all ayes

Department Reports were given. Chief Beltran discussed the promotion of Sergeant Hennigar to Captain Hennigar and Officer Cram to Sergeant Cram.

Public Works is busy preparing for spring work. Trees are being planted at the Rose Hill Cemetery.

Mayor McGrath also encouraged looking into a concrete grinder for street repairs.

A motion was made by Weland and seconded by Pamperin to adjourn the meeting at 7:46pm.

*Mayor
City Administrator*