

MINUTES OF THE TRAER CITY COUNCIL

The City Council of Traer, Iowa met in regular session on **Monday June 3, 2019** at 7:00 p.m. at Traer Municipal Hall.

ROLL CALL

Mayor Holden called the meeting to order with Council Members Holst, Kennedy, Schafer and Foster answering roll call. Absent: Council Member Youel.

APPROVAL OF AGENDA

MOTION by Foster, seconded by Kennedy, that the agenda is approved. Motion approved unanimously with a roll call vote.

WELCOME TO VISITORS/PUBLIC COMMENTS

Representatives of IIW Engineering firm were present to introduce themselves to the council and offer a sampling of the type of work they can do for the city, including examples of work completed in other Iowa Communities.

Dave Forbes, representing the Lions Club, introduced himself to the council and discussed the many things the Lions do in and around Traer on a regular basis. He said the Lions are willing to work with any worthwhile project coordinating with the City and/or businesses.

Katherine Ollendieck, the new Executive Director of Tama County Economic Development introduced herself to the council. She has been involved in the local communities for years, primarily as a grant writer, and she is looking forward to working with Traer as part of TCED. She and Ellen Young talked about the upcoming meetings to work on keeping Tama County listed as an "Iowa Great Place".

Several residents from the Woodlawn/Berlin Street area were present to discuss the deteriorating condition of their neighborhood. The Post Office has recently stopped delivering mail to the area due to numerous dogs running loose. Many of the houses have become cluttered with junk, garbage and inoperable vehicles. Neighbors have complained about late night noise and burning. The Sheriff was not available to discuss the issues and the need for law enforcement in the area.

The council agreed to look more seriously at the issues in the neighborhood, and work with the sheriff to get it cleaned up.

CONSENT AGENDA

MOTION by Foster, seconded by Holst, that the minutes of the May 6, 2019 meeting are approved. Motion approved unanimously with a roll call vote.

MOTION by Foster, seconded by Schafer, that the June Checks (#27852-27921, total of \$186,646.09) are approved. Motion approved unanimously with a roll call vote.

The Sheriff's Report was received, Sheriff Kucera was not at the meeting.

BEER and LIQUOR PERMITS

MOTION by Kennedy, seconded by Schafer, that the liquor license for Sweets on Main is approved. Motion approved unanimously with a roll call vote.

TAMA COUNTY SHERIFF

The council discussed the renewal of the law enforcement contract for FY2020 with the Tama County Sheriff's Dept. There was some discussion about whether Traer should start looking more seriously at establishing our own police department, as there has been general dissatisfaction

with many of the nuisance issues in town, such as golf carts, scooters, snowmobiles, junk vehicles, parking violations, etc.

It was agreed that the issue should be looked at, and the Mayor indicated this might be the time to take it more seriously. It was noted that nothing could be accomplished quickly, and a law enforcement contract is required by state code. MOTION by Holst, seconded by Foster to approve the FY20 contract. The rate for the coming year will be \$48.78/hr. for 200 hours of coverage, amounting to \$9,756/month (\$117,072 annually). Motion approved unanimously with a roll call vote.

POTENTIAL SALE OF DOWNTOWN LOT

The council discussed the potential sale of the empty city lot downtown (aka Lion's Lot) to Mark Douglas for use as an outdoor seating area for Sweets on Main. The proposed sale would include allowing Mike Rickard to continue renting the back portion for parking at the current rate for as long as he wants it. It would also include some type of "right-of-first-refusal" for Rickard or the city to buy the property if Mr. Douglas wanted to sell it at some point in the future. MOTION by Schafer, seconded by Kennedy, to approve RESOLUTION 06-03-19-1; Proposing the Sale of Certain Real Property, and calling for publication of a public hearing on the matter. The public hearing will be at the July Council Meeting. Motion approved unanimously with a roll call vote.

MOTION by Foster, seconded by Kennedy, to approve a short-term lease on the property to give Mr. Douglas legal possession until the sale can be closed (anticipated to take 2-3 months). Motion approved unanimously with a roll call vote.

BOND TRUSTEE ESCROW AGENT/PAYING AGENT

MOTION by Kennedy, seconded by Holst, to change in escrow agent/paying agent agreement from Bankers Trust to UMB Bank (UMB bought Bankers Trust). Motion approved unanimously with a roll call vote.

CONCERNS/COMMENTS/OTHER BUSINESS

Aurora Agronomy has purchased the largest hangar at the Traer Airport to use for their spraying business. They have obtained a building permit to construct a large concrete pad in front of their hangar. The normal lease for hangar space (city owns the property and rents the space to the hangar owners) is renewed on an annual basis. Aurora has proposed a 20 year commitment from the city, since they are already putting \$50-60,000 into the new pad, and they are considering building another hangar to the south of the pad. MOTION by Foster, seconded by Kennedy, to approve the contract, subject to review by the City Attorney. The agreement also needs to clarify that the \$500 annual rent is for the hangar space only, and there will still be a \$1,500 fee for the spraying business. Motion approved unanimously with a roll call vote.

The council discussed forming a "beautification committee" to work with downtown business owners to clean up some of the unused storefronts. Council Member Schafer would be the head of this committee, and she suggested using some City Funds (potentially Option Tax) to help cover some of the costs.

City Clerk Panfil noted that it appeared there would be about \$20,000 or so in available option tax funds above and beyond what had been pledged the last few years. It seems that most of that could be used toward the Kitchen upgrade in the Memorial Building. Panfil will provide details of the funds available and the usual recipients prior to the July meeting. The spending of option tax will be on the July agenda.

The council followed up on the discussions on the emergency sirens. We have received the used siren from Tama, and Fire Chief Tyler sell says it is in good working condition. He suggested that the "new" siren be placed somewhere other than the park, and that the city purchase the necessary parts to complete the repairs on the existing park siren. He estimates that the total

costs should be under \$2,000, and he would complete the programming, and work with the TMU linemen to get the “new” siren installed. It appears that the best option is to replace the school siren, which is very old and has outdated technology, with the Tama siren. This would result in two sirens, one in the park, and one by the school that would both work with the same technology. According to Sell, this would provide well more than required coverage for the town. This means the two older stationary sirens will no longer be used, and there will no longer be a “noon whistle”.

DEPARTMENTAL REPORTS

The new cleanup process seemed to go well, we collected about the same amount of garbage as in previous springs. The council will discuss at a future meeting whether to have another cleanup in the fall or wait until next spring.

City Clerk Panfil noted that he has received maps of the new proposed Federal Flood Plain zones in Traer. These maps will not be official until sometime in 2021, but they add quite a bit of property in the northeast corner of town to the “100-year” flood zone, which will require owners to obtain national flood insurance. It may also present the opportunity to get federal buyout of some of the properties.

MAY 2019 REVENUES:

General Fund	\$	80,869
Special Revenue Fund.....	\$	34,252
Debt Service Fund.....	\$	67,282
Capital Projects.....	\$	<u>0</u>
	\$	182,403

MAY 2019 DISBURSEMENTS:

General Fund	\$	144,356
Special Revenue Fund.....	\$	42,844
Debt Service Fund.....	\$	346,156
Capital Projects.....	\$	<u>0</u>
	\$	533,356

MAY 2019 FUND BALANCES:

General Fund	\$	1,649,514
Special Revenue Fund.....	\$	86,852
Debt Service Fund.....	\$	54,465
Capital Projects.....	\$	<u>0</u>
	\$	1,790,831

Check Register attached.

MAYOR PETE HOLDEN

Jon Panfil, City Clerk