

OFFICIAL PUBLICATION
City of Hartford
Minutes of Regular Meeting/Public Hearings
June 21, 2016

The regular meeting with public hearings of the Hartford City Council was held in the Council Chambers of Hartford City Hall, 150 W. Elm Street, Tuesday, June 21, 2016. Mayor Mike Rodman called the meeting to order at 6:37 p.m. Members answering roll call included Mark Goldsberry, Mike Rodman, Stefanie Johnson and Kim Crook. Members absent: Amanda Peterson and Joe Hammond Voluntary Pledge of Allegiance was recited by meeting attendants.

Robert Benton of Stuyvesant & Benton was present.

Staff members included Doug Peebler, Public Works Director, Zack Prickett, Fire-Rescue Chief and Clerk/Treasurer Brad Herrold.

Motion by Goldsberry and seconded by Johnson TO APPROVE MEETING AGENDA AS WRITTEN. Voice vote: Motion carried unanimously.

Motion by Crook and seconded by Johnson TO APPROVE THE MINUTES OF THE MAY 17, 2016 REGULAR MEETING AS WRITTEN. Voice vote: Motion carried unanimously.

Motion by Johnson and seconded by Crook TO RECEIVE AND FILE THE MAY 2016 CITY FINANCIAL REPORTS. Roll call vote: Motion carried unanimously. Motion by Johnson and seconded by Crook TO RECEIVE AND FILE THE MAY 2016 FIRE/RESCUE REPORT. Roll call vote: Motion carried unanimously.

Consent Agenda – The consent agenda included claims in the amount of \$34,431.80 and additional bills in the amount of \$3,113.99. Council member Hammond was scheduled to review claims. Council member Goldsberry reviewed the monthly claims. Motion by Goldsberry and seconded by Johnson TO APPROVE PAYMENT OF CLAIMS AND ADDITIONAL BILLS AS PRESENTED. Roll call vote: Motion carried unanimously. Motion by Crook and seconded by Johnson TO APPROVE CIGARETTE PERMIT RENEWAL APPLICATION FOR GIT-N-GO CONVENIENCE STORE #16 CONTINGENT ON FINAL COMPLETION OF APPLICATION BY JUNE 30, 2016. Roll call vote: Motion carried unanimously.

Public Comment – Mayor Rodman welcomed visitors and guests and asked for public comment. No public comment was presented. The Mayor asked the public and guests to comment on any future agenda topics at this time.

Reports – Council Committees – Wastewater; no report. Streets – Discussion was held to consider not sealcoating Hammond Street due to possible construction of lots. The street was included in the contractor bid. Parks- Council member Crook stated volunteer would be need for work day in the park on Saturday, June 25th at 8:00 A.M. Crook stated the timber replacements would not have to have an opening provided as the park currently is not ADA compatible and the work being performed is considered repairs by the insurance provider. Kelly and Tim Johnson of 623 East Street received the yard of the month recognition for June. Fire/Rescue – Chief Prickett stated the department received \$5,000 from Prairie Meadows grant for replacement of helmets. A rescue dummy for training is being provided by the Enterprise Fund. The bike rodeo has 24 children and the department provided 21 helmets. \$750.00 was received in donations from various vendors. Prickett stated the department is trained in fireworks displays and will be assisting at Webb Campgrounds for the 4th of July holiday. Zack gave update on from E911 meeting including relocation of courthouse staff and dispatch center personnel. An estimate of \$50,000 is projected to repair/convert defective communication systems in the County. Council member Crook offered a voluntary donation of exercise equipment to the department if there was any interest. Public Works – Doug Peebler reported the new blower at lagoon is being serviced under warranty; should be returned in two weeks. Peebler stated City should consider crack seal work if sealcoat bid is reduced. The Electric Company will continue to honor the electric

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quotation for city hall. Brief discussion on updates to city hall. Clerk – Brad Herrold directed council members to additional handouts regarding engineers' opinions regarding the Laura Acres subdivision and proposed Ordinance No. 104 addressing Fences and Walls. Mayor – Mayor Rodman provided an update from the Warren County Admin. and policy committee. The Mayor commended a resident on West Street for removal overgrowth from ditch adjoining the property. The Betterment Committee is sponsoring a "Music in the Park" event to be held on July 11th at 6:30 P.M. at gazebo park.

Presentation – Taylor Smothers, President of Smothers Properties, LLC addressed the council regarding proposed concept site plan in the Laura Acres subdivision. The prior concept plan has been replaced with proposed duplex units that will meet current zoning. Setback variances will be required to construct four (4) of the units. Mr. Smothers stated the units may be leased and/or sold. The City will try and utilize the current board of adjustment to hear the variance request. Robert Benton stated he has represented Mr. Smothers in the past. The Clerk will coordinate meeting with engineering staff and developers.

Public Hearing – Mayor Rodman opened the public hearing on the proposed amendment of the Fiscal 2016 Operating Budget. No public comment was presented. Clerk Brad Herrold stated no oral or written comments have been received at city hall. Mayor Rodman closed the public hearing. Motion by Goldsberry and seconded by Crook TO CLOSE THE PUBLIC HEARING REGARDING THE AMENDMENT OF THE FISCAL 2016 FISCAL OPERATING BUDGET. Roll call vote: Goldsberry; aye, Crook; aye, Johnson; aye. Motion carried 3-0.

Public Hearing – Mayor Rodman opened the public hearing regarding not to exceed \$415,000 Sewer Capital Loan Notes/Authorization of a loan and disbursement agreement and the issuance of notes to evidence the obligation of the City thereunder. No public comment was presented. Clerk Brad Herrold stated no oral or written comments have been received at city hall. Mayor Rodman closed the public hearing. Motion by Goldsberry and seconded by Crook TO CLOSE THE PUBLIC HEARING REGARDING NOT TO EXCEED \$415,000 SEWER CAPITAL LOAN NOTES/AUTHORIZATION OF A LOAN AND DISBURSEMENT AGREEMENT AND ISSUANCE OF NOTES TO EVIDENCE THE OBLIGATION OF THE CITY THEREUNDER. Roll call vote: Johnson; aye, Goldsberry; aye, Crook; aye. Motion carried 3-0.

Council Business – Motion by Goldsberry and seconded by Crook TO APPROVE RESOLUTION 062116-1, A RESOLUTION APPROVING AMENDMENT OF THE FISCAL 2016 OPERATING BUDGET. Roll call vote: Crook; aye, Goldsberry; aye, Johnson; aye. Motion carried unanimously. Motion by Goldsberry and seconded by Crook TO APPROVE RESOLUTION 062116-2, A RESOLUTION INSTITUTING PROCEEDINGS TO TAKE ADDITIONAL ACTION FOR THE AUTHORIZATION OF A LOAN AND DISBURSEMENT AGREEMENT AND THE ISSUANCE OF NOT TO EXCEED \$415,000 SEWER CAPITAL LOAN NOTES. Roll call vote: Johnson; aye, Goldsberry; aye, Crook; aye. Motion carried unanimously. Motion by Johnson and seconded by Crook TO APPROVE A FIVE (5) YEAR AGREEMENT BETWEEN THE IOWA DEPARTMENT OF TRANSPORTATION AND THE CITY OF HARTFORD FOR MAINTENANCE AND REPAIR OF PRIMARY ROADS IN MUNICIPALITIES. Roll call vote: Johnson; aye, Crook; aye, Goldsberry; aye. Motion carried unanimously. Ordinance No. 104 (Amending zoning ordinance) regarding fences and walls was reviewed and discussed by the Council. Consideration of written recommendations from Snyder & Associates was discussed. Motion by Crook and seconded by Goldsberry TO APPROVE 1ST READING OF ORDINANCE NO. 104 (AMENDING ZONING ORDINANCE) RE: FENCES, WALLS INCLUSIVE OF RECOMMENDATIONS PREPARED BY SNYDER & ASSOCIATES ON 3-20-16. Voice vote: Motion carried unanimously. Discussion was held regarding abatement progress at 130 N. Reynolds Street. Attorney Robert Benton explained the difference between the structural engineer report and report of the city building official. Benton stated it does not matter if the structure in question is currently occupied or vacant; the City still has the right and obligation to have properties meet city code requirements. Benton stated he would prepare and re-send the abatement notice at the discretion of the council. Council member Goldsberry recommended utilizing graduated dates for completing tasks on the property. Council members Goldsberry and Crook will collect pertinent information regarding the abatement and provide to the city attorney. Attorney Robert Benton explained the obligation of the City with respect to animal control within the community. The City does not have to provide animal control as a service per the Code of Iowa.

The City is obligated to have a process to deal with rabies should the matter ever occur. This could be contracted through an outside agency or a written policy. The level of service the City wants to provide is at the council discretion taking in account the cost and manpower needed or desired. Benton provided copy from the Code of Iowa to council members. A committee was established; Crook, Johnson and Sophia Eckert to review current Chapter 55. The Mayor requested the committee provide a report at the July regular council meeting. The fine/fee and mobile home park committee members were verified by attorney Robert Benton. Benton will establish next meeting date for the fine/fee committee at end of council meeting. All members need to attend the scheduled meetings to be productive. Mr. Benton will contact the mobile home park management personnel to coordinate a date that would work for them and establish a meeting date with all parties. Council member Crook discussed with council members the need to consider an ordinance or policy with respect to parking and storage of motor homes, RV's, campers, boats on lots in the community. Crook stated she has sample ordinances from larger communities but those would not be applicable to Hartford. Robert Benton stated he could provide sample ordinances from like-size communities to council member Crook to be revisited at the July regular council meeting. Discussion was held regarding the status of the City public siren system. Fire/Rescue Chief Prickett stated cities our size are not required to have sirens and the cost to repair and maintain the current units is not practical due to the age and useful service. Portable weather radios are readily available with battery backups at a reasonable fee. Mayor Rodman advised the Fire/Rescue Chief to write copy regarding the status of the present system and place on the city website and "Hartford Happenings" site to inform the public of the city position. Discussion was held regarding the termination of water service at the water plant. The estimated cost from Warren Water District to live tap the main to discontinue service is \$6,000.00. Council member Goldsberry stated the City should not be required to pay for the service disconnect. Goldsberry stated the District should at least pay ½ of the estimated cost. Doug Peebler was instructed to cancel the project with the water district. Motion by Goldsberry and seconded by Johnson TO APPROVE RESOLUTION 062116-3, A RESOLUTION APPROVING AN ENGAGEMENT AGREEMENT WITH AHLERS & COONEY, P.C. (BOND COUNSEL) IN THE AMOUNT OF \$4,500.00 RE: SEWER REVENUE CAPITAL LOAN NOTES NOT TO EXCEED \$415,000. Roll call vote: Goldsberry; aye, Crook; aye, Johnson; aye. Motion carried 3-0. Zack Prickett stated air conditioner in fire department office is not working. Acquired a stand-alone unit for a temporary fix at a cost of \$400.00. Brief discussion regarding wiring/electrical upgrades to city hall and planning and development of the project.

Agenda topics next meeting/Public-Council - Fence (Zoning) Ordinance 2nd reading, nuisance abatement(s), animal control ordinance review,

Motion by Goldsberry and seconded by Crook to adjourn meeting at 8:59 P.M. Voice vote: Motion carried unanimously. Mayor Rodman adjourned the meeting.

Brad Herrold, Clerk/Treasurer

Attest: Michael Rodman, Mayor