

OFFICIAL PUBLICATION

City of Hartford
Minutes of Regular Meeting
September 19, 2017

The regular meeting of the Hartford City Council was held in the Council Chambers of Hartford City Hall, 150 W. Elm Street, Tuesday, September 19, 2017. Mayor Caroline McNamar called the meeting to order at 6:30 p.m. Members answering roll call included Caroline McNamar, Mark Goldsberry, Amanda Peterson and Joe Hammond. Members absent: Stefanie Johnson and Kim Crook Voluntary Pledge of Allegiance was recited by meeting attendants.

Nate Carhoff of Snyder & Associates and Robert Benton of Stuyvesant, Benton & Judisch were present.

Staff members included Zack Prickett, Fire-Rescue Chief and Clerk/Treasurer Brad Herrold.

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

Motion by Peterson and seconded by Goldsberry TO APPROVE THE MINUTES OF THE AUGUST 15, 2017 REGULAR MEETING AS WRITTEN. Voice vote: Motion carried unanimously.

Motion by Peterson and seconded by Goldsberry TO RECEIVE AND FILE THE AUGUST 2017 CITY FINANCIAL REPORTS. Voice vote: Motion carried unanimously. Motion by Goldsberry and seconded by Peterson TO RECEIVE AND FILE THE AUGUST 2017 FIRE-RESCUE REPORT. Voice vote: Motion carried unanimously.

Consent Agenda – The consent agenda included claims in the amount of \$15,663.05 and additional bills in the amount of \$2,503.40. Council member Goldsberry reviewed claims prior to the meeting. Motion by Goldsberry and seconded by Peterson TO APPROVE CLAIMS AND ADDITIONAL CLAIMS PRESENTED FOR PAYMENT. Voice vote: Motion carried unanimously. Motion by Hammond and seconded by Peterson TO APPROVE OUTDOOR SERVICE PERMIT FOR HARTFORD SPORTSMAN’S CLUB ON OCTOBER 7, 2017. Voice vote: Motion carried unanimously. Motion by Hammond and seconded by Peterson TO APPROVE CLASS C BEER PERMIT RENEWAL APPLICATION FOR GIT-N-GO STORE #16. Voice vote: Motion carried unanimously. Motion by Hammond and seconded by Goldsberry TO APPROVE CLASS C LIQUOR LICENSE RENEWAL APPLICATION FOR MONALOU TRADING POST. Voice vote: Motion carried unanimously.

Public Comment – Mayor McNamar welcomed visitors and guests and asked for public comment. No public comment was presented. City Attorney Robert Benton requested council item 10E(1) be addressed to accommodate attorney for respective party. Philip Myers, representing property owner of 130 N. Reynolds Street spoke to the Council regarding extending the proposed trial and have agreement between parties to allow until May 1 of 2018 to complete stated repairs of the property. Robert Benton stated there is a lien holder on the property that would need to release their interest in the property. Benton advised appearing on scheduled date of 9-27 and attempt to have court remove lien holder from property title and obtain written agreement between parties to complete work by May 1st, although final decision is up to the Council. Council member Goldsberry questioned the completion date of May 1st. The agreement will specify what items must be completed and inspected by city building official. Myers stated the private inspection report completed by owners’ inspector is inconsistent with city building inspection report. Council member Peterson left meeting at 6:50 p.m. Peterson returned to session at 6:57 p.m. Motion by Hammond and seconded by Goldsberry UPON ADVISEMENT OF LEGAL COUNSEL ACCEPT AN AGREEMENT OF BOTH PARTIES TO COMPLETE REQUIRED WORK AND WITHOLD A SETTELEMENT OF JUDGEMENT BY THE COURT AND PRESENT AN AGREEMENT FOR REVIEW AT THE OCTOBER REGULAR COUNCIL MEETING. Roll call vote: Motion carried unanimously.

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Reports – Mayor/ Mayor McNamar the property deed has been forwarded to Bertrand Dennison for review and consideration but has not had conversation as of date. Robert Benton stated he received the deed from Mr. Dennison’s attorney with minor changes. The Mayor reported the City can participate in the “Home Pride” program through WCEDC at an annual cost of \$250.00 for 5 years. Public Works/Absent – no report Fire/Rescue/Zack Prickett provided a “Fire Prevention” open house flyer to council members to be held on October 9th from 6:00 to 8:00 p.m. A trauma event with vehicle and helicopter will be held on October 16th and council members and staff are invited to attend. New billing service is being finalized. The lease on the ATV will be expiring and Prickett will discuss with public works director if there is interest in purchasing the unit jointly. A proposal to acquire will be considered at the October regular meeting. 2 additional digital cameras will need to be obtained for apparatus as the department is required to perform local investigation services inclusive of county coroner. The department will partner with a counseling & therapy group with respect to trauma issues. Council Committees/Council member Peterson stated she could oversee urban chicken ordinance. Clerk/Brad Herrold reported any nomination petitions need to be returned to city hall by September 21st at 5:00 p.m. for upcoming city election. The hazard/mitigation plan the City participated in has been completed, submitted and approved by FEMA on 1st application. The City will be able to apply for FEMA funding after the completed plan is formally adopted by the City. A resolution to adopt the plan will be on the October agenda. The next scheduled planning and zoning meeting will be re-scheduled to the 2nd or 3rd week in October.

Presentation – Nate Carhoff of Snyder & Associates reported the facility and anti-degradation plans are completed and filed with the IDNR. Summary of the two reports were provided to council members. The tour of the cities with installed systems will need to be re-scheduled soon. Carhoff stated the City will need to formally approve both the completed facility and anti-degradation plans. Plans for consideration are in the 2.5 to 3-million-dollar range to upgrade the treatment plant to meet the revised discharge levels under the new operating permit. A initial rate review is estimated to increase service bills \$5 to \$10.00 per month. Final rates will be determined after approval of construction plans and review by D.A. Davidson Co. as required by lending institution. The deed for the property acquisition along the frontage road needs to be completed to then complete the final transfer of jurisdiction of the old highway 5 to the City.

Presentation – J.D. Albright representing Platinum Homes LLC addressed the Council regarding his interest in obtaining the North View property development. Mr. Albright works with a non-profit board to provide affordable housing in the Central Iowa area. Albright has extensive experience in homebuilding, finance and utilizing TIF (tax increment financing) to promote local development projects. He would like to establish a meeting with the Mayor and 2 council members to further discuss TIF and proposed development if interest is there. The existing plat would be re-platted with 21 lots in 1 or 2 phases. Price points for housing would be under \$200k for approximate 1200’ sq ft. homes. Albright stated the lot prices are key to promoting the development. Council advised J.D. to work with Clerk to establish information meeting.

Council Business – Clerk Brad Herrold provided council updates from reports provided by the building official for properties on Walnut Drive. The 2017 City Street Financial Report as prepared by the Clerk was reviewed and discussed by the Council. Brief discussion on ending fund balance and street equipment summary. Motion by Peterson and seconded by Hammond TO APPROVE RESOLUTION 091717-01, A RESOLUTION APPROVING AND ADOPTING THE 2017 CITY STREET FINANCIAL REPORT. Roll call vote: Motion carried unanimously. Fire Chief Zack Prickett reported continual nuisance problems in the city park by resident youth including vandalism. Prickett stated it consists of all ages of youth and different groups of individuals whom have no respect for police authority or citizens. Zack felt the Council should consider closing the city park per discussion with local law enforcement. The Clerk stated the City pays for police service and the department should be notified to address the issues as much as necessary. Robert Benton said staffing levels and funding do not allow continual monitoring of the park. Herrold advised allowing the Sheriff office to address the issue. Mayor McNamar stated she would contact the Sheriff to establish a meeting and obtain call details. Discussion was held regarding curfew enforcement. Agenda topic 10D/Municipal Building Improvement – Brad Herrold reported a locating service will be contracted to trace ductile iron pipe from water plant to the well. AAA Trenching can commence work on capping the water main after completion of the locating. Detection of a valve on the main lines would eliminate digging and capping the

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main lines. Discussion was held regarding obtaining quotes to temporarily relocate the electrical service from the abandoned water plant to the city hall facility. Robert Benton will discuss with County Attorney the status of the investigation (crime scene) of the burned property at 140 W. Paint Street. Action will need taken soon address the remains of the structure. Benton advised obtaining additional photos for vacated items and debris located at parcel nos. 45300210444 and 45300210452 (Walnut Drive) to continue abatement process for property owner. Agenda topic 10F/Council Meeting Policies/Procedures – Topic sponsored by Council Member Crook (absent). Item deferred to October regular meeting; no action taken by Council. Motion by Peterson and seconded by Goldsberry TO HOLD THE 2017 BEGGARS' NIGHT ON OCTOBER 30, 2017 FROM 6:00 – 8:00 P.M. IN THE CITY OF HARTFORD. Voice vote: Motion carried unanimously.

Agenda topics next regular meeting/Public-Council - ATV consideration/finance, Abatement agreement, Council meeting policy, hazard mitigation plan resolution

Motion by Goldsberry and seconded by Hammond to adjourn meeting at 8:19 P.M. Voice vote: Motion carried unanimously. Mayor McNamar adjourned the meeting.

Brad Herrold, Clerk/Treasurer

Attest: Caroline McNamar, Mayor