

CITY COUNCIL MEETING  
RAND CENTER  
APRIL 7, 2015  
6:00 P.M.

Mayor Pro-Tem Struble presided over the meeting and called it to order at 6:00 p.m. with the following Council members present: Johnson, Isom, Struble, Thompson, Ratliff. Also present were City Clerk/Administrator Miller and visitors: John Riley, Robert Millin, Julie Dake Abel, Jesusa Christians, Deidre Drees, Brenda Dooley, Dan Zaiser, Gale Maron.

The Pledge of Allegiance was recited.

Moved by Council member Johnson to approve the agenda, seconded by Council member Isom. Motion carried on a 5-0 vote.

Moved by Council member Isom to approve the consent agenda, seconded by Council member Johnson. Motion carried on a 5-0 vote.

During citizen inquiries, a citizen questioned street maintenance in his neighborhood. He was informed the roads have been graded but they are still too soft to rock. He also had complaints about snow removal. (Mayor Sargent arrived at 6:06 p.m. and Mayor Pro Tem Struble relinquished the chair). Mayor Sargent responded that Council will request a report from the Public Works Director. The citizen also had questions regarding junk vehicles and nuisance abatements.

Superintendent Drees explained the Missouri Valley School District's request that a portion of the vacated Linn Street be conveyed to them. The area has been maintained by the school and is proposed for use for an upgraded playground. Council expressed interest in giving up the ground in exchange for the school paying the costs for doing so. Moved by Council member Johnson to start the process, seconded by Council member Struble. Motion carried on a 5-0 vote. City Clerk/Administrator Miller will have a Resolution stating intent to dispose of property and set public hearing prepared for the next council meeting.

Moved by Council member Ratliff to adopt the Decision on union grievance and authorize it's submittal to the union representative, seconded by Council member Struble. Motion carried on a 5-0 vote. Mayor Sargent presented Union Representative Julie Dake Abel with the executed document.

Moved by Council member Struble to approve the Tentative Collective Bargaining Agreement with the Missouri Valley Police Protective League, seconded by Council member Thompson. Motion carried on a 5-0 vote.

Moved by Council member Johnson to approve the legal services engagement letter with Dorsey & Whitney LLP with regard to the 2015 Tamarack Housing Development Project and authorize the mayor to sign the same, seconded by Council member Struble. Motion carried on a 5-0 vote.

Moved by Council member Struble to approve Resolution 15-09, "Resolution Setting Date For Public Hearing On Designation Of The Expanded 2014 Missouri Valley Urban Renewal Area And On Urban Renewal Plan Amendment", seconded by Council member Isom. Motion carried on a 5-0 vote.

## **RESOLUTION 15-**

### **RESOLUTION SETTING DATE FOR PUBLIC HEARING ON DESIGNATION OF THE EXPANDED 2014 MISSOURI VALLEY URBAN RENEWAL AREA AND ON URBAN RENEWAL PLAN AMENDMENT**

WHEREAS, this City Council of the City of Missouri Valley, Iowa (the "City") by resolution previously established the 2014 Missouri Valley Urban Renewal Area (the "Urban Renewal Area") and adopted an urban renewal plan (the "Plan") for the governance of projects and initiatives therein; and

WHEREAS, a proposal has been made which shows the desirability of expanding the Urban Renewal Area to add and include all the property (the "Property") lying within the legal description set out in Exhibit A; and

WHEREAS, this City Council is desirous of obtaining as much information as possible from the residents of the City before making this decision; and

WHEREAS, an amendment (the "Amendment") to the Plan has been prepared which (1) covers the addition of the Property to the Urban Renewal Area; and (2) authorizes the undertaking of a new urban renewal project in the Urban Renewal Area consisting of using tax increment financing to support the construction of affordable housing for families of low and moderate income, including the corresponding provision of public and private infrastructure improvements, and it is now necessary that a date be set for a public hearing on the designation of the expanded Urban Renewal Area and on the Amendment;

NOW, THEREFORE, Be It Resolved by the City Council of the City of Missouri Valley, Iowa, as follows:

Section 1. This City Council will meet at the Rand Center, Missouri Valley, Iowa, on May 5, 2015, at 6:00 o'clock p.m., at which time and place it will hold a public hearing on the designation of the expanded Urban Renewal Area described in the preamble hereof and on the Amendment.

Section 2. The City Clerk shall publish notice of said hearing, the same being in the form attached hereto, which publication shall be made in a legal newspaper of general circulation in Missouri Valley, which publication shall be not less than four (4) nor more than twenty (20) days before the date set for hearing.

Section 3. Pursuant to Section 403.5 of the Code of Iowa, the City Administrator is hereby designated as the City's representative in connection with the consultation process which is required under that section of the urban renewal law.

Section 4. The proposed Amendment is hereby submitted to the City's Planning and Zoning Commission for review and recommendations, as required by Section 403.5, Code of Iowa.

Passed and approved April 7, 2015.

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Clint Sargent, Mayor

Attest:

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Rita M. Miller  
City Clerk/Administrator

EXHIBIT A  
Legal Description  
Expanded 2014 Missouri Valley Urban Renewal Area  
(2015 Addition)

Tracts A and B, Block 38 together with part of Lot 1, in Auditors subdivision of Section 15-78-44, Harrison County, Iowa.

NOTICE OF PUBLIC HEARING ON DESIGNATION OF EXPANDED 2014  
MISSOURI VALLEY URBAN RENEWAL AREA AND ON PROPOSED  
URBAN RENEWAL PLAN AMENDMENT

Notice Is Hereby Given: That at 6:00 o'clock p.m., at the Rand Center, Missouri Valley, Iowa, on May 5, 2015, the City Council of the City of Missouri Valley will hold a public hearing on the question of amending the plan for the 2014 Missouri Valley Urban Renewal Area and designating to said Area, pursuant to Chapter 403, Code of Iowa, by adding and including the property generally described as follows:

Tracts A and B, Block 38 together with part of Lot 1, in Auditors subdivision of Section 15-78-44, Harrison County, Iowa.

The proposed amendment to the urban renewal plan brings the property described above under the plan and makes it subject to the provisions of the plan. The amendment includes the authorization of a new urban renewal project consisting of using tax increment financing to support the construction of affordable housing for families of low and moderate income and the corresponding provision of public and private infrastructure improvements.

At said hearing any interested person may file written objections or comments and may be heard orally with respect to the subject matters of the hearing.

Rita Miller  
City Clerk

Moved by Council member Struble to approve the hire of Lauren Fink as Pool Manager for the 2015 pool season, wages set at \$12.00/hr., seconded by Council member Thompson. Motion carried on a 5-0 vote.

Moved by Council member Struble to donate a youth season pool pass to the Missouri Valley Elementary PTO spring carnival, seconded by Council member Johnson. Motion carried on a 5-0 vote.

City Clerk/Administrator Miller informed Council that the electrical service to a power pole by the Willow Road lift station has to be upgraded so MidAmerican Energy can change out the meter. Council directed her to get bids and authorized her to accept the lowest bid so the work could be done as soon as possible.

Motion to adjourn by Council member Struble, seconded by Council member Thompson. Motion carried on a 5-0 vote. Meeting adjourned at 6:34 p.m.

Clint Sargent, Mayor

Attest:  
Rita Miller  
City Clerk/Administrator