

OTTUMWA CITY COUNCIL MINUTES Item No. B.-1.

REGULAR MEETING NO. 21
Council Chambers, City Hall

July 5, 2022
5:30 O'Clock P.M.

The meeting convened at 5:35 P.M.

Present were Council Member Pope, Roe, Galloway, McAntire, Hull and Mayor Johnson.

Galloway moved, seconded by McAntire to approve consent agenda items: Mins. from Special Mtg. No. 19 on June 21, 2022 and Regular Mtg. No. 20 on June 21, 2022 as presented; Recommend re-appointment of Bill Hoffman to Waterworks Brd. of Trustees, term to exp. 7/22/2028; Approve appointments of Kevin McDaniel, Drayton Hamm, Derik LeBoeuf and Cody Napoleon to Equip. Operator – Sewer Maint. & Street Cleaning, effective on or about July 10, 2022; Approve appointments of Tyler Phillips and Tyler Batterson to Equip. Operator – Street Maint., effective on or about Aug. 1, 2022; Approve appointment of Michael Ashlock to WPCF – Maint. Tech., effective on or about July 10, 2022; Civil Service Commission Eligibility List for June 22, 2022: Police Officer Entrance; Set July 19, 2022 as date of PH to Consider a Five Yr. Renewal of Lease Agt. between the City and Musco Sport Lighting, LLC; Res. No. 170-2022, setting July 19, 2022 as date of PH on Proposed Ord. No. 3200-2022, adopting the New State Electrical Code; Res. No. 173-2022, setting July 19, 2022 as date of PH on Proposed Ord. Amending Appendix D, Electricity Franchise, with Interstate Power and Light Comp. for the Purpose of Imposing a Franchise Fee; Res. No. 175-2022, setting July 19, 2022 as date of PH on Proposed Ord. Repealing Current Gas Franchise, Granting a New Franchise to MidAmerican Energy Comp., and Imposing a Franchise Fee; Res. No. 184-2022, fixing date for PH on proposed Vacation of a portion of the alleyway running northwest/southeast from E. McPherson Ave. to Phillips St. between West Second and Third St. West; Res. No. 186-2022, approving contract, bonds, and cert. of ins. for N. Market St. Façade Project, CDBG 20-CVN-024; Beer and/or liquor applications for: Courtside Bar & Grill, 2511 N. Court, with OSA; Smokin' Joe's Tobacco and Liquor Outlet #5, 1115 Albia Rd.; Morgan's Corner Bar & Grill, 436 W. Second; all applications pending final inspections. All ayes.

Roe moved, seconded by McAntire to approve the agenda as presented. All ayes.

City Admin. Rath provided information about Franchise Fee Implementation; we set the PH for both the gas and electric franchise fees that will be presented with Revenue Purpose Stmt. on July 19, 2022.

Rath also discussed bringing a policy before Council to establish a process for honorary street names. This will also be presented July 19.

Mayor Johnson inquired if there was anyone from the audience who wished to address an item on the agenda. Sandra Trejo-Wirfs requested on behalf of LULAC to name a street (300-900 blocks of Church St.) after Sister Irene Munoz, who encouraged migrant workers who settled permanently in Muscatine to exercise their citizenship rights and participate in the most fundamental expression of those rights – the right to vote. She advocates for migrants in Ottumwa and has inspired them to be more involved in the community; founding member of LULAC in Ottumwa. Jose Reyes and Cheri Doane both stated just how much of a difference Sister Irene made in many people's lives. Kathy Caldwell stated how enthusiastic We C.A.R.E is about the anti-tethering language included in the new animal Ord.; and she has a suggestion to place signs at all entrances into Ottumwa so citizens passing through may better understand what animals are banned from the city. Michael Harville also stated his disapproval of the breed specific language included in the new Ord.

Roe moved, seconded by Galloway to approve replacement of Vaughan Model HE6U8CS-118

Horizontal Suction Chopper Pump from Motion Industries for \$11,721 for WPCF. All ayes.

Hull moved, seconded by Roe to approve replacement of Vaughan Model HE3L6CS-080 Horizontal Suction Chopper Pump from Motion Industries for \$9,910 for WPCF. All ayes.

This was the time, place and date set for a public hearing approving plans, specifications, form of contract and est. cost for Friction Seal Project 2022. PW Dir. Seals reported this process is similar to chip seal, except it uses angular granite chips instead of pea gravel. Bids due July 27, 2022 at 2:00 P.M.; est. cost \$115,000. No objections were rec'd. Hull moved, seconded by McAntire to close the public hearing. All ayes.

Roe moved, seconded by McAntire that Res. No. 177-2022, approving plans, specifications, form of contract and est. cost for Friction Seal Project 2022, be passed and adopted. All ayes.

This was the time, place and date set for a public hearing approving plans, specifications, form of contract and est. cost for Asphalt Street Repair Program 2022. Seals reported this is our annual asphalt street repair program that originated in 2003, and is used to set unit price cost. Streets included for overlays: N. Court from Golf north to the new HMA between Northview and Elmdale. Bids due July 27, 2022 at 2:00 P.M. No objections were rec'd. Galloway moved, seconded by Hull to close the public hearing. All ayes.

Hull moved, seconded by Roe that Res. No. 178-2022, approving plans, specifications, form of contract and est. cost for Asphalt Street Repair Program 2022, be passed and adopted. All ayes.

This was the time, place and date set for a public hearing approving plans, specifications, form of contract and est. cost for Troeger Parking Lot Project. Seals reported project will construct a parking lot in Troeger Park that will add 136 parking spaces. This project is tied directly to the development and construction of the Cobblestone Hotel at Bridge View Center site. The plan set bidding docs are set up to allow two bidding scenarios. One has completion date of Dec. 31, 2022 and the second set with a late start date of April 1, 2023. Bids due July 27, 2022 at 2:00 P.M.; est. cost \$569,377.50. Roe asked if there would be any environmental impact from the drainage into the lagoon. No objections were rec'd. Hull moved, seconded by McAntire to close the public hearing. All ayes.

Hull moved, seconded by Roe that Res. No. 179-2022, approving plans, specifications, form of contract and est. cost for Troeger Parking Lot Project, be passed and adopted. All ayes.

This was the time, place and date set for a public hearing approving plans, specifications, form of contract and est. cost for Bridge View Hotel Parking Lot Extension Project. Seals reported project will construct a parking lot at the south end of the existing Bridge View parking lot. The work also includes new storm sewer installation that will remove storm water from the existing sanitary sewer. It will allow for additional 117 paved parking spaces. The plan set bidding docs are set up to allow two bidding scenarios. One has completion date of Dec. 31, 2022 and the second set with a late start date of April 1, 2023. Bids due Aug. 2, 2022 at 2:00 P.M.; est. cost \$574,256. Roe again asked if there would be any environmental impact from the storm water drainage and Seals stated no. No objections were rec'd. Hull moved, seconded by McAntire to close the public hearing. All ayes.

Hull moved, seconded by McAntire that Res. No. 180-2022, approving plans, specifications, form of contract and est. cost for Bridge View Hotel Parking Lot Extension Project, be passed and adopted. All ayes.

This was the time, place and date set for a public hearing on proposed Ord. No. 3201-2022, amending the Municipal Code of the City of Ottumwa, IA by changing zoning classification of property known as 316 N. Court from R-4 to C-3. Comm. Dev. Dir. Simonson reported the applicant purchased the property at 316 N. Court to demolish a derelict house. The applicant now wants to build a parking lot for the adjacent law firm. P&Z recommended the rezoning by a vote of 8-0. Galloway asked how this will impact the courthouse if it is a private parking lot. There will be 11 spots moving from on-street parking to the private lot; creating street parking for others stopping at the courthouse or adjacent businesses. No objections were rec'd. McAntire moved, seconded by Hull to close the public hearing. All ayes.

Hull moved, seconded by McAntire to pass the first consideration of Ord. No. 3201-2022, amending the Municipal Code of the City of Ottumwa, IA by changing zoning classification of property known as 316 N. Court from R-4 to C-3. All ayes.

Roe moved, seconded by McAntire to waive the second and third consideration, pass and adopt Ord. No. 3201-2022. All ayes.

Roe moved, seconded by McAntire that Res. No. 171-2022, awarding contract for Asbestos abatement and demolition of 505 S. Sheridan to Weston McKee of Fairfield, IA for total bid \$13,700, be passed and adopted. All ayes.

Hull moved, seconded by McAntire that Res. No. 172-2022, awarding contract for Asbestos abatement and demolition of 125 S. Davis Street to Dan Laursen of Ottumwa, IA, for total bid \$23,500, be passed and adopted. All ayes.

Hull moved, seconded by Roe that Res. No. 181-2022, approving Sewer Service Agt. and Pre-Annexation Agt. between the City and RJ Performance and auth. Mayor to sign Agt., be passed and adopted. All ayes.

Roe moved, seconded by Galloway that Res. No. 183-2022, approving and auth. purchase of certain real property, and auth. execution of real estate purchase agt. with The Wapello County Historical Society, be passed and adopted. Rath reported the depot had previously been identified as one of the central pieces of the riverfront and downtown economic development due to its location and ability to serve as a transportation hub. Funds were included in our recent financing (bonds) to include this purchase. Galloway asked who would maintain bldg. Rath stated it would be owned by the city with grounds being maintained by city employees. Amtrak is looking at doing some improvements to the platform area; leasing the clubhouse; trying to figure out the best use of all spaces available and Amtrak has a secure partner with the city as we have similar interests in wanting them to cont. coming through Ottumwa. A few years back the City applied for a grant to turn the downtown area into a transportation hub, but we didn't have buy-in (as we didn't own the bldg.) so we lost out on that opportunity. McAntire expressed his reservations considering the shape our city is in financially, and lack of staff, I don't think it would be very wise for us to move forward with this and take on responsibility for something else. Galloway agreed; what we hear is this purchase has a lot of potential; but what if that doesn't come to fruition? I do think this bldg. is the heart of our downtown and we need to have open conversations about it. Rath explained that we will have funds coming into the city from current lease agt. already in place with Amtrak that should help. Vote taken: Ayes: Pope, Roe, Galloway, Hull. Nays: McAntire. Motion carried 4-1 vote.

Galloway moved, seconded by Pope that Res. No. 187-2022, approving Real Estate Gift Agt. with Wells Fargo Bank NA for the property located at 422 S. Ferry, be passed and adopted. Simonson reported the

current property owner requested to donate the property to the City at no cost. The property is suitable for developing housing according to the Vacant Lot Policy. All ayes.

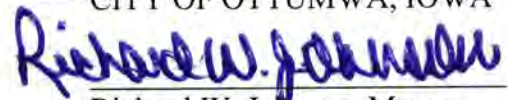
Roe moved, seconded by McAntire to pass the second consideration of Ord. No. 3198-2022, repealing and replacing Ch. 7, Animals and Fowl, of the Municipal Code of the City of Ottumwa, IA. Vote taken: Ayes: Pope, Roe, McAntire, Hull. Nays: Galloway. Motion carried 4-1 vote.

Mayor Johnson inquired if anyone else from the audience wished to address an item not on the agenda. There were none.


There being no further discussion, Galloway moved, seconded by Hull that the mtg. adjourn. All ayes.

Adjournment was at 6:42 P.M.

CITY OF OTTUMWA, IOWA


Richard W. Johnson, Mayor

ATTEST:


Christina Reinhard, CMC, City Clerk

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