

REGULAR COUNCIL MEETING

The Clear Lake City Council met in regular session on Monday, February 21, 2011, at 6:30 p.m., in the Council Chambers, at City Hall, with Mayor Nelson P. Crabb presiding. All Council Members present.

Mayor Crabb requested that the consent agenda be amended by adding the following items:

Amusement License: Rookies, (renewal).

Callanan moved the agenda be approved, seconded by Unsworth. Passed Unanimously.

Cooney moved to approve the consent agenda, seconded by Furleigh:

- A. Minutes – February 7th (regular meeting & workshop), 2011.
- B. Approval of the bills & claims.
- C. Licenses & Permits:
 - Excavator’s License: A Plus Skidloader Services, LLC, Boone, (new).

Roll Call: All Ayes.

Mayor Crabb announced that it was the time and place for the citizen's forum. There was no citizen comment.

Scott Flory, City Administrator, reviewed the 12th Avenue S. Outdoor Recreation Complex Grading Improvement Project and stated that at its previous meeting, the Council approved adding the proposed “Phase 2” grading and site work improvements to the scope of the overall Project. He stated that since the project was let for bids and a contract has now been awarded under the authority of the Clear Lake Sanitary District’s Equalization Basin Expansion Project, the City and the District will need to enter into a 28E Agreement to memorialize the specific obligations of each entity. He noted the total cost of construction to the City, for both phases of the Project is \$65,934.45. Unsworth introduced the following **Resolution** and moved its adoption, seconded by Furleigh. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-13

A RESOLUTION OF THE CITY OF CLEAR LAKE, IOWA, APPROVING AN AGREEMENT UNDER IOWA CODE CHAPTER 28E WITH THE CLEAR LAKE SANITARY DISTRICT FOR EQUALIZATION BASIN EXPANSION PROJECT

Flory reviewed the proposed Tourist Park Improvement Project and stated that the Council would need to adopt a Resolution establishing the date for a public hearing and bid letting for the proposed project. He stated that the proposed project consists of paving improvements to Tourist Park Road, in conjunction with the construction of a new “paved” surface parking lot, along with storm sewer and private sanitary sewer service lateral improvements. He further stated that the engineer’s estimate of probable cost of construction is approximately \$180,000. He noted that the proposed project bid letting is March 16th and hearing on the plans & specifications and the award of contract will be at the regular Council meeting on March 21st. Unsworth introduced the following **Resolution** and moved its adoption, seconded by Callanan. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-14

A RESOLUTION FIXING THE DATE FOR A PUBLIC HEARING ON THE PLANS, SPECIFICATIONS, FORM OF CONTRACT & ESTIMATE OF COST, SETTING THE DATE FOR A BID LETTING ON THE PROPOSED 2011 TOURIST PARK IMPROVEMENT PROJECT

Flory reviewed the CDBG Sanitary Sewer Collection System Project and stated the Council will need to act on two Resolutions, one directing the Project engineer to file with the City Clerk the detailed plans & specifications and Notice to Bidders for the Project and one establishing the date and time for the bid letting as well as the date and time for the hearing on the plans & specifications and award of contract. He noted that the proposed date for the bid letting is March 31st and the date for the hearing and award of contract would be at the regular Council meeting on April 4th. Callanan introduced the following **Resolution** and moved its adoption, seconded by Cooney. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-15

A RESOLUTION DIRECTING PREPARATION OF DETAILED PLANS AND SPECIFICATIONS, FORM OF CONTRACT AND NOTICE TO BIDDERS ON THE CLEAR LAKE, IOWA, SANITARY SEWER COLLECTION SYSTEM IMPROVEMENT PROJECT – CONTRACT 1

Furleigh introduced the following **Resolution** and moved its adoption, seconded by Unsworth. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-16

A RESOLUTION ORDERING BIDS, APPROVING PLANS, SPECIFICATIONS AND FORM OF CONTRACT AND NOTICE TO BIDDERS, FIXING AMOUNT OF BID SECURITY, AND ORDERING CLERK TO PUBLISH NOTICE AND FIXING A DATE FOR RECEIVING SAME, AND FOR A PUBLIC HEARING ON PLANS, SPECIFICATIONS, FORM OF CONTRACT AND ESTIMATE OF COSTS

Flory reviewed a request from the Board of Directors of the All Veterans Social Center regarding conveyance of the real estate and property located at 2000 N. Shore Drive. He stated that the Council had previously established the time and date for the public hearing regarding the request.

Mayor Crabb stated it was now the time and place for the public hearing regarding the City accepting conveyance of the property located at 2000 N. Shore Drive.

Tom Lovell, 545 N. Shore Drive, urged the Council to vote in favor of accepting the conveyance of the All Vets property and stated that he is a part of a group of interested citizens who have put a proposal together to manage the day-to-day operations of the golf course. He stated the proposal is mirrored after the non-profit group that was formed to take over the management of the Surf Ballroom.

Tom Alexander, 408 Orchard Lane, stated he feels the golf course is an asset to the community and encouraged the Council to accept conveyance of the property.

Nick Henningsen, 1306 6th Avenue S., stated that he is in favor of the property remaining a golf course, however expressed his concerns about the City assuming the liability of owning the course and indicated if the City acquires the course it should be leased to an operator.

Dick Formanek, 1520 N. Shore Drive, expressed his concern over the property tax dollars that would be lost if the City took over ownership of the property and it then becomes tax-exempt.

Vickie Snyder, 10 Wintergarden Lane, stated that she supports the golf course as one of the needed amenities that the community has to offer. She also expressed that as President of the Economic Development Corporation it was an important asset to attracting businesses and people to located in Clear Lake.

Matt Berry, 118 N 10th Street, stated that he believes the golf course is a valuable asset to the community and urged the Council to accept the conveyance of the property.

Cole Landau, 101 N. 15th Street, representing the Landau Golf Corporation, stated that if the City accepts conveyance of the property he would be interested in visiting with the City or a non-profit group to assist with managing the course.

Hearing no further public comment, Unsworth moved to close the public hearing, seconded by Nelson. Passed Unanimously.

After general discussion by the Council, Furleigh introduced the following **Resolution** and moved its adoption, seconded by Cooney. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-19

A RESOLUTION AUTHORIZING THE MAYOR, CITY ATTORNEY, AND CITY CLERK, ON BEHALF OF THE CITY OF CLEAR LAKE, IOWA, TO ACCEPT THE CONVEYANCE OF REAL PROPERTY LOCATED AT 2000 NORTH SHORE DRIVE FROM THE CLEAR LAKE ALL VETERANS SOCIAL CENTER

Flory stated that in past years the City has offered an Early Retirement Incentive Program and that he has had some employees express interest in the program if offered again. He then reviewed the requirements of the program and its terms. Unsworth introduced the following **Resolution** and moved its adoption, seconded by Nelson. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-17

A RESOLUTION TO OFFER RETIREMENT INCENTIVE TO CITY EMPLOYEES - JUNE 1, 2011 TO JUNE 30, 2012

Flory reviewed the 2012 Fiscal Year Budget proposal and stated that the tax rate for FY 12 is \$10.54/\$1,000 of taxable valuation and that this represents an increase from the previous five (5) consecutive fiscal years, during which the tax rate remained at \$10.04/\$1,000 of taxable valuation. He noted the increase in the tax rate for FY 12 is due exclusively to the voter-approved \$2.3 million general obligation bond issue for the new fire station. He advised that the Council would need to set the date and time for the public hearing on the proposed 2012 Fiscal Year Budget proposal. Furleigh moved to adopt the preliminary budget and set the date and time for a public hearing for March 7, 2011 at 6:30 p.m., seconded by Callanan. Passed Unanimously.

Joe Weigel, Public Work Director, reviewed the proposed 2011 Sanitary Sewer Rehabilitation Project and stated that responses to the Request for Proposals (RFP) for professional services were opened on February 16th. He advised that a total of four proposals were received with the least costly proposal submitted by Veenstra & Kimm, with a not-to-exceed total of \$6,500. He noted that services to be performed by the consultant include preparation of plans & specifications, bid services, and construction administration and observation. Unsworth introduced the following **Resolution** and moved its adoption, seconded by Furleigh. Roll Call: Passed Unanimously. Whereupon, the Mayor declared the following duly adopted:

RESOLUTION No. 11-18

A RESOLUTION APPROVING A PROFESSIONAL ENGINEERING SERVICES AGREEMENT FOR THE 2011 SANITARY SEWER LINING PROJECT

David Underwood, Interim Executive Director, North Iowa Corridor EDC, gave the Council an update on recent economic development activities in the region. Vickie Snyder, President of North Iowa Corridor EDC, announced that Brent Willett of Fairfield, Iowa, has been hired as the new Executive Director and will begin his duties on March 14th.

Weigel stated that Request for Proposals (RFP) for the "19 S. 3rd Street Building Demolition & Parking Lot Improvement Project" have been forwarded to prospective engineering firms. He noted that proposals are due on February 24th and he would give a review and recommendation regarding the proposals at the meeting on February 28th.

Flory stated that he has approved a contract with Zia Environmental who will conduct the Environmental Site Assessment and Asbestos Demolition Survey for the property located at 19 S. 3rd Street (former Antique Alley location).

There being no further business before the Council, Furleigh moved to adjourn at 8:07 p.m., seconded by Nelson. Passed Unanimously.

NEXT REGULAR MEETING – MONDAY, MARCH 7, 2011

/S/ Nelson P. Crabb
Nelson P. Crabb, Mayor

ATTEST:

/S/ Jennifer Larsen
Jennifer Larsen, City Clerk

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