

CITY HALL
EVANSDALE, IOWA, OCTOBER 17, 2017
CITY COUNCIL
DOUG FAAS, MAYOR, PRESIDING

The City Council of the City of Evansdale, Iowa met in regular session, according to law, the rules of said Council and prior notice given each member thereof, in the Council Chambers of City Hall of Evansdale, Iowa at 6:00 p.m. on the above date. Council members present in order of roll call: Walker, Loftus, Dewater, Seible, and Nichols. Quorum present.

Loftus/Seible to approve the October 17, 2017 agenda. Ayes-Five. Motion carried.

Walker/Loftus to approve the following items on the October 17, 2017 Consent Agenda: a. Approval of October 3, 2017 regular meeting minutes. b. Accept and place on file the minutes and reports from the following Departments, Boards, and Commissions (n/a = not available): Ambulance & Fire Report (Sept), Building Inspection Report (Sept), Clerk/Treasurer Report (n/a), Code Enforcement Report (Sept), Evansdale Municipal Housing (Sept), Library (Sept), Parks & Rec Dept. (Sept), Planning & Zoning (Aug), Police Dept. (Sept), Storm Water Commission (n/a), and Water Works (Aug). c. Tobacco Permit: Station Mart 2, 1119 River Forest Rd., and refund \$18.75, the unused portion for the former Station Mart Liquor & Tobacco located at 1119 River Forest Rd. Roll call vote: Ayes-Five.

Mayor Faas read Proclamation declaring the week of October 15th – 21st as Character Counts Week.

Walker/Loftus to open the public hearing for the Housing Rehabilitation Program Status of Funds at 6:03 p.m on Tuesday, October 17, 2017. There were 17 residents present at the hearing. Cindy Knox, INRCOG, reported that the amount of the IEDA grant awarded in July 2015 was \$281,992, and the City had dedicated \$24,000 of local match, for a total project budget of \$305,992. The City received funding to rehabilitate 8 homes in a targeted area of the community. As of August 31, 2017, four homes have been completed, and the contractors are being awarded on two homes tonight. The original project end date is July 31, 2018. As of August 31, 2017, \$83,379.00 had been paid to contractors for rehabilitation work and \$3,375.00 had been paid to contractors for lead hazard reduction activities for the four completed projects for a total of \$86,754.00 for rehab associated construction activities. \$23,246.49 was paid to INRCOG for general and technical services administration including funds for inspection activities, of which \$2,455.00 was paid to INRCOG for lead hazard reduction administration including lead hazard inspections, testing, and relocation. The total amount of funding drawn as of August 31, 2017 was \$ 98,282.00 from the state portion of the grant and the rest of the expenses paid for with a local match expenditure of \$ 9,001.35. Proof of publication on file. One comment was received by Mayor Faas requesting that prospective applicants be contacted for possible participation in the program. Loftus/Walker to close public hearing at 6:10 p.m.

Nichols/Seible to approve Resolution 6143 approving the status of funds for the 2015 Housing Rehabilitation Program. Roll call vote: Ayes-Five.

Walker/Loftus to approve Resolution 6144 awarding the lowest, most responsible bid to Kirvan Enterprises of Waterloo, IA for project eight (8) located at 1731 Enid Street in the amount of \$20,106 for the 2015 Evansdale Housing Rehabilitation Program. Roll call vote: Ayes-Five.

Seible/Walker to approve Resolution 6145 awarding the lowest, most responsible bid to C & R Construction of Central City, IA for project eleven (11) located at 1760 Michigan Drive in the amount of \$10,025 for the 2015 Evansdale Housing Rehabilitation Program. Roll call vote: Ayes-Five.

Mayor Faas presented the City of Evansdale's opening issues for contract negotiations with Chauffeurs, Teamsters, and Helpers Local Union No. 238. Councilman Seible questioned employee insurance. Mayor Faas responded that it has not been negotiated yet.

Dewater/Walker to approve request from Mayor to approve the preparation of a concept plan for the Regional Waste Water Plant combining Evansdale, Elk Run Heights, and Raymond to be provided by MSA Professional Services in an amount not to exceed \$5,000. Jason Miller with MSA Professional Services, discussed the comprehensive investigation concept plan that includes the improvements required by the State of Iowa. Councilman Nichols stated that he would like to know the changes that will be required by the Iowa Department of Natural Resources (IDNR) before we proceed with concept plans. Mayor Faas responded that there are changes that need to be made that are already mandated by the IDNR. Councilman Seible questioned what the costs would be to make repairs to our current plant, or merge with Waterloo, and/or merging with Elk Run Heights and Raymond by building a new plant. Mayor Faas responded that we are starting the process of identifying the costs. Nichols again stated that he wanted an evaluation from IDNR before we proceed. Jerry Shoff, CGA, the IDNR will want the city to look at all the options that are available and present the options to them. Councilman Dewater stated that when this was discussed a month ago we knew that we would have costs affiliated with the process. Mayor Faas stated concern with the upgrades that Waterloo needs to make to their infrastructure and if they would consider an agreement with Evansdale, so we are meeting next week to discuss options. Dewater responded that we have pursued Waterloo for fifteen years without avail and that he was in favor of pursuing the regional plant with Elk Run Heights and Raymond. Councilman Walker if you go down to IDNR and question if we will need to tear our plant down in the future, what would they say. Jerry responded that you need a plan to approach the IDNR and that they will not let us defer the current compliance schedule without a plan of action. Ayes-Four. Nays-One (Nichols). Motion carried.

Dewater/Loftus to approve grinding the concrete to repair the slope issue for the Lafayette Culvert Project. Jerry with CGA stated that the DOT uses this action to repair any bumps that are present in the freeway throughout the state. Councilman Seible stated that since we paid for the project that it should be repaired properly by replacing the concrete as the grinding option just patches the problem. Dewater stated that he didn't think it was that big of a bump to warrant repair. Nichols questioned if it would be overlaid after it is ground as we just paid for new concrete. Jerry responded no. Ayes-Three. Nays-Two. (Seible, Nichols). Motion carried.

Seible/Walker to approve Resolution 6146 approving the preliminary plans, specifications, form of contract and preliminary cost Estimate for the Angels Island Bridge Project; and setting date of bid letting for November 14th, 2017 at 2:00 p.m. and of public hearing November 21, 2017 at 6:00 pm; and authorizing engineer to advertise for bids for said project. Jerry stated that the cable handrail option is steadily becoming a very expensive option upwards of \$50,000, but it will still be included in the bid options. Dewater stated concern with the wood pilings that would be utilized for the project and questioned if this process is still used. Jerry responded that they are still used for gravel road bridges, however, wouldn't be utilized on the interstate due to the load. Nichols questioned the height at the center of the bridge. Bill Wright, CGA, responded that there would be at least 6 feet at the center. Tom Nichols, Park Chair questioned the cost of the cable option. Jerry responded that it is the connecting cables that were costly. Roll call vote: Ayes-Five.

Walker/Seible to approve Resolution 6147 approving final payment, including retainage, to Horsfield Construction, Epworth, Iowa for the Colleen Avenue Reconstruction and Norma Avenue Cunette Projects in the amount of \$8,784.60. Nichols questioned the Cunette Project. Mayor responded that it was part of the initial project bid and that it is a cement waterway that was placed just beyond Heather Ave. Roll call vote: Ayes-Four. Nays-One (Nichols).

Loftus/Walker to approve Resolution 6148 approving 3rd payment to Aspro, Inc., Waterloo, Iowa for the 2017 Street Rehabilitation Project in the amount of \$253,205.65. Roll call vote: Ayes-Five.

Loftus/Dewater to approve Resolution 6149 approving 7th payment to Vieth Construction Corp. of Cedar Falls, IA, for the River Forest Road Levee Trail Project in the amount of \$2,211.11. Walker questioned if the rock was cleaned up. Schares responded yes. Jerry stated that the initial audit was completed, the materials audit would be next and final payment would not be paid until the audit is completed. Roll call vote: Ayes-Five.

Loftus/Seible to approve Resolution 6150 approving 2nd payment to R Company dba Frickson Backhoe and Trucking, Evansdale IA, for the Ellendale Dr. Sanitary Sewer Extension Project in the amount of \$1,976.09. Roll call vote: Ayes-Five.

Walker/Dewater to approve Resolution 6151 authorizing payment of bills and transfers. Seible questioned the Iowa Pump Works invoice to pull pump at the Arbutus lift station when we could have used our equipment to pull it. Mayor Faas responded that it was 30 feet down in the pit and wouldn't be able to utilize our equipment. Roll call vote: Ayes-Five.

Seible/Loftus to approve request from Mayor to replace/repair roof top heating/air conditioning unit in an amount not to exceed \$8900. Ayes-Five. Motion carried.

Walker/Seible to approve Resolution 6152 approving adding permanent stop signs on Evans Road at the intersections of Evans Road and Central Avenue making the intersection a 4-way stop intersection. Seible questioned why we weren't addressing the W. Gilbert Dr./Evans intersections as well. Mayor Faas responded that we were just addressing this intersection at this time. Walker stated that he would like to see a school crossing sign at the intersection as well. Roll call vote: Ayes-Five.

Nichols/Walker to approve Resolution 6153 approving tax abatement for 549 East End Avenue. Roll call vote: Ayes-Five.

Nichols/Dewater to approve Resolution 6154 approving an annual agreement with TestAmerica Laboratories, Inc. to provide the necessary IDNR Waste Water Treatment Plant testing in an amount not to exceed \$6,245.50. Roll call vote: Ayes-Four. Abstained-One (Walker).

Seible/Walker to approve Resolution 6155 approving the FY2017 Annual Financial Report and authorizing publication. Roll call vote: Ayes-Five.

Walker/Nichols to approve request from Mayor to purchase an Automated External Defibrillator for the City Hall Council Chambers in an amount not to exceed \$718.29. Ayes-Five. Motion carried.

Seible/Loftus to approve Request from Public Works Director to authorize payment for necessary repairs to 2003 Sterling L7500 Dump Truck/snow plow in the amount of \$3,219.22. Seible questioned why this was not brought to council before proceeding with repairs. Mayor Faas responded that Don's Truck sales was aware of the cities spending limit and they proceeded with repairs anyway. Chris has had a discussion with them and it won't happen in the future. Ayes-Five. Motion carried.

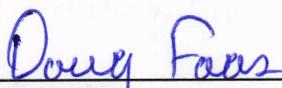
Public discussion: non-agenda items: Loraine Atkins, 625 River Forest Rd., questioned when her sidewalk would be repaired. Mayor Faas responded that the engineer verified photos taken before and after the construction and there was no change. Bills Nichols, 221 Oakwood Dr., questioned if the patching repairs would be made to his property. Chris Schares, Public Works, responded that it was on the schedule for tomorrow. Keith Bodecker, 1740 W. Gilbert Dr., questioned receiving a letter regarding the parking of his camper when it had been moved onto his driveway. Mayor responded that if he complied the issue is resolved, he also asked Mr. Bodecker to stop in so they could visit about the issue.

Mayor/Council Reports: The Mayor stated that two ordinance compliance cases had went to court and the city was awarded the 5th Street case and still waiting on the verdict on the Evans Rd. case; he updated council on the road projects and then discussed the Arbutus lift station repairs. The repairs for the lift station would include a by-pass option required by the DNR, replacement of pump and necessary repairs it would be approximately \$100,000 total. He also stated that this lift station services 80% of the city and the lack of maintenance/repairs could result in a back-up in homes. Seible questioned the bypass and why wouldn't we address all the issues at the lift station, instead of repairing as failed. Mayor Faas responded that if the council would want to address all the pumps that an estimate would be brought to council. Mayor Faas also

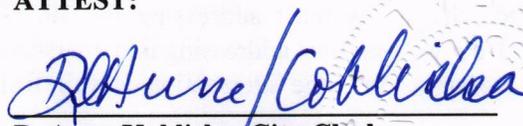
stated that there is an Army Corps Inspection on the 6th of November. Nichols questioned the repairs to Evans Rd. south of W. Gilbert and stated that residents in the area are upset with the work. The Mayor responded that Chris and himself would go look at the intersection in the morning. Seible wanted to thank Police Chief Jensen for policing Evans Rd. as he has seen a decrease in speeding. He also questioned the progress of the Atkins property at 3rd Ave. Mayor responded that easement agreements have been sent and waiting for a reply. Nichols also questioned when the house on Brookside would be completed or the basement capped as it has been in this construction state for over four years. Mayor responded that the city had been in contact with him and he attained another building permit and was bringing in backfill and rock to finish that portion of the project. Nichols also questioned how much time the owner would be given to complete the project. Mayor stated that there are a few projects like that in this city and wasn't certain what the next step will be.

There being no further discussion, Loftus/Dewater to adjourn the meeting at 7:39 p.m. Motion carried.

ATTEST:



Doug Faas, Mayor



DeAnne Kobliska, City Clerk

