

Monday, August 5, 2019
Meeting
7:00 p.m.

Regular

Lake View Municipal Building

The Lake View City Council met in regular session on Monday, August 5, 2019 at the Lake View Municipal Building. The meeting was called to order by Mayor John Westergaard at 7:00 p.m. Roll call was taken: Present: Councilors Tami Moeller, Terry Reis, Ken Steinkamp, Vickie Toms, and Dave Woltman. Also present: Bill Leners, Royce Kemmann, Bob & Deb Terrell, Dorothy Lanphier, Mary Becker, Nate Mohr, Steve & Susan Roberts, and Dale Wegner.

Consent Agenda

Motion by Moeller, second by Steinkamp, to approve the consent agenda. Roll call vote: All ayes. Motion carried.

- a. Approve the tentative agenda.
- b. Approve minutes from July 15th.
- c. Approve bills and authorize payment.

END OF CONSENT AGENDA

Building Permit Applications

Motion by Toms, second by Woltman, to approve building permit applications from:

- a. Phyllis Brus, 208 5th Street, deck.
- b. Colton Herrig, 131 4th Street, housing addition
- c. Ricky Heuton, 203 S. Lake Street, enclose car port.
- d. Ryan & Tracy Kroeger, 461 Lakewood Drive, housing addition.
- e. Bryan Thompson, 218 3rd Street, workshop.
- f. Bart Thoreson, 922 Irwin Street, roof over deck.

Roll call vote: All ayes. Motion carried.

A building permit application from Casey Schwanz, 523 High Street, to construct a garage & addition was not acted upon. The Council determined that the existing garage is a Dangerous Building and must be abated prior to the issuance of a building permit. The City Attorney was instructed to send a Dangerous Building notice to abate within 30 days.

Private Plantings on Public Rights-of-Way.

Steve & Susan Roberts presented plans to enlarge a private garden onto the adjacent public right-of-way near their home at 108 S. Main Street. They intend to replace a portion of the existing sidewalk with decorative pavers. Motion by Toms, second by Steinkamp, to allow the project to proceed as presented. Roll call vote: All ayes. Motion carried.

Development Agreement: Nathan & Kelli Mohr

Nate Mohr was present to update the Council on their construction project at 402 & 404 Main Street. Motion by Woltman, second by Moeller, to approve **Resolution # 19-29:** "Resolution Approving Development Agreement with Nathan & Kelli Mohr." Roll call vote: All ayes. Motion carried.

Development Agreement: Robert & Deborah Terrell

Bob Terrell gave a progress on his development project and stated that he is ready to enter into the Development Agreement. Dorothy Lanphier expressed her concern to the Council about the location of the lift station. She expressed her appreciation that low impact development practices were being installed to address storm water run-off.

Motion by Moeller, second by Toms, to approve **Resolution # 19-30:** "Resolution Approving Development Agreement with Robert & Deborah Terrell." Roll call vote: All ayes. Motion carried.

Development at 413 Main Street

Dr. Chris Bogue is moving his dental practice to the building at 413 Main Street. He plans to remodel the existing building, but is open to constructing a new building if the City will assist with demolition of the existing structure. Dr. Bogue has received an estimate of \$10,000 to \$12,000 for the demolition. The Council expressed their interest in working with Dr. Bogue on a new construction project and instructed the City Clerk/Administrator to work with Dr. Bogue on a draft Development Agreement.

408 Main Street

Motion by Toms, second by Woltman, to approve **Resolution # 19-31:** "Resolution Terminating Development Agreement with Heath Carroll Regarding Development of 408 Main Street." Roll call vote: All ayes. Motion carried.

The Council also discussed how to identify another person interested in developing this property. The Council will accept proposals for this building using the same process used last time. The City Clerk/Administrator will implement this process so that proposals can be submitted in the next 30 days.

Shelter House Canopy Project

The City received one quote for the shelter house canopy project from Chad Peterson Construction for \$30,750. Motion by Steinkamp, second by Toms, to accept the quote from Chad Peterson Construction. Roll call vote: All ayes. Motion carried.

FY 2018-19 Financial Audit.

The City sent a Request for Proposals to area accounting firms to provide audit services for FY 2018-19. The City received one response from Feldmann & Co from Carroll. Their fee is \$9,425. Motion by Moeller, second by Reis, to hire Feldmann & Co. to perform the FY 2018-19 audit. Roll call vote: All ayes. Motion carried.

Hire Police Officers

Motion by Moeller, second by Reis, to approve **Resolution # 19-32**: "Resolution Hiring Police Officers and Establishing Wages." Roll call vote: All ayes. Motion carried. Neal Cooley and Brad Wendt are hired as full-time police officers at an hourly wage of \$23.05 and Brian Mentzer is hired as a part-time officer at an hourly wage of \$20.00.

Police Vehicle Upfitting

The City received a quote from Karl Emergency Vehicles of \$10,185 to upfit the new Police Durango. Motion by Woltman, second by Steinkamp, to approve the proposal from Karl Emergency Vehicles. Roll call vote: All ayes. Motion carried.

Regulations Regarding Storage of Boats, Trailers & Campers

The question had been raised about whether trailers, boats, etc. stored on private land are required to have current registration. The City Clerk/Administrator reviewed the portion of the City's Property Maintenance Code which requires that these have current registration or they are considered an Inoperable Vehicle and are a violation of the Property Maintenance Code.

Clean Up of Nuisance Properties.

Police Chief Royce Kemmann updated the Council on how the nuisance abatement process is proceeding with several properties around town.

City Clerk/Administrator Report.

Utility Billing e-bills: The City Clerk/Administrator stated that the City's software provider offers a program which will allow our utility customers to choose to receive their utility bills via e-mail. The program costs \$787 to purchase and the annual maintenance fee is \$160. Motion by Steinkamp, second by Reis, to purchase the program. Roll call vote: All ayes. Motion carried.

Lagoon Update: The City Clerk/Administrator updated the Council on the lagoon construction. The contractor has made inquiries about receiving a time extension. The City Clerk/Administrator will schedule a construction meeting with the contractor and engineer.

Sourcewater Protection Plan: The Iowa DNR would like to work with the City of Lake View on a Sourcewater Protection Plan. This plan will delineate our protection area, identify options for protecting groundwater, and create a plan for implementing these options. There is no cost for the plan. Motion by Toms, second by Moeller, to proceed with the Sourcewater Protection plan. Roll call vote: All ayes. Motion carried.

Property by Water Plant: Jimmy Stock is working on the design of a new building between the old Stock Popcorn plant and the water plant. The City owns 25% of property west of the water plant. Jimmy has asked the City to consider selling this property. No action was taken.

Redemption Center Sidewalk: The building owner expressed concern about the slope of the sidewalk by the Redemption Center on Vine Street. Council members were asked to look at this.

Motion by Moeller, second by Woltman, to adjourn. On vote: all ayes. Motion carried.
Meeting adjourned at 8:48 p.m.

John Westergaard, Mayor

Scott Peterson, City Clerk/Administrator