

Monday, January 17, 2022
Meeting
7:00 p.m.

Regular

Lake View Municipal Building

The Lake View City Council met in regular session on Monday, January 17, 2022 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 Dale Boeckman, Mike Frank, and Ken Steinkamp. Councilor Tami Moeller attended via videoconference. Councilor Dave Woltman participated via telephone.

Also present: Dean Woltman, Jeff Ross, Brandon Rinnan, Dave Jennett, Dale Wegner, Brent Mueggenberg, Shirley Phillips, Laurie Westergaard, Vickie Toms, Connie Aasen, Bret & Mary Ludwig, Jim & Darlis Jensen, Dick & Jane Croll, Gus Cleveland, Jack DeBourgh, Randy & Janelle Schulte, Vernon VanMeveren, Allen Koessel, Chris Brotherton, Craig Brotherton, Bill Brotherton, Paul & Jane Alesch, Jim Millinacker, LaJean Olson, Teresa Wickland, Alex Kenebeck, Cliff & Lori Wendt, Mike Naberhaus, Susie Frank, Mark Kruthoff, Andrew & Kirsten Phillips, Judy Kramer, Eric Haakenson, Jean Huegerich, Lorraine Peterson, MaryAnn Tjaden, and John Scott. Three members of the public participated via videoconference.

PUBLIC FORUM

Vickie Toms spoke about a recent Letter to the Editor from Councilor Frank. She relayed information about the formation of the Hometown Pride Committee and how the Community Center project was identified. She also spoke about appreciating all volunteers, including people who have move to Lake View as well as long-time residents.

Judy Kramer spoke to the Council about respecting the opinions, actions, and service of individuals in our community regardless of how long they have lived here.

Consent Agenda

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

- a. Approve the tentative agenda.
- b. Approve minutes from January 3rd & 10th.
- c. Approve financial report for December, 2021.
- d. Approve bills and authorize payment.

END OF CONSENT AGENDA

FY 2022-23 Budget Requests

Library Board of Trustees: Board President Judy Kramer presented the Library's annual report and budget request. They proposed a budget of \$74,560, an increase of 2.27%.

Lake View Community Club: Chris Brotherton, Community Club President, presented the Club's budget request of \$15,000 to fund community advertising and to fund the community marketing position.

Lake View Housing & Development Authority: Allen Koessel, President, spoke with the Council about LVHDA's efforts to assist with economic development and housing issues. The LVHDA has a current budget allocation of \$50,000 which has not been used. Allen asked that this \$50,000 be retained for use in FY 2022-23.

Hometown Pride: Brent Mueggenberg, Hometown Pride President, presented a budget request of \$1,500 for continued operations of the Hometown Pride committee.

Community Center

Councilor Frank spoke about the Community Center, stating that he is not opposed to the idea of a Community Center, but is opposed if it is owned and operated by the City. Councilor Frank reviewed the results of a straw poll sent out by the Lake View Concerned Citizens Group. He reported that 569 letters were sent and 280 were returned. 216 respondents responded "No" (77%) and 52 responded "Yes" (18.6%). He commented that he is concerned about the impact of the on-going expenses of the Community Center on Lake View residents, particularly fixed income residents. Councilor Frank also referred to inconsistencies in the cost estimates for the proposed Community Center.

Councilor Frank reviewed an article from the Des Moines Register stating that public gathering spaces experience financial loss, especially during a time of pandemic. He further stated that he is concerned about other infrastructure in Lake View that needs attention. He stated that the City has agreed to financially participate with housing developers and will partner with other developers. He noted that the idea of issuing debt to assist with several of these projects had been discussed during a recent Council planning session, but that he would rather see the TIF funds used towards infrastructure and to issue debt for the Community Center if the community agrees. A motion was made by Frank, second by Boeckman, that the Community Center issue be put to a referendum.

Several members of the public addressed the City Council:

Cliff Wendt: Stated that Lake View is a progressive community in which they chose to live. Cliff spoke in favor of the Community Center.

Vickie Toms: Spoke about the proposed operating expenses for the Community Center and questioned why the City would issue debt for the Community Center. She raised questions about how the Concerned Citizens Group mailing was done.

Questions were raised about why a referendum had not been held regarding the Community Center. The City Clerk/Administrator explained that State law does not allow for a referendum to be held on an issue. Referendums are held regarding the issuance of debt.

Shirley Phillips: Stated that the grants received are for the specific stated purposes only, and that Lake View should not turn down grants, or we won't get more in the future. She stated that Lake View is a thriving community with great economic development that is drawing new residents.

Jim Millinacker: Jim questioned the method of the survey and talked about the benefits of having quality enhancements in town.

Judy Kramer: Regarding the survey, Judy stated that some people did not return the survey as it was unsigned. She also noted that people against an issue are usually more vocal than those for it.

Jim Jensen: He stated he is proud to be part of Lake View, where something is going on all the time. He stated that he will support Lake View whenever possible. He stated that the voice of the seasonal residents is important and should be heard.

Andrew Phillips: He spoke about what Lake View means to the communities around Lake View. He spoke of the many events at Rustic River Winery and that he anticipates many events will also be held at the Community Center. He stated he is in favor of progress and opportunity.

Mary Ludwig: Mary expressed her concern with the proposed referendum, stating that misinformation which has been distributed to the community has diluted the efforts of the committee, and that the Committee has been forthright with the information about the Community Center. She noted that over \$180,000 has been privately committed, which shows support. Mary also addressed the Des Moines Register article to which Councilor Frank referred.

Mayor Westergaard called the question on the motion that the Community Center issue be put to a referendum. Roll call vote: Ayes: Boeckman, Frank. Nays: Moeller, Steinkamp, Woltman. Motion failed.

Purchase of a Dump Truck.

Motion by Boeckman, second by Steinkamp, to approve the purchase of a 2007 Sterling dump truck and a pick-up mounted system to apply brine from Crysteel Truck Equipment for \$61,000. Roll call vote: All ayes. Motion carried. Councilor Boeckman also spoke of the need for the City to implement maintenance records for City vehicles and equipment.

Potential Ordinance Amendments.

The Council reviewed three City Code sections that need to be updated: one addresses a speed regulation on Highway 71 which should be changed to Highway 175; one establishes a No parking zone at the "Beach Parking Area" where parking now regularly occurs; and one establishes the fees for City-issued dock permits. Motion by Boeckman, second by Frank, to instruct the City Clerk/Administrator to prepare these three ordinances for Council consideration. Roll call vote: All ayes. Motion carried.

Business Improvement Grant Applications

The City has received two business grant applications: one from Sparky's One Stop and one from Reflection's Salon. Sparky's application is for their new store. Reflection's

proposes to remove the front and replace it with smart siding, brick accents, an awning and a handrail. The City has budgeted \$25,000 for this grant program during FY 2021-22. Four \$5,000 grants totaling \$20,000 have been awarded this year.

Motion by Boeckman, second by Moeller, to approve the business improvement grant applications for \$5,000 from Sparky's One-Stop and Reflections Salon, with the payment for Reflections to occur after July 1, 2022. Roll call vote: All ayes. Motion carried.

Revolving Loan Fund Application

Motion by Moeller, second by Frank, to approve the application to the Revolving Loan Fund from Reflections Salon. Roll call vote: All ayes. Motion carried.

RVREC Agreement

Motion by Boeckman, second by Steinkamp, to approve the Letter of Agreement with Raccoon Valley Rural Electric Cooperative to provide service to one wind turbine in Lake View's service territory. Roll call vote: All ayes. Motion carried. This agreement allows RVREC to serve this wind turbine but it does not give up the City's service territory. RVREC will serve this turbine and reimburse the City of Lake View for the power used.

Discussion on Future Electric Inventory Purchases

Assistant Utilities Superintendent Jeff Ross spoke with the Council about the extended lead times electric utilities are experiencing when obtaining inventory, particularly transformers, conduit, and fiberglass items. Lead time on transformers is now more than one year. Jeff is working with a company to have several of our old transformers rebuilt.

City Participation in Housing Developments

Motion by Boeckman, second by Frank, to table this issue until the next Council meeting. Roll call vote: All ayes. Motion carried.

FY 2022-23 Budget

The Council discussed the City insurance policies and the debt service for the upcoming budget year. The Council also reviewed a draft of the Capital Improvements Plan.

The Council will meet next Monday, January 24th, at 7:00 p.m. for a special Budget meeting.

City Clerk/Administrator Report

The City Clerk/Administrator stated that the Dock Management Agreement between the City of Lake View and the Iowa DNR expires on December 31st. The City Clerk/Administrator will contact the DNR about negotiating a new agreement.

Closed Session

Motion by Frank, second by Boeckman, to enter Closed Session per Iowa Code §20.17.3. Roll call vote: Ayes: Boeckman, Frank, Steinkamp. Absent: Moeller, Woltman. Motion carried. The Council entered closed session at 9:28 p.m.

Motion by Steinkamp, second by Boeckman, to re-enter open session. Roll call vote:
Ayes: Boeckman, Frank, Steinkamp. Absent: Moeller, Woltman. Motion carried. The
Council re-entered open session at 10:02 p.m.

Motion by Boeckman, second by Frank, to adjourn. On vote: all ayes. Motion carried.
Meeting adjourned at 10:20 p.m.

John Westergaard, Mayor

Scott Peterson, City Clerk/Administrator