

Monday, November 16, 2020
Meeting
7:00 p.m.

Regular

Lake View Municipal Building

The Lake View City Council met in regular session on Monday, November 16, 2020 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, and Vickie Toms. Absent: Dave Woltman. Councilor Ken Steinkamp participated via telephone.

Also present: Bill Leners, Brandon Rinnan, Sandy Boeckman, Jim & Jeanne Barnes, Hannah Walton, Sharon Walton, and Dale Wegner. Participating via videoconference: Amanda Miller, Karla Janning and seven members of the public.

Consent Agenda

Motion by Moeller, second by Toms, to approve the consent agenda. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried.

- a. Approve the tentative agenda.
- b. Approve minutes from November 2nd
- c. Approve financial report for October.
- d. Approve bills and authorize payment.

END OF CONSENT AGENDA

CDBG Housing Rehab Grant

A public hearing was held during the regular City Council Meeting on November 16 at 7:00 P.M. The notice of the public hearing was published in The Lake View Resort on November 11, 2020. A representative from Region XII Council of Governments, as grant administrator, provided a report on the status of the overall program. Lake View received \$169,000 of CDBG funds to provide rehabilitation assistance to four homeowners at or below 80% of the county AMI. The assistance is in the form of a 5-year forgivable loan and targets energy efficiency issues, life safety remediation and exterior maintenance. Qualified homeowners throughout the target area within city limits are eligible for consideration. The City of Lake View program currently has four recipients located within the designated target area. Construction is nearly complete on the first two projects. Project #3 is under construction and the final project goes out for bids next week. A possible fifth project is on hold waiting for additional funds. All projects will be complete well ahead of the project completion date of 8/31/2022. Expenditures to date include \$55,140 in rehabilitation, \$13,180 in technical services and \$2,333 in administrative fees equaling 41.8% of the total CDBG funds. 100% of the funds spent benefit LMI households.

It was noted that the public has reasonable access to all local meetings, project records and other information relating to the use of these CDBG funds at either Lake View City Hall or at the Region XII Council of Government building.

No comments were received.

Mayor Westergaard closed the public hearing at 7:03 p.m.

Proposals for the Acquisition of 413 Main Street.

The City had received three proposals from businesses interested in acquiring 413 Main Street. One of the proposals was withdrawn, leaving proposals from: Jim & Jeanne Barnes: remodel the building into a sandwich shop in the front and an apartment in the back. Hannah Walton, along with Sharon Walton and Amanda Miller: remodel the building into a home furnishings business / boutique along with specialty coffees. Motion by Toms, second by Moeller, to accept the proposal from the Waltonø group. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried. The City Clerk/Administrator will work with the Waltonø group to craft a Development Agreement.

Water System at øThe Landing at East Shoreö

Per the Development Agreement with Bob Terrell, the City will pay the cost of the water system installation. Motion by Moeller, second by Toms, to approve payment to Robert Terrell for the Water System at øThe Landing at East Shoreö in the amount of \$96,872. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried.

Caliber Concrete: Street Repairs

Per the settlement agreement with Caliber Concrete, the City is to release the retainage upon their mobilization to Lake View. Motion by Toms, second by Reis, to authorize the payment of retainage in the amount of \$16,312.78 to Caliber Concrete, LLC. Roll call vote: Ayes: Moeller, Reis, Toms. Nays: Steinkamp. Absent: Woltman. Motion carried.

Also per the settlement agreement with Caliber Concrete, additional work will be required if the sub-grade did not pass compaction testing. The Council considered a change order addressing the additional work and materials needed to address areas which did not pass testing. The total amount of the Change Order is \$13,508.

Motion by Reis, second by Toms, to enter into this change order to have Caliber Concrete, LLC perform street patching with needed sub-grade work including the installation of one sub-drain. Roll call vote: Ayes: Moeller, Reis, Toms. Nays: Steinkamp. Absent: Woltman. Motion carried.

Library Project

Motion by Moeller, second by Toms, to approve Change Order #10 for the Library addition project in the amount of \$368.00. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried.

Motion by Steinkamp, second by Reis, to approve the Final Pay Estimate to Leinen Construction in the amount of \$16,163.45. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried.

Hiring Camp Crescent Manager

Motion by Toms, second by Steinkamp, to approve Resolution # 20-53: "Resolution Hiring Camp Crescent Manager." Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried. Sandy Boeckman is hired as Camp Crescent Manager for the summer season, 2021.

Black Hawk Recreation Rentals: Bicycle Rentals

The City and Black Hawk Rentals had previously entered into a lease agreement allowing for the renting of canoes, kayaks, or other non-motorized boats. Sandy Boeckman would also like to rent bicycles. Motion by Toms, second by Moeller, to amend the agreement with Black Hawk Rentals to include the renting of bicycles. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried.

City Clerk/Administrator Report

Fire Department Meeting: The Fire Department will meet with the City Council and Trustees from townships served by the LVFD on Monday, November 30th at 7:00 p.m. Due to COVID-19, the meeting will be a videoconference over Zoom.

WQI grant: The City Clerk/Administrator discussed possible projects for a WQI grant application that is due on December 4th. No action was taken.

Curb & Gutter: The City Clerk/Administrator reported that Rich Auen was available to replace two section of curb & gutter yet this fall.

COVID-19: The Council discussed the Governor's proclamation regarding restrictions due to COVID-19. No action was taken.

Enter Closed Session per Iowa Code §21.5.1.j.

Motion by Moeller, second by Reis, to enter Closed Session per Iowa Code §21.5.1.j. Roll call vote: Ayes: Moeller, Reis, Steinkamp, Toms. Absent: Woltman. Motion carried. The Council entered closed session at 7:38 p.m.

Motion by Moeller, second by Reis, to re-enter open session. Roll call vote: Ayes: Moeller, Reis, Toms. Absent: Steinkamp, Woltman. Motion carried. The Council re-entered open session at 8:08 p.m.

Motion by Reis, second by Moeller, to adjourn. On vote: all ayes. Motion carried. Meeting adjourned at 8:08 p.m.

John Westergaard, Mayor

Scott Peterson, City Clerk/Administrator

