

NOTICE AND CALL OF PUBLIC MEETING

Governmental Body: Winterset City Council

Date of Meeting: May 16, 2016

Time of Meeting: 7:00 PM

Place of Meeting: City Hall

PUBLIC NOTICE IS HEREBY GIVEN that the above-mentioned governmental body will meet at the date, time and place above set out. The tentative agenda for said meeting is as follows:

AGENDA:

- 7:00 1. Call to order, Pledge of Allegiance, roll call, adopt agenda
- 7:00 2. Report from Madison County Development Group
- 7:10 3. Report from Winterset Municipal Utilities
- 7:20 4. Rezoning ordinance – Farmers & Merchants St. Bank property
- 7:30 5. Ordinance qualification for Boards & Commissions
- 7:40 6. Sewer Plant Project Pay Estimate No. 10 - \$111,240.25
- 7:50 7. Library Interior Re-utilization Project architect contract
- 8:00 8. North Stone Village Urban Renewal Area #2
 - resolution deleting property from North Stone Village urban renewal area
 - ordinance deleting property from North Stone Village TIF District
 - resolution setting date for public hearing to designate North Stone Village Urban Renewal Area #2
- 8:10 9. Plat of survey – Casper family
- 8:20 10. Plat of survey – Town Family Trust
- 8:30 11. Liquor license renewal – Fareway Store
- 8:35 12. Liquor license renewal – Pizza Hut
- 8:40 13. Administrator report
- 8:50 14. Claims
- 8:55 15. Minutes May 2nd meeting
- 9:00 16. Public comment
- 9:05 17. Adjournment

This notice is given pursuant to Chapter 28A, Code of Iowa and the local rules of said governmental body.

DATE POSTED: May 12, 2016

BY: _____

Title: City Administrator

City Council of the City of Winterset, Iowa met in regular session on May 16, 2016 in accordance with the above Notice and Call of Public meeting. The meeting was called to order by Mayor James C. Olson with the following members of the Council in attendance:

PRESENT: Mike Fletcher, Howard Harrell, Philip Macumber, Edmund Seaward, Scott Stover

ABSENT: None

The Mayor noted that High School student Kolt Kiburz was in attendance at the Council meeting this evening.

The Mayor called for any additions or deletions to the agenda. The Administrator stated that he revised the agenda to delete the two items under the No. 8 on the agenda deleting property from the North Stone Village. Council Member Macumber then made a motion to approve the revised agenda. Council Member Stover seconded the motion. Roll call vote:

AYES: Fletcher, Harrell, Macumber, Seaward, Stover

NAYS: None

Whereupon the Mayor declared that the motion carried.

The Mayor first recognized Tom Leners and asked for a report from the Madison County Development Group. Mr. Leners presented a written report to the Mayor and Council listing activities that he has been involved with during the past month. Mr. Leners went on to discuss several of the items in his report.

The Mayor then recognized Kendal Kerns from the Board of Trustees of the Winterset Municipal Utilities. Kendal Kerns reported that they are in discussions with SIRWA regarding water service along N 8th Avenue. He stated that he believes there are five water customers being served by SIRWA which are inside the City limits. Mr. Kerns also stated that CIPCO is planning to replace the transmission line through town. He stated that MidAmerican Energy is requesting improvements in the transmission line in order to deliver energy from the wind generators located in southern Madison County.

Mr. Kerns stated that the Board of Trustees has decided to change their monthly meeting to the third Wednesday of each month at 6:30 P.M. He stated that they will usually hold the meetings at the Electric Plant.

The Mayor stated that the next item on the agenda is further consideration of the rezoning ordinance for property owned by Farmers & Merchants State Bank. Following brief discussion, a motion was made by Council Member Seaward and seconded by Council Member Macumber for third reading and adoption of the proposed ordinance. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that Ordinance No. 598 ORDINANCE CHANGING ZONING CLASSIFICATION was duly adopted.

The Mayor stated that the next item on the agenda is further consideration of the ordinance changing the qualifications for City Boards & Commissions. Following a brief period of discussion, Council Member Harrell made a motion for second reading of the proposed ordinance. Council Member Stover seconded the motion. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the motion carried and directed that the Ordinance be given second reading at this time.

The Mayor stated that the next item on the agenda is consideration of the monthly pay estimate for the Sewer Plant Project. The Mayor stated that the Pay Estimate No. 10 provides for payment of \$111,240.25 to CL Carroll, the contractor. Following brief discussion, a motion was made by Council Member Macumber and seconded by Council Member Fletcher to approve the following resolution. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016-52

RESOLUTION APPROVING PAY ESTIMATE WASTEWATER TREATMENT FACILITIES IMPROVEMENT PROJECT

WHEREAS the City has previously entered into a contract with C.L. Carroll Co., Inc. for construction of the Winterset Wastewater Treatment Facilities Improvement Project; and

WHEREAS the contractor has submitted Pay Estimate No. 10 requesting payment in the amount of \$111,240.25; and

WHEREAS the Project Engineer from Veenstra & Kimm, Inc. has reviewed said pay estimate and has recommended approval of Pay Estimate No. 10.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Winterset, Iowa that Pay Estimate No. 10 providing for payment in the amount of \$111,240.25 to C.L. Carroll Co., Inc. for work completed on the Winterset Wastewater Treatment Facilities Improvement Project be hereby approved and that the City Administrator is hereby directed to issue payment to C.L. Carroll Co., Inc. in the amount of \$111,240.25

Passed and approved this 16th day of May, 2016.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator

The Mayor stated that the next item on the agenda is a contract for architectural services for the Library Interior Reutilization Project. The Mayor called upon Nancy Trask to discuss this matter further with the Council. Nancy Trask stated that the Library Board and the Library staff would like to realign the traffic flow inside the Library building. She stated that they had obtained advice and recommendations from Library consultant George Lawson on ways to better utilize the interior of the Library. She stated that the Library Board felt that the time to make these changes is when the carpet is being replaced, which is now fifteen years old.

The Administrator stated that the proposed contract is in the amount of \$29,000.00 with OPN Architects. He stated that \$100,000 for this project was budgeted in the fiscal year 2016-17 City Budget. Nancy Trask stated that the friends of the Library will contribute an additional \$50,000 to \$75,000 to complete this project.

Following a period of discussion, a motion was made by Council Member Harrell and seconded by Council Member Seaward to approve the following resolution. Roll call vote:

AYES: Seaward, Harrell, Macumber

NAYS: Stover, Fletcher

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016-53

RESOLUTION APPROVING CONTRACT
FOR CONSULTING SERVICES FOR
LIBRARY INTERIOR RE-UTILIZATION PROJECT

WHEREAS based on review and advice from Library consultant George Lawson, the Library Board of Trustees have determined that revisions to the interior of the Library should be made in order to better utilize the Library interior space; and

WHEREAS OPN Architects was asked to assist with the review of the Library interior and to design revision to the building to better utilize the Library interior space; and

WHEREAS OPN Architects has proposed a contract setting forth the consulting services they would provide for the Winterset Public Library Interior Re-Utilization Project.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Winterset, Iowa that the consulting contract with OPN Architects for design services and construction administration services for the Winterset Public Library Interior Re-Utilization Project is hereby approved.

Passed and approved this 16th day of May, 2016.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator

The Mayor called for a report on the North Stone Village Urban Renewal Area No. 2. The

Administrator stated that bond counsel has suggested that the City establish a separate urban renewal area in the North Stone Village area. He stated that this new urban renewal area would encompass the area of the North Stone Village Apartments and a proposed townhouse development adjacent to the east of the apartments. He stated that the first step of the process is to set a date for a public hearing on the question of establishing this urban renewal area. Following period of discussion, Council Member Seaward introduced the following resolution and moved for its adoption. Council Member Fletcher seconded the motion. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016-54

RESOLUTION SETTING DATE FOR A PUBLIC HEARING ON DESIGNATION
OF THE NORTH STONE URBAN RENEWAL AREA #2 AND ON URBAN
RENEWAL PLAN AND PROJECTS

WHEREAS, a proposal has been made which shows the desirability of designating a portion of the City of Winterset, Iowa (the "City") as the North Stone Urban Renewal Area #2 (the "Urban Renewal Area") for the facilitation of projects to promote economic development, pursuant to the provisions of Chapter 403, Code of Iowa; and

WHEREAS, under the proposal, the real property (the "Property") described on Exhibit A hereto would be designated as the Urban Renewal Area; and

WHEREAS, this City Council is desirous of obtaining as much information as possible from the residents of the City before making this designation; and

WHEREAS, a proposed urban renewal plan (the "Plan") has been prepared for the governance of projects and initiatives to be undertaken on the Property and which authorizes certain initial urban renewal projects to be undertaken in the Urban Renewal Area consisting of (i) providing tax increment financing support to North Stone Apartments, L.L.C. in connection with the development of low and moderate income housing and the construction of public improvements necessary for the development thereof; (ii) providing tax increment financing support to Corkrean Properties, L.L.C. in connection with the construction of public improvements related to the development of townhomes; and (iii) using tax increment financing to pave a portion of N. 8th Avenue situated on the Property; and

WHEREAS, it is now necessary that a date be set for a public hearing on the designation of the Urban Renewal Area and on the Plan;

NOW, THEREFORE, Be It Resolved by the City Council of the City of Winterset, Iowa, as follows:

Section 1. This City Council will meet at the City Hall, 124 W. Court Avenue, Winterset, Iowa, on June 20, 2016, at 7:00 o'clock p.m., at which time and place it will hold a public hearing on the designation of the proposed Urban Renewal Area described in the preamble hereof and on the proposed Plan for said Urban Renewal Area.

Section 2. The City Administrator shall publish notice of said hearing, the same being in the form attached to this resolution, which publication shall be made in a legal newspaper of general circulation in Winterset, which publication shall be not less than four (4) and not more than twenty (20) days before the date set for the hearing.

Section 3. Pursuant to Section 403.5 of the Code of Iowa, the City Administrator is hereby designated as the City's representative in connection with the consultation process which is required under that section of the urban renewal law.

Section 4. The proposed Plan is hereby submitted to the City's Planning and Zoning Commission for review and recommendations, as required by Section 403.5, Code of Iowa.

James C. Olson, Mayor

Attest:

Mark Nitchals, City Administrator

EXHIBIT A

NOTICE OF A PUBLIC HEARING ON DESIGNATION OF THE NORTH STONE
URBAN RENEWAL AREA #2, AND ON PROPOSED URBAN RENEWAL PLAN
AND PROJECTS

Notice Is Hereby Given: That at 7:00 o'clock p.m., at the City Hall, 124 W. Court Avenue, Winterset, Iowa, on June 20, 2016 the City Council will hold a public hearing on the question of designating as the North Stone Urban Renewal Area #2 (the "Urban Renewal Area"), pursuant to Chapter 403, Code of Iowa, the real property in the City of Winterset generally described as follows:

A part of the Southwest Quarter of the Southeast Quarter of Section 25, Township 76 North, Range 28 West of the Fifth Principal Meridian in the City of Winterset, Madison County, Iowa and more particularly described as follows:

Beginning at the Northwest Corner of North Stone Village Plat 3, an official plat; Thence North 89°10'11" West, 33.00 feet to the west line of said Southwest Quarter of the Southeast Quarter; Thence North 00°03'17" East along said west line, 244.57 feet to the Southwest Corner of Parcel "F" as shown on the Plat of Survey recorded in Book 2005 Page 4170; Thence South 89°44'22" East along the south line of said Parcel "F", 229.89 Feet to the Southeast Corner of said Parcel "F"; Thence North 00°33'19" East along the east line of said Parcel 'F' and the northerly extension thereof, 531.89 feet to the north line of said Southwest Quarter of the Southeast Quarter; thence South 89°42'33" East along said north line, 425.99 feet; thence South 00°16'53" West, 124.84 feet; thence South 89°43'07" East, 106.82 feet; thence South 00°16'53" West, 50.00 feet; thence southwesterly along a curve concave southeasterly whose radius is 25.00 feet, whose arc length is 39.03 feet and whose chord bears South 45°33'20" West, 35.19 feet; thence South 00°49'47" West, 583.92 feet to the Northeast Corner of street lot 'B', North Stone Village Plat 1, an official plat; thence North 89°10'11" West along the north line of said street lot 'B' and the north line of North Stone Village Plat 3, an official plat, 700.72 feet to the Point of Beginning and containing 10.19 acres (443,885 square feet).

The subject matter of the public hearing will also include a proposed urban renewal plan and projects for the Urban Renewal Area identified above, pursuant to Chapter 403, Code of Iowa, a copy of which plan is on file for public inspection in the office of the City Clerk.

The general scope of the proposed urban renewal plan, as more specifically described therein, includes the following:

Increasing the tax base and promoting economic growth in Winterset by encouraging economic development, constructing necessary public improvements and assisting private enterprise through tax increment financing incentives. The initial projects to be undertaken under the plan will consist of (i) providing tax increment financing support to North Stone Apartments, L.L.C. in connection with the development of low and moderate income housing and the construction of public improvements necessary for the development thereof; (ii) providing tax increment financing support to Corkrean Properties, L.L.C. in connection with the construction of public improvements related to the development of townhomes; and (iii) using tax increment financing to pave a portion of N. 8th Avenue situated in the Urban Renewal Area.

At the hearing any interested person may file written objections or comments and may be heard orally with respect to the subject matter of the hearing.

Mark Nitchals
City Administrator

The Mayor called for a report on the plat of survey for the Casper Family. The Administrator presented a copy of the plat of survey which is for property located at the

intersection of Highway 92/169. He stated that the purpose of the plat of survey is to facilitate the transfer of title. He stated that the property is currently owned by Robert M. Casper, John E. Casper and Dorothy Sue Baker. He stated that Robert M. Casper would be the sole owner of this parcel after the title transfer. The Administrator stated that Planning & Zoning Commission has met and recommended approval of this plat of survey and to stipulate that no building permits be issued for this property and that further subdivision of the property will be required. Following a period of discussion, Council Member Macumber made a motion seconded by Council Member Harrell to approve the following resolution. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016-55

RESOLUTION APPROVING PLAT OF SURVEY

WHEREAS there was filed in the office of the Zoning Administrator of the City of Winterset, Iowa, plat of survey of property owned by Robert Casper, John Casper and Dorothy Baker; and

WHEREAS the parcel of land comprising said plat of survey is described as follows:

Parcel 'H' - All that part of the Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 25, Township 76 North, Range 28 West of the 5th P.M., City of Winterset, Madison County, Iowa, more particularly described as follows:

Commencing at the Southeast Corner of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 25; thence N 89°45'11" W, along the South line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$, a distance of 1318.76 feet to the Southwest corner of said SE $\frac{1}{4}$ SE $\frac{1}{4}$; thence N 00°08'18" E, a distance of 126.21 feet, to the Southwest corner of Lot B in the North Stone Village Plat 4, an Official Plat in the City of Winterset, Madison County, Iowa; thence N 87°10'26" E, a distance of 33.14 feet, to the Southeast corner of said Lot B, also being the Point of Beginning; thence N 00°07'22" E, along the East line of said Lot B, a distance of 397.69 feet, to the Northeast corner of said Lot B; thence N 89°02'56" W, a distance of 33.00 feet, to the Northwest corner of said Lot B; thence N 00°08'18" E, along the West line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$, a distance of 100.00 feet; thence S 89°45'11" E, a distance of 549.81 feet; thence S 00°14'28" W, a distance of 118.16 feet; thence S 89°45'11" E, a distance of 270.42 feet; thence S 00°16'17" W, a distance of 203.05 feet; thence S 89°43'04" E, a distance of 395.12 feet, to a point on the West Right-of-Way line of U.S. Highway 169; thence S 00°19'33" W along said right-of-way line, a distance of 66.81 feet; thence S. 49°07'49" W, along said right-of-way line, a distance of 74.72 feet; thence S 87°09'32" W, along the North Right-of-Way line of U.S. Highway 169, a distance of 1126.49 feet, to the Point of Beginning. Said parcel contains 9.05 acres, more or less.

WHEREAS the Planning & Zoning Commission of the City of Winterset, Iowa, has reviewed said plat of survey and finds that the plat of survey conforms to the provisions of the land use plan and is in compliance with the Ordinances of the City of Winterset, Madison County, Iowa, and recommends that the plat of survey should be approved by the City Council of the City of Winterset, Iowa.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Winterset, Iowa:

1. The plat of survey on property owned by Robert Casper, John Casper and Dorothy Baker as described above is hereby approved.
2. Submittal of this plat of survey is to facilitate the transfer of title and the further subdivision of this parcel. As such, no building permits will be issued for this plat of survey until the subsequent submittal and approval of a subdivision plat.
3. The requirement of the Subdivision Ordinance of the City of Winterset, Iowa that certain improvements be constructed within said plat of survey is hereby waived.
4. The Zoning Administrator of the City of Winterset, Iowa, is hereby directed to certify this resolution which shall be affixed to said plat to the County Recorder which should be filed and recorded in connection therewith.

Passed and approved this 16th day of May, 2016.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator

The Mayor called for a report on the plat of survey for the Town Family Trust. The Administrator stated that this is for property located south of town along Carver Road. He stated that this property is located within the two-mile planning jurisdiction of City. He stated that Planning & Zoning Commission recently met and determined that this property is outside of the urban service territory designated in the comp plan and they are recommending approval of the plat of survey. A motion was then made by Council Member Stover and seconded by Council Member Seaward to adopt the following resolution. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016 - 56

RESOLUTION APPROVING PLAT OF SURVEY

WHEREAS there was filed in the office of the Zoning Administrator of the City of Winterset, Iowa, plat of survey of property owned by Town Family Trust; and

WHEREAS the parcel of land comprising said plat of survey is described as follows:

Parcel 'J' of Parcel 'H' - All that part of Parcel 'H' as filed in Book 2016, Page 1038 in the Madison County Recorder's Office, being a part of the Northeast Quarter of the Southeast Quarter of Section 11 and the Northwest Quarter of the Southwest Quarter of Section 12, all in Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:

Beginning at the Northwest Corner of the Northwest Quarter of the Southwest Quarter of Section 12, Township 75 North, Range 28 West of the 5th P.M., Madison County, Iowa, thence South 89°19'15" East 796.52 feet along the North line of said Northwest Quarter of the Southwest Quarter to the centerline of a County Road; thence Southwesterly 155.62 feet along a 2291.86 foot radius curve concave Southeasterly with a 155.59 foot chord bearing South 32°03'37" West; thence South 25°38'20" West 370.26 feet; thence Southwesterly 646.86 feet along a 594.94 foot radius curve concave Northwesterly with a 615.47 foot chord bearing South 56°47'12" West; thence South 87°56'06" West 43.28 feet to a point on the West line of the NW ¼ of the SW ¼; thence North 00°19'03" East, along the West line of the NW ¼ of the SW ¼, a distance of 813.80 feet to the Point of Beginning containing 10.38 acres including 0.90 acres of County Road right-of-way.

WHEREAS the Planning & Zoning Commission of the City of Winterset, Iowa, has reviewed said plat of survey and finds that the plat of survey conforms to the provisions of the land use plan and is in compliance with the Ordinances of the City of Winterset, Madison County, Iowa, and recommends that the plat of survey should be approved by the City Council of the City of Winterset, Iowa.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Winterset, Iowa:

1. The plat of survey on property owned by Town Family Trust as described above is hereby approved.
2. The requirement of the Subdivision Ordinance of the City of Winterset, Iowa that certain improvements be constructed within said plat of survey is hereby waived.
3. The Zoning Administrator of the City of Winterset, Iowa, is hereby directed to certify this resolution which shall be affixed to said plat to the County Recorder which should be filed and recorded in connection therewith.

Passed and approved this 16th day of May, 2016.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator

The Mayor stated that the City has received an application for renewal of the liquor license for the Fareway Store. It was reported that the Police Department has not had any compliance problems at this business. A motion was then made by Council Member Harrell and seconded by Council Member Stover to approve the following resolution. Roll call vote:

AYES: Seaward, Stover, Fletcher, Harrell, Macumber

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016 - 57

RESOLUTION APPROVING APPLICATION FOR
ALCOHOLIC BEVERAGE LICENSE

WHEREAS, there is now on file in the office of the City Administrator, an application for a Class E liquor license filed by Fareway Stores Inc. and a fee to the Iowa Department of Commerce, Alcoholic Beverages Division plus \$300 local fee, and

WHEREAS, after due investigation and consideration of said matter, it is considered that such application should be granted and recommendation be made that such license should be granted.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Winterset, Iowa that the application of Fareway Stores filed a Class E liquor license is hereby approved and it is recommended that such license be granted.

Passed and approved this 16th day of May 2016.

James C. Olson, Mayor

ATTEST

Mark Nitchals, City Administrator

The Mayor stated that the next item on the agenda is consideration of renewal of the liquor license for the Pizza Hut. It was reported that the Police Department did not have any compliance problems at this business. A motion was made by Council Member Harrell and seconded by Council Member Macumber to approve the following resolution. Roll call vote:

AYES: Fletcher, Harrell, Macumber, Seaward, Stover

NAYS: None

Whereupon the Mayor declared that the following resolution was duly adopted.

RESOLUTION NO. 2016 - 58

RESOLUTION APPROVING APPLICATION FOR
ALCOHOLIC BEVERAGE LICENSE

WHEREAS, there is also on file in the office of the City Administrator an application for a Class B beer permit filed by Comes Investments Inc., d/b/a, Pizza Hut accompanied by a fee to the Iowa Department of Commerce, Alcoholic Beverages Division; and

WHEREAS, after due investigation and consideration of said matter, it is considered that the application should be granted and recommendations be made that the permit be granted.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Winterset that the application of Comes Investments Inc. d/b/a, Pizza Hut Inc. for a Class B beer permit is hereby approved and it is recommended that such license be granted

Passed and approved this 16th day of May 2016.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator

The Mayor called upon the Administrator to present his report at this time. The Administrator reported that a settlement has been reached in the worker compensation case involving a City employee. He stated that one condition of this settlement was the termination of employment. The Administrator stated that they are advertising for the job opening, with applications being accepted through May 27th. He stated that it may take most of a month before a new employee is on the job.

The Administrator stated that the engineers from Snyder & Associates are nearly completed with preparation of plans for extending the paving and storm sewer on N. 8th Avenue, adjacent to the proposed North Stone apartment project. He stated that the plans now call for about 500 feet of storm sewer pipe, about half of what the plans first called for. The Administrator stated that he was approached by John Hutchison about paving some additional length on 8th Avenue in order to extend the paving past his driveway. He stated that it would take require about 50 to 60 feet of additional paving to get past this driveway. He stated that the estimated cost of this extension is about \$5,600. He stated that this should be assessed as a voluntary special assessment to Mr. Hutchison.

The Administrator reported that the Fire Chief has been contacted by the Township Trustees of Monroe Township about providing fire protection. He stated that this Township has a contract with the City of Lorimor which is expiring on June 30th, and they would like to contract with Winterset for fire protection service.

The Mayor called for a report on the claims. Council Member Seaward stated that he reviewed the claims and moved to approve the following list of claims. Council Member Stover seconded the motion. Roll call vote:

AYES: Fletcher, Harrell, Macumber, Seaward, Stover

NAYS: None

Whereupon the Mayor declared that the motion carried.

GENERAL

POLICE:

911 Custom, flares	155.43
CenturyLink, phone service	411.25
Iowa Co Attorneys Assoc, reg	130.00
Madison Co Tire, tire repairs/tires	599.68
Madison Co Treasurer, gasoline	637.33
Payroll Account, salaries	14,493.03

FIRE:

CenturyLink, phone service	106.22
Danko Emergency Equip Co., safety boots	267.59
Iowa State University, cert fee	50.00
Keltek Inc., pager belt clip	115.00
R & B Tire & Auto, truck repairs	582.25
Ross Nicholl, reimb office supplies	21.19
Simon Welding, truck repairs	61.04
Verizon, cellular service	23.63
Winterset Municipal Utilities, utilities	234.04
Winterset Oil Co., gasoline	43.69

ADMINISTRATION:

Flander, Casper & Rosien, atty fees	690.00
Payroll Account, salaries	4,246.03
Winterset Madisonian, pub	458.67
<u>ANIMAL CONTROL:</u>	
Payroll Account, salaries	56.22
Winterset Veterinary Center, impound fee	250.18
<u>BUILDING INSPECTOR:</u>	
Agriland FS Inc., gasoline	63.01
Payroll Account, salaries	1,211.25
<u>TRANSFERS:</u>	
DS/2012 GO Bond Fund, debt service transfer	24,067.06
GARBAGE FUND	
<u>SOLID WASTE/GARBAGE:</u>	
Payroll Account, salaries	619.24
Payroll Account, benefits	100.49
INTERNAL SERVICE FUND	
<u>ADMINISTRATION:</u>	
Ahlers & Cooney, labor atty	75.00
Authorize.net, ACH fees	42.80
Brandy Decker, cleaning service	200.00
Card Services, internet	239.40
CenturyLink, phone service	434.13
Employee Nenefit Systems, HRA admin fees	277.20
Iowa Workforce Development, elevator inspection	175.00
Quill Corp, office supplies	24.46
Total Admin Services, flex admin fees	258.58
WorldPay US Inc., CR/DB fees	3,030.80
ROAD USE TAX	
<u>ROADWAY MAINTENANCE:</u>	
Agriland FS Inc., gasoline	493.46
Breedings Hardware, hdw supplies	93.98
Brittains Std Parts, truck repairs/hdw supplies	130.38
CenturyLink, phone service	194.45
Doc's Soft Water, office supplies	5.50
DS/2012 GO Truck Bond, debt service transfer	71,667.56
EMC Insurance Co., work comp settlement	10,000.00
Family Center, gloves/hdw supplies	177.38
Farmers Electric Coop Inc., utilities	203.42
Martin Marietta Agg, rock	99.91
Payroll Account, salaries	7,194.51
R & B Tire & Auto, tire repair	30.00
Waste Mgmt of Iowa, garbage service	65.00
Winterset Oil Co., gasoline	870.62
SEWER UTILITY FUND	
<u>SANITARY SEWER:</u>	
Breedings Hardware, hdw supplies	11.99
Brittains Std Parts, truck maint	87.42
CenturyLink, phone sevice	220.82
DS/2011 GO Bond, debt service transfer	105,892.50
DS/2012 GO Bond, debt service transfer	106,522.50
Family Center, testing supplies	15.00
Hawkins Inc., chemicals	1,376.20
Iowa Environmental Services, air quality test	565.00
Iowa Pump Works Inc., pump repairs	21,335.21
J & L Sanitation, garbage service	140.00
Payroll Account, benefits	1,196.96
Payroll Account, salaries	7,368.42
R & B Tire & Auto, tire repairs	73.00
Spee-Dee Delivery Service Inc., shipping	93.64
Winterset Oil Co., gasoline	236.29
HOUSING PROJECT FUND	
<u>HOUSING PROJECT:</u>	
South Central Iowa Landfill, landfill fees	10.00
LOCAL OPTION SALES TAX	
<u>TRANSFERS:</u>	
DS/2011 GO Bond, transfer	181,328.75

TAX INCREMENT FINANCING

<u>TRANSFERS:</u>	
DS/2012 GO Bond Fund, transfer	286,313.04
DS/2015 GO Bond Fund, transfer	355,450.00
<u>ECONOMIC DEVELOPMENT:</u>	
Agriland FS Inc., TIF tax rebate	29,156.00
Agrivision Group LLC, TIF tax rebate	5,136.00
Randall L Simon, TIF tax rebate	3,494.50
NORTHSTONE VILLAGE TIF	
<u>TRANSFERS:</u>	
DS/2012 GO Bond Fund, transfer	1,767.50
DS/2011 GO BOND FUND	
<u>SWIMMING POOL:</u>	
Bankers Trust Co., bond redempt/interest/reg	181,328.75
<u>SANITARY SEWER:</u>	
Bankers Trust Co., bon redempt/interest	105,892.50
DS/2012 GO BOND FUND	
<u>FIRE:</u>	
Bankers Trust Co, bond redempt/interest	37,026.25
<u>ROADWAY MAINTENANCE:</u>	
Bankers Trust Co., bond redempt/interest/reg fee	352,475.00
<u>STORM SEWER:</u>	
Bankers Trust Co., interest	2,271.25
<u>ECONOMIC DEVELOPMENT:</u>	
Bankers Trust Co., interest	1,767.50
<u>SANITARY SEWER:</u>	
Bankers Trust Co., bond redemption/interest	106,522.50
DS/2015 GO BOND	
<u>POLICE:</u>	
Bankers Trust Co., bond redempt/interest	10,500.00
<u>ROADWAY MAINTENANCE:</u>	
Bankers Trust Co., bond redempt/interest/reg fee	420,375.00
<u>SIDEWALK:</u>	
Bankers Trust Co., bond redempt/interest	20,650.00
<u>LIBRARY:</u>	
Bankers Trust Co., bond redempt/interest	215,375.00
DS/2012 GO TRUCK BOND FUND	
<u>ROADWAY MAINTENANCE:</u>	
F & M State Bank, bond redempt/interest	80,320.00
PAVING PROJECT FUND	
<u>TRANSFERS:</u>	
Downtown Improvement Project, transfer	16,202.85
Sidewalk Project Fund, transfer	35,289.00
Special Assessment Fund, transfer	23,000.00
TRUST & AGENCY	
<u>POLICE:</u>	
Payroll Account, benefits	2,498.03
<u>ADMINISTRATION:</u>	
Payroll Account, benefits	889.57
<u>ROADWAY MAINTENANCE:</u>	
Payroll Account, benefits	1,159.46
<u>Receipts for previous month:</u>	
General Fund -	\$636,325.08
Special Revenue Fund -	\$279,364.02
TIF Special Revenues Funds	\$394,820.61
Debt Service Funds -	\$138,782.24
Capital Project Funds -	\$0.00
Enterprise Funds -	\$115,567.28

The Mayor stated that the minutes of the May 2, 2016 City Council meeting were previously distributed to the Council Members for their review. A motion was made by Council Member Seaward and seconded by Council Member Macumber to approve the minutes as submitted. Roll call vote:

AYES: Fletcher, Harrell, Macumber, Seaward, Stover

NAYS: None

Whereupon the Mayor declared that the motion carried.

The Mayor noted that Trevor Bindle had signed up for public commit. Trevor Bindle addressed the Mayor and Council and stated that he wants to know how long the City Council is going to let this situation go on at the Fire Department. A period of general discussion then followed.

A motion was then made by Council Member Harrell and seconded by Council Member Stover to adjourn the meeting. Roll call vote:

AYES: Fletcher, Harrell, Macumber, Seaward, Stover

NAYS: None

Whereupon the Mayor declared that the motion carried and the meeting was now adjourned.

James C. Olson, Mayor

ATTEST:

Mark Nitchals, City Administrator