

**MCGREGOR CITY COUNCIL
REGULAR MEETING
JUNE 20, 2018 6:30 P.M.**

The MCGREGOR CITY COUNCIL met in Regular Session at 6:30 p.m. on **Wednesday, June 20, 2018** at City Hall with Mayor Brooks presiding. The meeting was called to order at 6:30 p.m. Mayor Brooks led the Pledge of Allegiance. Council members present: Echard, Halvorson, Muehlbauer, and Hallberg.

Hallberg moved, seconded by Halvorson to approve the Consent Agenda by one motion a) Agenda as listed b) Regular Meeting minutes May 16, 2018 c) Bills and Claims as presented for period May 17, 2018 through May 16, 2018 City- \$364,879.89, Library - \$5,628.42, May 2018 Revenues - \$141,295.52 May 2018 Expenses - \$174,886.06 d) Treasurer's Report for May, 2018 e) Cigarette Permit Renewal, Kwik Star f) Board Appointments – Library Board – Neil Dodgen and Michael Hammer - Terms Ending 06-30-2024, Police Commission – Jason Echard - Term Ending June 30, 2020. Roll call vote: Ayes – All. Motion carried.

Hearing of Delegations: No comments received

Police Report – Officer Steve Finney was present to introduce new full-time officer Marcus Ploessl. Officer Finney will be conducting tobacco compliance checks.

Mayor Brooks opened a scheduled public hearing to take comments regarding on the Proposed Conveyance of Property. The conveyance is for the purpose of rehabilitating the former Sullivan Opera House located on the property. No comments were heard at city hall or at the hearing and the hearing was closed.

Duane Boelman, Economic Development Lead, introduced Dominic Sparrgrove who will be developing the Sullivan Opera House. He explained plans for apartments, museum expansion and retail areas. The Community Catalyst grant was obtained to assist with development costs. Planning for the start of work is underway.

Claudia McCalley from the 5C Coalition (Clayton County Community Collaboration Council) was present to provide the council an overview of what the organization is working on and explain the resources it has available. A list of those resources was provided to the city clerk to share with organizations that might benefit from their use. 5C's mission is to reduce underage alcohol and tobacco use.

Discussion took place regarding Lot 3 in Ohmer Subdivision where an abandoned sewer main and manhole were unearthed during construction activities by the owner. Curt Bucknell, contractor for Craig Watson, presented a request for payment of expenses incurred during excavation and for removal of the manhole and pipe. Total requested was \$4,893. After lengthy consideration Halvorson moved to pay \$3,610 to assist with cost of removal and changes in

footings. Motion died for lack of a second. Hallberg moved, seconded by Halvorson to pay \$4,000 towards expenses. Roll call vote: Ayes – all. Motion carried. Roland Clinton was present to address the concerns that are included as contingencies in his offer to purchase lot 4 in Ohmer Subdivision. With the abandoned line now having been researched the council is aware that the manholes and line on the remaining two lots must be addressed when the lots close and are willing to work with the buyer. Muehlbauer moved, seconded by Hallberg to approve the purchase agreement with a closing date of September 18, 2018. Roll call vote: Ayes – all. Motion carried. Hallberg moved, seconded by Muehlbauer to approve the listing agreement with Allen Realty for Lot 19 which was recently returned to city ownership. Roll call vote: Ayes – all. Motion carried.

Hallberg moved, seconded by Echard to approve Resolution 01-06-2018 Approving disposition of Urban Renewal Property, Approving Development Agreement and Approving Minimum Assessment Agreement for the Sullivan Opera House. Roll call vote: Ayes – all. Motion carried. Muehlbauer moved, seconded by Echard to approve Resolution 02-06-2018 Proposing Disposal of Real Property and Setting Public Hearing Date for July 18, 2018 at 6:30 p.m. (Davies) Roll call vote: Ayes – all. Motion carried. Echard moved, seconded by Muehlbauer to approve Resolution 03-06-2018 Setting 2018-2019 Wages. Roll call vote: Ayes – all. Motion carried. The increase was for 3% with additional increases for Boelman and Sinclair for past performance. Halvorson moved, seconded by Hallberg to approve Resolution 04-06-2018 Approving Watson Indemnification and Hold Harmless Agreement (Lot 3 Ohmer). Roll call vote: Ayes – all. Motion carried. Hallberg moved, seconded by Echard to approve Resolution 05-06-2018 Approving the Source Water Protection Plan. Roll call vote: Ayes – all. Motion carried. Muehlbauer moved, seconded by Hallberg to approve Resolution 06-06-2018 Approving IDOT Agreement for Tree Clearing – Highway 76. Roll call vote: Ayes – Echard, Hallberg, Muehlbauer. Nays – Halvorson. Motion carried.

Council discussed cost share with MMU for the IDOT tree clearing project along Highway 76 between towns. The project will remove trees from the highway right of way that are in danger of falling on power lines and on the highway. MMU has two sections of line that go up the hill to the Heights and also follow the highway north towards Marquette. The project will benefit MMU crews as well as the city crew by reducing damages caused during storms. Muehlbauer moved, seconded by Echard to prepare an agreement for a 50% cost share of the final costs assigned to McGregor (based on actual contract cost) with MMU. Roll call vote: Ayes – all. Motion carried. Muehlbauer moved, seconded by Halvorson to set a hearing date on July 18, 2018 at 6:30 p.m. on Proposed Contract Documents, Plans, Specifications and Reconstruction Plans for the Pedestrian Bridge. Roll call vote: Ayes – all. Motion carried.

Halvorson moved, seconded by Echard to approve Final Pay Request on Loan #3 Owner Occupied Housing Rehabilitation program – Meuser Lumber - \$5,981.00. Roll call vote: Ayes – all. Motion carried. Council considered the following requests to use city property: McGregor Marquette Chamber of Commerce – Road Guardians Street Dance Triangle Park area– July 20, 2018, Stilettos on Steel Motorcycle Run July 28, 2018, parking lot B street and Main, Hole in the

Sock Gang Street Theater – Triangle Park area last Saturday of each month June – October, Silver Dollar Saloon – small parking lot east of saloon Saturday and Sundays June 23 – July 15, 2018 – outdoor music/events. Muehlbauer moved, seconded by Echard to approve the four requests by one motion. Roll call vote: Ayes – all. Motion carried.

Muehlbauer moved, seconded by Halvorson to accept a funding offer from IDOT for city bridge funding for the 6th Street over Drainage. The city would be responsible for 20% of the costs or replacement and have a completion time line within three years of signing the agreement. Roll call vote: Ayes – all. Motion carried. Previous cost estimates will be updated and submitted to the IDOT. Council reviewed the chamber's quarterly progress report. Council discussed infrastructure project planning for sewer/water/streets for 2019 for coordination with MMU. Projects sighted were 2nd St., Ash Street from Weller's to Anne St., and West Spring St. Muehlbauer moved, seconded by Echard to direct the clerk to contact MMU and to begin planning process for these projects. Roll call vote: Ayes – all. Motion carried.

Hallberg moved, seconded by Echard to approve minor revisions to the Street Superintendent / Wastewater Operator job description. Roll call vote: Ayes – all. Motion carried. Council reviewed an offer of employment compiled by the personnel committee for the Street Superintendent/Wastewater Operator. Three candidates were interviewed with candidate B the first choice. Halvorson moved, seconded by Hallberg to offer the position to candidate B with a starting wage of \$19.00 per hour with the standard benefits available and a supplemental one week of vacation after 90 day probationary period. Candidate C will be the alternate candidate should B not accept the position. Roll call vote: Ayes – all. Motion carried. Echard moved, seconded by Hallberg to approve hiring a seasonal part-time person to water the newly planted trees and park flowers for 10 – 15 hours per week @ \$8.00 per hour through fall. Roll call vote: Ayes – all. Motion carried.

Sander reported to the council that the office has completed review and revision of the census address listing and returned for verification. Sunday, July 15, 2018 has been set to hold a community potluck at Turner Park. The event will also feature one of the city sponsored music in the park musicians. The potluck is being held near the one year anniversary of the July 19, 2017 tornado. There will be no program and more details will be forthcoming with anyone interested welcome to attend. Mayor Brooks made the recommendation that the council complete a job evaluation for the city administrator in the near future. Complications with the city crew and MMU have gotten out of hand. Following his comments, Mayor Brooks unexpectedly read a letter of resignation with an effective date of June 22, 2018. His letter indicated family and work obligations as requiring more of his time. Council thanked him for his service to the community.

With business concluded, Echard moved to adjourn the meeting. Seconded by Halvorson. Ayes – All. Meeting adjourned.

Harold W. Brooks
Mayor

Attest:

Lynette L. Sander
City Administrator