

West Liberty City Council Meeting Minutes 8/2/2022

Meeting Agenda

Meetings will be recorded: cityofwestlibertyia.org

Mayor Pro Tem Dominguez called the meeting to order at 7:30pm by roll call vote. Council Members in attendance: Jose Zacarias, Cara McFerren, Omar Martinez, and Dana Dominguez. Absent Mayor McCullough. Staff members in attendance: City Manager Haugland, Deputy Clerk Hoffert and City Clerk Geertz. City Council approved the 08/2/2022 agenda by motion to amend adding an event request by West Liberty Area Arts Council for the Music in the Park Series: McFerren/Zacarias: 4-0.

City Council approved the following items on the consent agenda: Martinez/Zacarias: 4-0

- City Council Meeting Minutes 07-19-2022
- City Council Meeting Minutes 07-22-2022
- City Council Meeting Minutes 07-25-2022
- City Clerk/Treasurer Report May 2022

City Council approved the Vendor Voucher Claims List in the amount of \$336,801.14: McFerren/Martinez: 4-0

Mayor Pro Tem Dominguez called for Public Comments to be addressed to City Council. Members of West Liberty Community Excucha Mi Voz addressed Council asking for communication and decision for the ARPA funds to be allocated to individuals of the organization. Communication has not been received from the City Leadership and the organization's members demanded answers along with approval of the funds. Mayor Pro Tem communicated there has been absences, change over, and other priorities that have taken place over meeting to discuss the funding options. City Leaders will continue to work towards communication and decision-making regarding the ARPA funds. The City Leaders are currently awaiting additional information pertaining to the legalities of the funding of organizations that does not encompass the entire community.

In addition, other members expressed their concerns and frustration with the August billing. Individuals believe the billing is extremely high and have concerns as to how they will afford payment. City Clerk Geertz communicated with assistance by Deputy Clerk Hoffer that the bills are based on the customer's consumption of the utility. Due to longevity of hot weather this summer this has increased the demand for electricity and water. In addition, the \$4.00 residential storm water fee and garbage rates are included. City Leadership has asked staff to see if there is educational information that can be provided to assist customers to understand billing and review an additional extension. Utility Customers can reach out to City Hall Staff to discuss billing and options. The city purchases power from an electric grid through a pool of other municipalities, the cost to produce the electricity has increased due to increased demand due to weather and high fuel costs. The city staff will work to provide more information to best explain the billing. This billing is like the high bills in summer of 2020, as the power and water use was high due similar weather conditions.

City Council approved the West Liberty Area Arts Council event request for use of Ron De Voo Park, power, garbage, parking space closure and police during the August Friday night events. Zacarias/McFerren: 4-0

City Council approved by roll call vote Ordinance 01-20220719 second reading to include motion to waive the third and final reading, Ordinance 01-20220719: Providing for the Division of Taxes Levied on Taxable Property in the July 2022 Addition to the West Liberty Urban Renewal Area, Pursuant to Section 403.19 of the Code of Iowa". Roll Call Vote: McFerren/Zacarias: Yes: Zacarias, McFerren, Martinez, and Dominguez: No: 0 passed 4-0.

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City Council approved by roll call vote: Resolution 20220802-06 A Resolution Authorizing Development Agreement with SGA Construction, Inc in the amount of \$200,000: McFerren/Zacarias: Yes: Zacarias, McFerren, Martinez, and Dominguez: No: 0 passed 4-0. Discussion- TIF funds will be certified for internal reimbursement to the City for the project.

City Council approved by roll call vote: Resolution 20220802-07 A Resolution Approving a Grant Agreement Between the Iowa Economic Development Authority and City of West Liberty for the Purpose of Award 22-APRDH-060 in the Amount of \$200,000 for property owned by Brooke Ventures at 317 Spencer Street, West Liberty: McFerren/Zacarias: Yes: Zacarias, McFerren, Martinez, and Dominguez: No:0 passed 4-0.

City Council amended the West Liberty Electric Customer Service Rules, Section 5: Disconnection of Service: by consent vote: Zacarias/McFerren 4-0.

5.4 Any service that is disconnected for more than 180 days, no matter the cause of the disconnection, shall be inspected by the City of West Liberty prior to reconnection. The existing service shall be upgraded to current codes, including the installation of disconnect behind the meter by the Customer before service is reconnected. All costs associated with the inspection shall be paid by the Customer.

City Council Set the Date for a Special City Council Meeting for Friday, August 5, 2022, at 10:00am to Appoint an Individual to the City Council Vacant Seat by Resolution 20220805-10: Zacarias/Martinez: 4-0.

City Council approved to file and received: Docket No. CWA 07-2017-0208 US EPA -Region 7 Report by Veenstra and Kimm, INC: Martinez/McFerren: 4-0.

City Council set the date for a Public Hearing on August 16, 2022, to Amend the Stormwater Utility Ordinance at 7:30pm: Zacarias/McFerren:4-0. Amendment will correct utility billing description for billing individual utility customers.

City Council approved to set the date for a Public Hearing on August 16, 2022, to Amend the Golf, ATV, UTV All-Terrain Vehicle Ordinance at 7:30pm: Removal of the ATV/UTV city code to follow directly under the State of Iowa Code.

City Council set the date for a City Council Work Session on August 16, 2022, at 6:30pm: Martinez/McFerren: 4-0

City Engineer Leo Foley of Veenstra and Kimm provide the following project updates: Well #2 report has been fully completed with the DNR. City has been working with West Liberty Foods on behalf of a biosolids methane project, to include a feasibility grant. City and WLF are interested in partnering to reduce and eliminate the bio solids treatment and create energy from the biproduct by high strength methane gas. Maxson/Rainbow Street project planning is nearly completed, there is just street lighting discussion in need of being held with City for the project. Construction would look to begin in the spring of 2023 if all planning can be completed soon. Council could discuss lighting options at the August 16th work session.

Haugland provided in addition to staff notes, work continues at Wapsi Park on the existing court being hauled a way to make room for the mini pitch project.

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Special Committee Task Force Fire and EMS Service: Meeting update from August 01, 2022, Mayor Pro Tem, and Council Member McFerren as committee members provided an update from the meeting. A presentation was viewed about 28E Agency makeup and agreements by the committee members. The information was presented by Eric Christensen. Committee then discussed the next steps would be to continue the 28E Agency review by collecting more data, identifying a timeline and prepare to bring information to Council and Rural Trustee Board. McFerren and Dominguez communicated the meeting was good and presents a good path forward.

Katherine McCullough, Mayor

Attest:

Lee Geertz, City Clerk