

Mayor Kidd opened a public hearing at 7:00 pm on October 12, 2021 as advertised for the purpose of hearing comments on Plans and Specifications, Proposed Form of Contract, and Estimate of Cost for construction of the Walnut Street Streetscape Phase 1 Construction Project. He asked for written comments, there were none. He asked for oral comments: Bob Haxton stated his concerns regarding the project. Julie Becker stated her concerns on the public hearing process and with the project. Meg Dickinson stated her support for the project. Mayor Kidd closed the public hearing at 7:06 pm.

Mayor Kidd opened a public hearing at 7:06 pm on October 12, 2021 as advertised for the purpose of hearing comments on Ordinance No. 556 – amending City Code Section 165.27 by modifying the requirements for constructing fences and walls and requiring certain permits. He asked for written comments, there were none. He asked for oral comments: Julie Becker stated her concern regarding the process. Mayor Kidd closed the public hearing at 7:10 pm.

Mayor Kidd opened a public hearing at 7:10 pm on October 12, 2021 as advertised for the purpose of hearing comments on a proposed West Urban Renewal Area in the City of Dallas Center, State of Iowa. He asked for written comments, there were none. He asked for oral comments: Bob Haxton and Julie Becker stated their support of the West Urban Renewal Area. Mayor Kidd closed the public hearing at 7:13 pm.

Mayor Kidd opened a public hearing at 7:13 pm on October 12, 2021 as advertised for the purpose of hearing comments on the adoption of the proposed Code of Ordinances of the City of Dallas Center, Iowa. He asked for written comments, there were none. He asked for oral comments, there being none he closed the public hearing at 7:13 pm.

The Dallas Center City Council met in regular session October 12, 2021 at 7:13 pm. Mayor Kidd called the meeting to order and led the Pledge of Allegiance. Council members present included Amy Strutt, Ryan Kluss, Ryan Coon and Danny Beyer. Curt Pion was present via Zoom/telephone.

Motion by Kluss, 2nd by Coon to approve agenda. Motion passed 5-0.

Public Communications and Concerns

Bob Haxton-stated he does not support residential lot changes

Bob King-thanked city staff for the work on required policies for the federal grant for storm sirens

Julie Becker-stated multiple concerns

Meg Dickinson-stated her concern with public decorum at the council meetings

Linda Licht-stated her concern regarding two citizens and asked for any assistance from the council

Motion by Beyer, 2nd by Kluss to approve consent agenda [approve minutes of September 14th council meeting; September Treasurer's Report, Balance Sheet and Budget Report; September Law Enforcement, Fire/Rescue, Compliance and Water Reports; approve sidewalk reimbursement for 1221 Maple Street in the amount of \$312; approve Seasonal Fun Committee's Street Closing Request for Beggar's Night on October 30th; approve hiring Sheila Miller as a part-time library associate at \$12/hr. effective October 16th, pending background check; approve hiring Bart Weller as a temporary fill-in public works employee at \$20/hr. effective November 1st – March 31st; approve invoices for payment (review committee Kluss and Strutt)]. Motion passed 5-0.

Public Safety Committee

Committee update-Pion gave an overview of the 4-way stop discussed by the committee.

Motion by Pion, 2nd by Beyer directing Attorney Brown to draft an ordinance to add 4 stop signs at the intersection of and Linden and 13th Street. Ayes-Beyer, Coon, Strutt and Pion. Nay-Kluss Motion passed 4-1.

Motion by Kluss, 2nd by Beyer directing Attorney Brown to draft an ordinance to change the speed limit on 13th Street to 25 mph until past the elementary school. Motion passed 5-0.

Motion by Pion, 2nd by Coon directing Attorney Brown to draft an ordinance to allow parking on the south side of Linden Street from 9th Street to Fair View Drive. Motion passed 5-0.

Motion by Beyer, 2nd by Pion to approve Ordinance No. 558 – to replace the current yield sign with a stop sign at the intersection of Circle Drive and Vine Street; changing no parking on the east side of Fair View Drive from Sugar Grove Avenue to Vine Street, to “from Sugar Grove Avenue to Sycamore Street”; and adding no parking on the east side of Fair View Drive from the center of Linden Street to 70 feet north, first reading. Roll call all ayes, motion passed.

Motion by Kluss, 2nd by Beyer to approve Resolution 2021-59 – approving updated Memorandum of Understanding with Polk County Sheriff’s Office on the use of Central Iowa Regional Public Safety Communications System. Ayes-Beyer, Coon, Strutt and Kluss. Abstain-Pion. Motion passed 4-0.

Pion left the meeting at 7:38 pm.

Library Director Cory-Shivvers gave the Library’s annual report to Council. She stated attendance numbers are down due to the pandemic and the construction project.

Walnut Street Streetscape Phase 1

ISG Landscape Architect Nathan Gruver stated only two bids were received: Alpha Landscapes in the amount of \$156,920 and Minturn, Inc in the amount of \$138,770. He stated they were hoping for 5-6 bidders but the timing was not ideal. Gruver suggests rejecting the bids, looking at other bidding strategies including breaking the project into two or more projects and rebidding after the first of the year.

Motion by Kluss, 2nd by Coon to accept ISG’s recommendation to reject all bids and rebid the project after the first of the year. Motion passed 4-0.

Plan and Zoning Commission

Council received the Commission’s September report.

Motion by Kluss, 2nd by Strutt to approve Ordinance No. 556 – amending Code Section 165.27 by modifying the requirements for constructing fences and walls and requiring certain permits, first reading. Roll call all ayes, motion passed.

Motion by Beyer, 2nd by Coon to waive the 2nd and 3rd readings of Ordinance No. 556 making it effective upon publication. Roll call all ayes, motion passed.

Danny Beyer brought up the stormwater regulations in new developments and possible referral to Plan and Zoning Commission. Bob Veenstra stated that this issue is addressed in the code twice (in the subdivision ordinance and the site plan ordinance). Motion by Beyer, 2nd by Coon to refer this subject to Planning and Zoning for additional research. Motion passed 5-0.

West Urban Renewal Plan

Mayor Kidd reported no other entities showed up for the consultation meeting with affected taxing authorities.

Council received Plan and Zoning Commission’s Report determining the proposed Plan is in conformance with the general plan for development of the City.

Motion by Kluss, 2nd by Strutt to approve Resolution 2021-57 – determining an area of the City to be an economic development area, and that the rehabilitation, conservation, redevelopment, development, or a combination thereof, of such area is necessary in the interests of the public health, safety or welfare of the residents of the City; designating such area as appropriate for urban renewal projects; and adopting the West Urban Renewal Plan. Roll call all ayes, motion passed.

Motion by Beyer, 2nd by Strutt to approve Ordinance No. 557 – providing for the division of revenues under Section 403.19, Code of Iowa, for the West Urban Renewal Plan, first reading. Roll call all ayes, motion passed.

Motion by Kluss, 2nd by Strutt to waive the second and third readings of Ordinance 557 making it effective upon publication. Roll call all ayes, motion passed.

Public Works Report

Brian Slaughter stated Fair View Drive is seeded in the areas where sidewalks were installed, the dirt work for the sidewalk installation at 600 Oak Court is in progress and the sidewalk will be completed in the spring. He also stated the asphalt overlay project is mostly complete with one last issue outstanding, the ice rink liner will be delivered tomorrow and they have completed Walnut Street (north) pedestrian entrance to Memorial Park.

Municipal Water System

Veenstra reported the project is progressing. The filters should be installed in the next few weeks and everything should be up and running by Thanksgiving.

Motion by Kluss, 2nd by Coon to approve Partial Payment Estimate No. 2 – Krudico, Inc. - \$8,335.00. Motion passed 4-0.

City Engineer – other matters

602 Northview Drive-Veenstra gave an overview of the history of the lot. At the time the lot was platted in 1962 there were no subdivision or zoning ordinances and there is no overland flowage easement on the lot. He stated the original storm water outlet is no longer there and there is no good way to reestablish drainage. He stated it may be possible to connect to the east dual-purpose sewer that was constructed in 2000-2001. The new owner is aware they can't build on any utility easements that do exist on the lot and they must meet the setback requirement. Veenstra also stated that Certificate of Occupancy will be issued once the owner proves they did not degrade the drainage situation. He also stated the building permit is for a "shouse" shop building/metal building and the architectural standards do not apply to residential zoning and buildings. Motion by Kluss, 2nd by Beyer directing Veenstra to work with public works to research the drainage solution. Motion passed 4-0.

Council would like the Planning and Zoning Commission to look at residential building code and bring any suggested changes back to the council

Code of Ordinances Update

Motion by Beyer, 2nd by Kluss to approve Ordinance No. 559 – adoption of the proposed Code of Ordinances of the City of Dallas Center, Iowa, (this does not include Ordinance 558). Roll call all ayes, motion passed.

Motion by Coon 2nd by Strutt to waive the 2nd and 3rd reading of Ordinance 559 making it effective upon publication. Roll call all ayes, motion passed.

Motion by Coon, 2nd by Kluss setting semi-annually as the frequency of updates to the Code with new ordinances. Motion passed 4-0.

Motion by Beyer, 2nd by Strutt to approve Resolution 2021-44 - adopting the proposed Comprehensive Solid Waste Management Plan Update 7 by the South Central Iowa Sanitary Landfill Agency. Roll call all ayes, motion passed.

Motion by Beyer, 2nd by Coon to approve Resolution 2021-45 – establishing a Procurement Policy for the City as an applicant for a Federal award. Roll call all ayes, motion passed.

Motion by Strutt, 2nd by Kluss to approve Resolution 2021-60 – establishing a Fraud Reporting Policy for the City as an applicant for a Federal award. Roll call all ayes, motion passed.

Motion by Coon, 2nd by Strutt to approve Resolution 2021-61 – establishing a Policy to Protect Personally Identifiable Information for the City as an applicant for a Federal award. Roll call all ayes, motion passed.

Motion by Kluss, 2nd by Strutt to approve Resolution 2021-58 – establishing a policy that proceeds from the sale of City-owned equipment be placed in the Depreciation-Equipment Non-Road Use Tax Fund. Roll call all ayes, motion passed.

Council had discussion on possible City Projects to be included in the Resolution for the November Council meeting to authorize future TIF indebtedness to be incurred. They discussed including the Wastewater Project

GO debt payments, the possible pavilion at Heritage Park, Walnut Street sidewalks and the possible Walnut Streetscape project (the last three items would require an amendment to the urban renewal plan).

Council set the 2022/2023 budget strategy discussion meeting for Tuesday, November 16th at 7:00 pm

Council reports-Coon stated the Candidate Forum is October 21st at 7:00 pm at the Library.

Mayor's report-Kidd stated he is still researching detention pond wildflower seeding and he will discuss with Brian further.

The meeting adjourned at 8:26 pm.

Cindy Riesselman, City Clerk

Claims

A King's Throne, Llc	Oct Serv	\$240.00
Access Systems Leasing	Copier	\$725.55
Access Systems Leasing	Copier	\$656.45
Access Systems	Supplies	\$149.96
Agsource Cooperative Svcs	Tests	\$961.00
Ahlers & Cooney, Pc	Sept Serv	\$964.00
Anderson, Hailee	Lifeguard Cert	\$175.00
Andy Schmitz	Trees	\$270.00
Baker & Taylor Co.	Books	\$594.46
Baldon Hardware	Supplies	\$15.04
Bay Bridge Administrators	Insurance	\$100.42
Bennett Bright	Trees	\$800.00
Brenton Arboretum	Trees	\$240.00
Brown, Fagen & Rouse	Oct Serv	\$2,600.00
Center Point Large Print	Books	\$151.27
Centurylink	Oct Serv	\$834.51
Compass Minerals America	Supplies	\$3,935.67
Core & Main	Repairs	\$240.00
Crossroads Ag, Llc	Supplies	\$326.25
Culligan Water System	Sept Serv	\$41.05
Dallas Cnty Local Housing Trst	Dues	\$1,734.00
Allen Jay Winter	Trees	\$7,980.00
Dallas County Treasurer	Sept Serv	\$18,165.06
Deaton Truck and Auto Inc	Repairs	\$474.55
Delta Dental	Insurance	\$33.90
Delta Dental	Insurance	\$576.70
Digital Stew Services	Sept Serv	\$365.37
Iowa Dnr	User Fee	\$95.00
Eftps	Taxes	\$3,521.89
Eftps	Taxes	\$3,663.04
Electronic Engineering	Repairs	\$325.52
Gatehouse- Db Iowa Holdings	Publications	\$332.82
Gis Benefits	Insurance	\$39.88

Gis Benefits	Insurance	\$28.52
Grimes Asphalt	Street Improvement	\$209,670.00
Hawkeye Truck Equipment	Equip	\$400.00
Heartland Co-Op	Sept Serv	\$858.12
Hsa Cory, Rochelle	Hsa	\$100.00
Hsa Hofland, Joel	Hsa	\$50.00
Hsa Riesselman, Cindy	Hsa	\$275.00
Hsa Scrivner, April	Hsa	\$50.00
Hsa Slaughter, Brian	Hsa	\$200.00
Hsa Steele, Kathy	Hsa	\$200.00
Interstate All Battery	Supplies	\$12.30
Iowa Firefighters Assoc.	Dues	\$391.00
Michael Bevins	Trees	\$629.50
Iowa One Call	Aug Serv	\$33.30
Ipers	Ipers	\$5,142.02
Iron Mountain	Sept Serv	\$86.91
Karen Mccleary	Sept Serv	\$675.00
Leaf	Copier	\$102.08
Eddie Leedom	Sept Serv	\$374.28
Logan Contractors Supply Inc	Repairs	\$216.86
Manatts	Concrete	\$514.00
Marlyce Carr	Sidewalk Reimb	\$312.00
Menards	Supplies	\$402.12
Midamerican Energy	Sept Serv	\$6,528.31
Midamerican Energy	Sept Serv	\$1,057.20
Minburn Communications	Sept Serv	\$54.99
Moss Bros, Inc	Supplies	\$27.73
Napa Auto Parts	Repairs	\$753.19
Nationwide Retirement Sol	Deferred Comp	\$450.00
Office Depot	Supplies	\$158.85
Opn Architects, Inc	Site Plan	\$709.50
Overdrive, Inc	Subscription	\$592.14
Praxair Distribution	Sept Serv	\$38.08
Cindy Riesselman	Mileage	\$9.52
Treasurer - State Of Iowa	Taxes	\$1,151.75
Treasurer - State Of Iowa	Taxes	\$2,354.44
Sandry Fire Supply	Air Packs	\$53,639.00
Simmering-Cory/Iowa Codifi.	Annual Serv	\$1,200.00
Sprayer Specialties, Inc	Sign	\$210.00
Kathy Steele	Mileage	\$21.50
Strauss Security Solutions	Repairs	\$257.85
Trugreen And Action Pest Cntrl	Sept Serv	\$3,991.57
Uhs Premium Billing	Insurance	\$441.86
Uhs Premium Billing	Insurance	\$8,939.43
Usa Blue Book	Supplies	\$339.10
Veenstra & Kimm	Sept Serv	\$9,490.92
Verizon Wireless	Oct Serv	\$280.07

Treasurer - State of Iowa	Taxes	\$1,107.00
Waste Management	Sept Serv	\$19,835.60
Wells Fargo	Supplies	\$1,773.33
	Total Paid	\$387,464.30

General	\$202,699.05
Capital Imprv	\$54,348.50
Rut	\$96,443.01
T&A(Eb)	\$11,439.79
Water	\$14,158.85
Sewer	\$8,236.74
Storm District	\$138.36
Total Funds	\$387,464.30

Revenues

General Total	\$90,010.71
T&A (Pd) Benevolent Total	\$0.17
T&A(Ft) Total	\$3.12
T&A(Sc) Total	\$0.62
Capital Improvement Total	\$7.34
T&A(SI) Total	\$251.45
Rut Total	\$31,629.72
T&A(Eb) Total	\$9,940.03
Local Option Sales Tax Total	\$36,308.16
Tif Total	\$9,348.62
Burnett Project Total	\$21.81
T&A(Burnett Cap Improve) Total	\$20.36
Debt Service Total	\$27,124.14
Cap Imprv-ARPA Total	\$29.13
T&A(B) Total	\$0.78
T&A(Y) Total	\$0.77
Water Total	\$50,023.76
Sewer Total	\$38,578.16
Storm District Total	\$4,789.13
Total Revenue by Fund	\$298,087.98