



**PUBLIC NOTICE AND AGENDA OF THE WEST BRANCH CITY COUNCIL MEETING SCHEDULED TO CONVENE AT 6:00 P.M. MONDAY NOVEMBER 19, 2018 IN THE CITY COUNCIL CHAMBERS, 110 NORTH POPLAR STREET, WEST BRANCH, IOWA.**

<b>Mayor</b>	<b>Roger Laughlin</b>	<a href="mailto:mayor@westbranchiowa.org">mayor@westbranchiowa.org</a>
<b>Mayor Pro Tem</b>	<b>Colton Miller</b>	<a href="mailto:mcolton@rocketmail.com">mcolton@rocketmail.com</a>
<b>Council Member</b>	<b>Jordan Ellyson</b>	<a href="mailto:Jordanellyson@gmail.com">Jordanellyson@gmail.com</a>
<b>Council Member</b>	<b>Brian Pierce</b>	<a href="mailto:brianapierce@outlook.com">brianapierce@outlook.com</a>
<b>Council Member</b>	<b>Jodee Stoolman</b>	<a href="mailto:j.stoolmanwbcc@yahoo.com">j.stoolmanwbcc@yahoo.com</a>
<b>Council Member</b>	<b>Nick Goodweiler</b>	<a href="mailto:nickgoodweilerwbcc@gmail.com">nickgoodweilerwbcc@gmail.com</a>
<b>City Administrator</b>	<b>Redmond Jones II</b>	<a href="mailto:rjonesii@westbranchiowa.org">rjonesii@westbranchiowa.org</a>
<b>City Attorney</b>	<b>Kevin Olson</b>	<a href="mailto:kevinolsonlaw@gmail.com">kevinolsonlaw@gmail.com</a>
<b>Deputy City Clerk</b>	<b>Leslie Brick</b>	<a href="mailto:leslie@westbranchiowa.org">leslie@westbranchiowa.org</a>

**Please note:** *Most written communications to or from government officials regarding government business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.*

**AGENDA**

- A. Call to Order**
- B. Roll Call**
- C. City Council Goal Setting Session**
- D. Adjourn Goal Setting Session** *CITY COUNCIL Meeting will start immediately following the Goal Setting Session, located in the City Council Chambers*
- E. Call to Order**
- F. Opening Ceremonies**
  - 1. Pledge of Allegiance
  - 2. Welcome
- G. Roll Call**
- H. Guest Speaker, Presentations and Proclamations**
  - 1. **Larry Burger, Vice President with Speer Financial, Inc. – Tax Increment Finance Report –**  
This report is delivered on an annual basis to keep the Mayor and Council up to date on the debt outstanding with the City. This report changes annually by the amount of debt paid back, taken out of the change in City valuation. The remaining parts of the report help identify for City Administration what their TIF needs are in the next fiscal year and beyond based on their obligations

2. **GIS Implementation from Midland** – Midland GIS, Implemented a Geographic Information System focused on correcting current problems in locating existing infrastructure and will be the basis for developing successful long term planning for investing for improvements, maintenance, and expansion management.
3. **The West Branch Public Library Annual Report** is required to give an annual report to the city council including information on the condition of the library, number of items added, number circulated, amount of fines collected, and report of expenditure.

#### **I. Public Comment**

*Anyone wishing to address the City Council may come forward when invited; please state your name and address for the record. Public comments are typically limited to three minutes, and written comments may be submitted to the Deputy City Clerk. Special instructions for public comments will be provided at the meeting if a public hearing or quasi-judicial matter is scheduled on the agenda.*

#### **J. Approve Agenda / Consent Agenda / Move to Action**

*Routine items and items not anticipated to be controversial are placed on the Consent Agenda to expedite the meeting. If a Council member, staff member or member of the Public wishes to discuss any item on the Consent Agenda, they can request the item be removed from the Consent Agenda for discussion. The remaining items on the Consent Agenda will be voted on with one motion being made for all items on the Consent Agenda*

1. **Motion to Approve** Meeting Minutes for City Council Meeting November 5, 2018.
2. **Motion to Approve** the “Down Under located at 102 W. Main Street” Liquor License Renewal.
3. **Motion to Approve** the Fire Department Officers for 2018-2019.
4. **Motion to Approve** the Claims Report.

#### **K. Public Hearing / Non-Consent Agenda**

1. **Public Hearing:** On the Proposed Amendment to the West Branch Zoning Code. For the Consideration of Rezoning for the Meadows, Part 4.
2. **First Reading, Ordinance 760** – Rezoning that Certain Parcel of Real Property Located at the Meadows, Part 4 from R-1 Residence District to R-1 and R-2 Residence Districts.
3. **Public Hearing:** On the Proposed Amendment to the West Branch Zoning Code. For the Consideration on the matter of Rezoning – Loethen Ridge Estates.
4. **First Reading, Ordinance 761** – Rezoning that Certain Parcel of Real Property Located at the Meadows, Part 4 from R-1 Residence District to R-1 and R-2 Residence District.
5. **Public Hearing:** Regarding the Consideration of Rezoning as requested by Cedar’s Edge Golf Course.
6. **First Reading, Ordinance 762** – Rezoning that Certain Parcel of Real Property Located at Cedar’s Edge Golf Course from A-1 Agricultural District to R-1 and R-2 Residence Districts.
7. **Resolution 1764** – Approving Annual Insurance Renewals with Wellmark Blue Cross Blue Shield of Iowa for health and dental insurance.
8. **Discussion Item:** Regarding level of “Tax Rebate” support for Little Lights Project.

9. **Resolution 1748** – Consider Approving the Request of Acciona Windpower North America, LLC to Rebate a Portion of Tax Increment Revenues.
10. **Resolution 1749** – A Consideration to Approve the Request of Casey’s Marketing Company to Rebate a Portion of Tax Increment Revenues.
11. **Resolution1752** – Obligating Funds from the Urban Renewal Tax Revenue Fund for the Payment of Annual Appropriation Tax Increment Financed Obligations in Fiscal Year 2020.
12. **Resolution 1765** - Approving Change Order #6 For Cubby Park Improvements “Not To Exceed” \$19,650.00 Unless Frost Is Found To Be Four Inches Deep Then Cost Will Be Enhanced By Time And Materials.

**L. Reports**

1. City Administrator’s Report
2. City Attorney Report
3. Other Staff Hearsays

**M. Comments from Mayor and Council Members**

**N. Adjournment**