



**PUBLIC NOTICE AND AGENDA OF THE WEST BRANCH CITY COUNCIL MEETING SCHEDULED TO CONVENE AT 7:00 P.M. MONDAY NOVEMBER 5, 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. Opening Ceremonies**
  - 1. Pledge of Allegiance
  - 2. Welcome
- C. Roll Call**
- D. Guest Speaker, Presentations and Proclamations**
  - 1. 2018 Christmas Past (Update provided by Melissa Russell) – Christmas Past is an annual celebration that is a community driven festival organized by the Community Development Group and City of West Branch. This year the event will be December 7<sup>th</sup> and December 8<sup>th</sup>. The festival highlights include but are not limited to events such as: horse-drawn carriage rides, the Christmas Tree Gallery, Street-side Fireplaces and many other family friendly events. Attached is the draft schedule of events.
- E. 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.*
- F. 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 October 15, 2018.
2. **Motion to Approve** the Appointment of Jim Farmer as the Cedar County Representative the West Branch Library Board.
3. **Resolution 1755** – Hiring Nevin Tucker as a Water / Wastewater Operator for the City of West Branch, Iowa, and Setting the Salary for the Position for Fiscal Year 2018-2019.
4. **Resolution 1754** – Approving West Branch Community School District High School Concession Stand Site Plan.
5. **Resolution 1760** – Approving the Contribution of \$3,000 to the Community Development Group (CDG) for the Purpose of Horse Drawn Carriage Rides during the Christmas Past Festival.
6. **Motion to Approve** the Claims Report.

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

1. **Resolution 1756** – Authorizing the City Administrator to accept a \$10,000 “Money Back Guarantee” Wastewater Treatment Proposal from Baldrige Environmental, Inc. and an additional not to exceed amount of \$4,000 for a city owned shed to house the wastewater treatment unit.
2. **Public Hearing:** To dispose of real property known as “Outlot A” to Lynch Heights.
3. **Resolution 1757** – Selling property known as “Outlot A” to Lynch Heights.
4. **Public Hearing:** Disposal of real property known as “Lot A of Lot 4, Rummells Commercial Subdivision, West Branch, Iowa”.
5. **Resolution 1758** – Approving the Disposal of Certain Real Property to Croell Redi-Mix, Inc.
6. **Motion to Set a Date for a Public Hearing:** for the Notice of Rezoning requested by Cedar’s Edge Golf Course.
7. **Motion to Set a Date for a Public Hearing:** for the Notice of Rezoning requested for Loethen Ridge Estates.
8. **Motion to Set a Date for a Public Hearing:** for the Notice of Rezoning, requested by KLM for Meadows, Phase 4.
9. **Discussion Item:** Regarding level of “Tax Rebate” support for Little Lights Project.
10. **Resolution 1759** – Amending Resolution 1461 to Adjust the Public Contribution by the Amount of an Additional \$2,772 for public improvement in Meadows Sub-division.
11. **Discussion Item:** Regarding authorizing \$3,500 for the expense of design for an Electric Vehicle Charging Station.
12. **Resolution 1753** – Approving Little Lights Site Plan for Community / Event Center at Cedar’s Edge Golf Course.

13. **Resolution 1761** – Accepting the Proposal and Approving an Agreement with “Swift and Swift LLC.” for Nuisance Abatement Services Relating to 203 E. Green Street and other Properties as Deemed Appropriate.
14. **Resolution 1751** – Approving the Submission of the City of West Branch FY 2017-2018 Annual Urban Renewal Report.
15. **Resolution 1752** – Obligating Funds from the Urban Renewal Tax Revenue Fund for the Payment of Annual Appropriation Tax Increment Financed Obligations in Fiscal Year 2020.
16. **Resolution 1750** – Authorizing an Internal Advance to the College Street and 2<sup>nd</sup> Street Improvements Project Capital Fund.
17. **Resolution 1749** – A Consideration to Approve the Request of Casey’s Marketing Company to Rebate a Portion of Tax Increment Revenues.
18. **Resolution 1748** – Consider Approving the Request of Acciona Windpower North America, LLC to Rebate a Portion of Tax Increment Revenues.
19. **Resolution 1762** – Approving Partial Pay Estimate Number 7 in the Amount of \$113,936.67 to Needham Excavating INC. for the Cubby Park Improvements Project
20. **Resolution 1763** – Approving Change Order #5 for a Date Extension for the Cubby Park Improvements Project.

**H. Reports**

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

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

**J. Adjournment**