

City of Menlo
Regular City Council Meeting
February 7, 2018 – 7:00 PM
Clerk's Office

Mayor Clarke called the meeting to order at 7:00 pm with Korradi, Culver, Miller, Jones and Behnken present. City Attorney Stewart was also present. Korradi moved to approve the agenda, Behnken seconded the motion. All Ayes.

Jake Faust reported that he needed a pump for the 100-gallon portable fuel tank. Cost is approximately \$230 - \$340 for a pump. Motion by Korradi, seconded by Behnken to purchase a pump for \$300 or less. All Ayes. Alan from Agriland FS stated that they have several used 12-volt electric pumps that FS would sell for \$200. Council agreed to purchase a pump from Agriland FS. Faust informed the council of the Backhoe repairs and cost. Clarke commented that he called Titan to inquire about the excessive amount of the invoice. Faust stated that there is a raccoon problem within the City. Faust purchased 4.6 tons of salt/sand at \$24.96/ton from Guthrie County. Faust also informed the council that there is an electrical problem with the plow and will take it in to be fixed.

Behnken presented the Clerk report – ICAP sent a notice that the claim regarding Brenda Simmons is now closed. The City received website information from John Kimmel for the Domain Name registration contract and will work on completing that. Adair Co. Community Foundation Grant can only be used for entities within Adair County, so Menlo does not qualify. Avey Sanitation donates \$360 commercial pickup charge to the City every year. Also, a question/answer sheet was included in the packet from the budget workshop.

Motion by Culver, seconded by Jones to approve Resolution #2018-06 Mileage Rate. Roll Call vote: Miller – Aye, Jones – Aye, Korradi – Aye, Culver – Aye, Behnken – Aye. Motion passed.

Motion by Behnken, seconded by Korradi to approve Resolution #2018-07 Set date for Budget Public Hearing. Roll Call vote: Jones – Aye, Korradi – Aye, Culver – Aye, Behnken – Aye, Miller – Aye. Motion passed.

Mayor Clarke appointed Mike Culver to act as Primary Alternate and Troy Miller as Secondary Alternate for the Emergency Management Commission. Motion by Behnken, seconded by Culver to approve appointments for the Emergency Management Commission. All Ayes.

Discussion was held regarding Kading Ag Fuel Barrel needing to apply for a special exception with the Board of Adjustments. Attorney Stewart provided documents regarding city ordinance and code requirements. Said documents were given to the Agriland FS representative for them to proceed with the special exception request. Korradi wanted to go on record that she is disturbed that no one came to the City prior to building the fuel tank site. She stated that she is not opposed to it but felt Kading Ag needed to follow the Cities procedures. Attorney Stewart felt that the building permit does not need council approve and should be struck from the agenda. Motion by Korradi, seconded by Miller to strike item #9 Kading Ag Building Permit Approval/Denial from the agenda. All Ayes.

Council discussed applying for the Guthrie Co. Community Foundation Grant for the LED display sign and 2 solar radar speed signs. Cost of solar signs is slightly higher at \$2926.50 per sign and cost of LED display sign is \$14214.00. Park and Rec has raised approximately \$7000 for the cost match of the LED sign and City will cover cost match for the radar signs. Internet and electric use were discussed. Miller didn't feel that there would be a large expense since there is electricity already present at the sight. Motion by Korradi, seconded by Jones to apply for a \$10000 grant with \$7000 to be applied to the LED sign and balance of grant to be applied to the Radar Sign. Ayes – Korradi and Jones, Nays – Culver, Miller, and Behnken. Motion failed. Miller and Behnken want to apply for both signs, not one over the other, Culver would like both signs, but would like the radar sign more. Council agreed they wanted both signs after further discussion. Council called for a motion. Motion by Korradi, seconded by Jones to apply for a \$10000 grant with \$7000 to be applied to the LED sign and balance of grant to be applied to the Radar Sign. Ayes – Korradi and Jones, Nays – Culver, Miller, and Behnken. Motion failed. Council paused discussion to open the Public Hearing.

Motion by Behnken, seconded by Culver to open the Public hearing at 7:41 pm to Accept Offer and Sell Property. All Ayes. Mayor Clarke asked for comments. Ryan Guisinger asked what lot is being sold. Description of lot was given. Motion by Culver, seconded by Behnken to close public hearing at 7:43 pm. All Ayes.

Motion by Korradi, seconded by Culver to approve Resolution #2018-08 to Sell Real Property. Roll Call vote: Jones – Aye, Korradi – Aye, Culver – Aye, Behnken – Aye, Miller – Aye. Motion passed.

Council resumed the discussion regarding the Guthrie Co. Community Foundation Grant application. Clarke suggested to apply for \$10033.50 total of both projects and make the decision on how to split the money accordingly if we do not get the whole amount needed at the time the grant is awarded. Motion by Miller, seconded by Behnken to apply for the Guthrie Co. Community Foundation Grant in the amount of \$10033.50 for both sign projects. Ayes – Jones, Behnken, and Miller. Nays – Korradi and Culver.

Korradi reported on Housing Committee meeting with Karla Janning (Region XII) regarding approved applicants for the CDBG grant. Motion by Behnken, seconded by Korradi to approve CDBG Listing of Approved Applicants. All Ayes. Motion by Korradi, seconded by Behnken to approve CDBG proposed application process of 1st come 1st served basis for additional applicants. All Ayes. Motion by Korradi, seconded by Jones to set date of February 12, 2018 to start CDBG additional application process for 2 additional projects. All Ayes.

Council discussed cleanup of 204 McPherson St. Clarke stated that there has not been a letter sent to owners regarding cleaning up of the junk. Behnken and Korradi referred to phone calls and email correspondences to owners by the Mayor and City Clerk regarding cleaning up of the lot and prior council meeting discussions. Clarke reiterated that a formal letter has not been mailed to abate the junk issue, thus the City has no precedence. Clarke stated that his personal conversation and agreement with John Wadsworth is not the City's concern. Korradi contacted Guisinger regarding junk cleanup and stated that he expressed an interest in doing the cleanup. Miller voice his concern that neither the Council or Mayor should be involved in cleaning up properties on the nuisance list. Attorney Stewart also stated that there has been discussion every month about cleaning up property and Mayor Clarke has had communication with Wadsworth, since Clarke's interactions came about as Mayor it would be in the City's best interest for him not to be involved in cleanup due to conflict of interest. Clarke stated that the issues have been taken care of for this nuisance and it should be moved to the done list, if there are more issues can add them to the nuisance list in April for spring review. Motion by Miller, seconded by Jones to move 204 McPherson to nuisance done list. All Ayes.

Mayor Clarke reported no change of status on remaining nuisance properties due to weather.

During public forum Scott Hill spoke regarding West Central Valley Pastoral Association helping people that live within the WCV school district with rent, utilities, and groceries. Hill asked the City to consider donating to the organization. Shirley Guisinger said she hopes the council to keep up with the nuisance properties in April. Ryan Guisinger stated he had concerns about the 204 McPherson property and voiced his concerns regarding the raccoon problem and the property that the raccoons are living in. Guisinger also asked if Kading Ag filled out a building permit prior to starting the fuel barrel project and if zoning was light industrial. Also stated that they should have to follow the City's rules. Ryan asked about who the city would hire for the tractor repair and would like it to stay local. Evelyn Jacobson voice concerns about the LED sign. Wanted to have confirmation that the council was in favor of the LED sign and if City or Park and Rec should be responsible for sign. Council stated that they are in favor of the both sign projects and money has been budgeted for 50% match of grant. There is only a concern if Menlo is not awarded full grant request. Council does not want to put a precedence on just one sign. Jacobson wishes to work together with the Town, council agrees and appreciates all the local support that the town receives. Motion by Culver, seconded by Behnken to close public forum. All Ayes.

Behnken moved to approve the consent agenda, minutes of regular meeting 1-3-18 and special meetings 1-9-18 and 1-23-18, bills submitted for approval, and clerk reports. Jones seconded the motion. All Ayes.

Jones moved to adjourn the meeting, Korradi seconded the motion. All Ayes
Mayor Clarke declared the meeting adjourned at 8:43 PM.

Michael Clarke, Mayor

Attest: Gwen Blass, City Clerk

JANUARY BILLS SUBMITTED FOR APPROVAL

Salaries
IPERS

\$ 4,080.24
\$ 820.10

EFTPS - US Treasury	Federal Withholding	\$ 1,293.05
State of Iowa	State Withholding	\$ 232.00
	Total Payroll	\$ 6,425.39
Alliant	Utilities	\$ 1,526.24
Coon Valley Coop Telephone	Phone	\$ 127.22
Ed Feld Equipment	Fire Alarm Inspection	\$ 255.00
Ia Prison Industries	Stop Sign	\$ 76.20
Menlo Public Library	Librarian Salary	\$ 684.00
Midwest Partnership	Dues	\$ 350.00
Office Depot	Drum	\$ 94.04
Stuart True Value Hardware	Ice Melt	\$ 44.97
The Stuart Herald	Publications	\$ 137.32
Visa	Equipment Gas	\$ 336.51
Xenia Rural Water	Utilities	\$ 97.80
	Fund 001 Total	\$ 3,729.30
Alliant	Utilities	\$ 387.59
Coon Valley Coop Telephone	Phone	\$ 43.89
Visa	Pickup Gas	\$ 113.44
	Fund 110 Total	\$ 544.92
Employee Benefit Systems	Health Insurance	\$ 400.00
Menlo Public Library	Librarian FICA/IPERS	\$ 113.41
Wellmark	Health Insurance	\$ 470.31
	Fund 112 Total	\$ 983.72
Tonia Alexander-Gilman	Sewer Deposit Refund	\$ 250.00
Alliant	Utilities	\$ 52.26
Coon Valley Coop Telephone	Phone	\$ 43.89
Farmers Electric Coop	Utilities	\$ 35.67
Office Depot	Drum	\$ 4.95
Stuart True Value Hardware	Sewer Repair	\$ 258.98
Margaret Trotter	Sewer Deposit Refund	\$ 250.00
Verizon	Cell Phone	\$ 79.41
Verizon	Cell Phone	\$ 69.11
Wellmark	Health Insurance	\$ 242.28
Xenia Rural Water	Utilities	\$ 1.43
	Fund 610 Total	\$ 1,287.98
	TOTAL EXPENSES	\$ 12,971.31

JANUARY INCOME

General Fund	\$ 5,830.65
Road Use	\$ 2,612.12
Employee Benefits	\$ 283.44
Emergency	\$ 26.83
LOST	\$ 2,050.64
Sewer	\$ 12,721.69
TOTAL REVENUE	\$ 23,525.37