

COUNCIL MEETING

AUGUST 8, 2022

(Please note these are draft minutes and may be amended by Council before final approval.)

The Carroll City Council met in regular session on this date at 5:15 p.m. in the Council Chambers, City Hall, 627 N Adams Street. Council Members present: Kyle Bauer, Misty Boes, Tom Bordenaro, LaVern Dirx, JJ Schreck, and Carolyn Siemann. Absent: None. Mayor Mark Beardmore presided and City Attorney Dave Bruner was in attendance.

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The Pledge of Allegiance was led by the City Council. No Council action taken.

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It was moved by Boes, seconded by Schreck, to approve the following items on the consent agenda: a) minutes of the July 25, 2022 Council meeting, as written; b) bills and claims in the amount of \$906,855.72; c) Licenses and Permits: Renewal of Class “B” Beer Permit with Class “C” Native Wine Permit and Sunday Sales – *Full Swing Golf*; Renewal of Class “C” Liquor License with Sunday Sales – *American Legion Post No. 7*; Renewal of Special Class “C” Liquor License with Sunday Sales – *Hunan Chinese Restaurant*; Renewal of Class “C” Liquor License with Outdoor Service and Sunday Sales – *Jalisco*; d) Resolution No. 22-67, Technical Services Agreement Amendment No. 1 with Region XII for the Iowa Economic Development Authority Housing Grant Contract #19-HSG-002 and Resolution No. 22-68, Administrative Services Agreement Amendment No. 2 with Region XII for the Iowa Economic Development Authority Housing Grant Contract #19-HSG-002; and e) Council appointment of Sheila Dentlinger to the Parks, Recreation and Cultural Advisory Board for a three year term expiring May 31, 2025. On roll call, all present voted aye. Absent: None. Motion carried.

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There were no oral requests or communications from the audience.

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At 5:23 p.m. Mayor Beardmore opened a public hearing on the request to rezone the NW1/4 SE1/4 and the West half of the South 20 Acres of the S1/2 NE1/4 of Section 18, Township 84 North, Range 34 West 5th P.M., Carroll County, Iowa from A-1, Agricultural District to R-3, Low-Density Residential District and the NE1/4 SE1/4 and the East half of the South 20 Acres of the S1/2 NE1/4 of Section 18, Township 84 North, Range 34 West 5th P.M., Carroll County, Iowa from A-1, Agricultural District to R-4, Medium-Density Residential District. Mayor Beardmore allowed time for citizens to speak or present evidence in favor of the application. No evidence was

presented in favor of the application. Mayor Beardmore allowed time for citizens to speak or present evidence in opposition of the application. No evidence was presented in opposition of the application. City Manager Mike Pogge-Weaver presented the Planning and Zoning Commission's recommendation and proposed minutes of their last meeting and further presented evidence that the proposed rezoning would be consistent with the City of Carroll's Comprehensive Plan and further presented the proof of publication that public notice of the public hearing for the City Council and Planning and Zoning Commission was properly made in a timely fashion. Mayor Beardmore then requested further evidence from others. No further evidence was presented. The Council was then given the opportunity to ask questions of any of the witnesses or evidence. Mayor Beardmore closed said public hearing at 5:26 p.m.

It was moved by Siemann, seconded by Bauer, that upon consideration of all the evidence contained in the record of the public hearing dated August 8, 2022, including the fact that there was no opposition to the application; that all proper procedures and notices were followed; and rezoning is consistent with the City's Comprehensive Plan, the application to rezone the NW1/4 SE1/4 and the West half of the South 20 Acres of the S1/2 NE1/4 of Section 18, Township 84 North, Range 34 West 5th P.M., Carroll County, Iowa from A-1, Agricultural District to R-3, Low-Density Residential District and the NE1/4 SE1/4 and the East half of the South 20 Acres of the S1/2 NE1/4 of Section 18, Township 84 North, Range 34 West 5th P.M., Carroll County, Iowa from A-1, Agricultural District to R-4, Medium-Density Residential District be approved; that the City Clerk prepare detailed minutes of the public hearing and retain and preserve any and all written evidence and exhibits presented; that an ordinance amending the zoning map be presented to the Council and approve the first reading of said ordinance. On roll call, all present voted aye. Absent: None. Motion carried.

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Council Member Bordenaro introduced an ordinance amending the Code of Ordinances by amending provisions pertaining to stop or yield required by adding a stop sign on Court Street at the intersection of Second Street.

It was moved by Bordenaro, seconded by Schreck, to approve the first reading of said ordinance. On roll call, all present voted aye. Absent: None. Motion carried.

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At 5:32 p.m. Mayor Beardmore opened a public hearing on the proposal to enter in to a Development Agreement with Brian J. Wendl and Holly A. Wendl, and Jason R. Atherton and Karen M. Atherton (for property located in the Seventh Amended and Restated Urban Renewal Plan at Hoyt Mansion). Mayor Beardmore closed said hearing at 5:35 p.m.

It was moved by Siemann, seconded by Bauer to approve Resolution No. 22-69, Authorizing Execution of a Development Agreement by and between the City of Carroll and Brian J. Wendl and Holly A. Wendl, and Jason R. Atherton and Karen M. Atherton. On roll call, all present voted aye. Absent: None. Motion carried.

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At 5:36 p.m. Mayor Beardmore opened a public hearing on the authorization of a Loan Agreement and the issuance of Notes to evidence the obligation of the City thereunder for the Not to Exceed \$700,000 General Obligation Capital Loan Notes for the Carroll Recreation Center Building Improvements Project – 2021. Mayor Beardmore closed said public hearing at 5:38 p.m.

It was moved by Siemann, seconded by Boes, to approve Resolution No. 22-70, Instituting Proceedings to Take Additional Action for the Issuance of Not to Exceed \$700,000 General Obligation Capital Loan Notes for the Carroll Recreation Center Building Improvements Project – 2021. On roll call, all present voted aye. Absent: None. Motion carried.

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Council discussed a tax abatement request from Court Street LLC asking to provide a 10-year 100% abatement on the increased value to redevelop 502 N Court Street. Adam Schweers, Western Iowa Living Managing Partner, and Vicki Gach, Carroll, Iowa resident, addressed Council on this issue. No Council action taken.

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It was moved by Bordenaro, seconded by Bauer, to accept the bid from Motor Inn for the purchase of a 2023 Chevy Silverado 3500 pickup for the Golf Course Division at their bid price of \$46,189.40. On roll call, all present voted aye. Absent: None. Motion carried.

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City Manager Mike Pogge-Weaver gave an update on the Infill Housing Incentive Program and other work around housing incentives. No Council action taken.

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It was moved by Bordenaro, seconded by Schreck, to adjourn at 6:34 p.m. On roll call, all present voted aye. Absent: None. Motion carried.

Mark E. Beardmore, Mayor

ATTEST:

Laura A. Schaefer, City Clerk