

COUNCIL MEETING  
SEPTEMBER 11, 2023

(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, Carolyn Siemann and JJ Schreck. 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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Diane Tracy, Children’s Services Librarian, was recognized for her recent retirement. New Children’s Services Librarian Kersten Postel was introduced to Council. No Council action taken.

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It was moved by Dirx, seconded by Bauer, to approve the following items on the consent agenda: a) minutes of the August 28, 2023 Council meeting, as written; b) bills and claims in the amount of \$1,824,998.19; c) New 5-day Class “C” Retail Alcohol License with Outdoor Service (September 30, 2023) – *Hy-Vee Oktoberfest Event*, and d) Infill Housing Incentive Application for H & H Custom Homes (1001 Northridge Drive). On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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Ron Muhlbauer and Virginia Sigwalt, both Carroll residents, addressed Council about concerns of water pressure in the north west part of Carroll. No Council action taken.

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It was moved by Siemann, seconded by Schreck, to approve Resolution No. 23-70, Professional Services Agreement Between the City of Carroll and Certified Testing Services, Inc. at a cost ranging from \$5,800.00 to \$6,500.00 for the Merchants Park Baseball Stadium – 2023 Project. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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At 5:41 p.m. Mayor Beardmore opened a public hearing on the Plans, Specifications, Form of Contract and Estimated Cost for the Water Distribution Main Replacements – 2023 Project. Mayor Beardmore closed public hearing at 5:44 p.m.

It was moved by Dirx, seconded by Bauer, to approve Resolution No. 23-71, Adopting Plans, Specifications, Form of Contract and Estimated Cost for the Water Distribution Main Replacements – 2023 Project. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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It was moved by Bordenaro, seconded by Siemann, to approve Resolution No. 23-72, Fixing Date for a Public Hearing (October 23, 2023) on the Proposal to Enter into a Development Agreement with 704 Development Corp., and Providing for Publication of Notice Thereof. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

It was moved by Bordenaro, seconded by Schreck, to approve Resolution No. 23-73, Determining the Necessity and Setting Dates of a Consultation (September 20, 2023) and Public Hearing (October 23, 2023) on a Proposed Rolling Hills South Condominiums Second Urban Renewal Plan for a Proposed Urban Renewal Area in the City of Carroll, State of Iowa. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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It was moved by Schreck, seconded by Bordenaro, to intend to accept the proposal from Dan Drake and Jason Reising or their successor partnership or LLC for \$31,000.00 and approve Resolution No. 23-74, Setting a Public Hearing for September 25, 2023 on the Proposed Sale of City Interest in Real Estate (408 W 7<sup>th</sup> Street). Dan Drake and Mike Anderson addressed Council on this issue. On roll call, all present voted aye except Siemann voted nay. Abstain: None. Absent: None. Motion carried 5-1.

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It was moved by Bordenaro, seconded by Siemann, to approve Change Order No. 1 to the Adams Street Reconstruction Project in the amount of a decrease of \$4,984.97. The effect of the proposed Change Order No. 1 on the project is as follows:

|                             |                       |
|-----------------------------|-----------------------|
| Original Contract           | \$3,550,680.08        |
| Proposed Change Order No. 1 | <u>(4,984.97)</u>     |
| Contract with Change Orders | <u>\$3,545,695.11</u> |

On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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It was moved by Bordenaro, seconded by Schreck, to accept the bid from Prenger Furniture for the Fire Station flooring at their bid price of \$12,892.67. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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Council discussed amending the Home Construction Agreement with Region XII COG, Inc. No Council action taken.

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It was moved by Bordenaro, seconded by Bauer, to adjourn at 6:35 p.m. On roll call, all present voted aye. Nays: None. Abstain: None. Absent: None. Motion carried 6-0.

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Mark E. Beardmore, Mayor

ATTEST:

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Laura A. Schaefer, City Clerk