

## MINUTES OF THE APRIL 6, 2020 MEETING OF THE HUMBOLDT CITY COUNCIL

The Humboldt City Council met in regular session on Monday, April 6, 2020 in the Council Chambers of the Humboldt Municipal Building. Mayor Daniel Scholl called the meeting to order at 5:30 PM. Council Members present: Goodell, Sleiter, Dominick, Worthington (via audio/video internet connection) and Whittlesey.

Motion by Worthington, Second by Dominick to approve the following Consent Agenda items: 1) the agenda as printed; 2) the minutes of the March 16, 2020 regular Council meeting; 3) the March Investment Report; 4) the March claims; and 5) the renewal of a Class C Liquor License for Pasquale's Italian Restaurant, Inc. (5) Ayes, motion carried.

Motion by Goodell, Second by Whittlesey to approve the issuance of a Request for Proposals for an Animal Control Officer. (5) Ayes, motion carried.

Motion by Goodell, Second by Dominick to approve the purchase of a John Deere 1580 TerrainCut commercial front mower and related equipment for the Parks Department. (5) Ayes, motion carried.

Motion by Sleiter, Second by Whittlesey to authorize the Mayor to sign a Real Estate Contract between the City of Humboldt and Don Olson for the sale of the property commonly known as 30 Taft Street North (former US Post Office building). (5) Ayes, motion carried.

Motion by Worthington, Second by Goodell to appoint Tyler Nielsen to the vacant Parks Commission seat for a term to expire December 31, 2023. (5) Ayes, motion carried.

Motion by Goodell, Second by Dominick to authorize the publication of a Notice to Bidders for the sale of a mower. (5) Ayes, motion carried.

Motion by Goodell, Second by Sleiter to approve a building permit application for a concrete ready-mix plant from YohnCo of Clear Lake. (5) Ayes, motion carried.

This being the time and place for the scheduled public hearing on the matter of the adoption of the proposed North Residential Urban Renewal Plan, the Mayor opened the public hearing at 5:47 PM.

The Mayor first asked for the report of the City Administrator, with respect to the consultation held with the affected taxing entities to discuss the proposed Plan. The Council was informed that the consultation was duly held as ordered by the Council, and that no written recommendations were received from affected taxing entities. The report of the City Administrator with respect to the consultation was placed on file for consideration by the Council.

The City also was informed that the proposed Plan had been approved by the Planning and Zoning Commission as being in conformity with the general plan for development of the City as a whole, as set forth in the minutes of the Commission. The Commission's minutes were placed on file for consideration by the Council.

The Mayor then asked the City Clerk whether any written objections had been filed with respect to the proposed Plan, and the City Clerk reported that no written objections thereto had been filed.

The Mayor then called for any oral objections to the adoption of the North Residential Urban Renewal Plan and none were made. Whereupon, the Mayor declared the time for receiving oral and written objections to be closed and closed the public hearing at 5:44 PM.

Motion by Sleiter, Second by Whittlesey to approve the following proposed Resolution No. 2020-34: “A RESOLUTION DETERMINING AN AREA OF THE CITY TO BE AN ECONOMIC DEVELOPMENT AREA, AND THAT THE REHABILITATION, CONSERVATION, REDEVELOPMENT, DEVELOPMENT, OR A COMBINATION THEREOF, OF SUCH AREA IS NECESSARY IN THE INTEREST OF THE PUBLIC HEALTH, SAFETY OR WELFARE OF THE RESIDENTS OF THE CITY; DESIGNATING SUCH AREA AS APPROPRIATE FOR URBAN RENEWAL PROJECTS; AND ADOPTING THE NORTH RESIDENTIAL URBAN RENEWAL PLAN.”

Roll Call Vote: Ayes – Goodell, Sleiter, Dominick, Worthington, and Whittlesey. Motion carried.

Motion by Sleiter, Second by Dominick to approve the following proposed Resolution No. 2020-35: “A RESOLUTION APPROVING AN AGREEMENT BY AND AMONG THE CITY OF HUMBOLDT, HUMBOLDT COUNTY, AND THE HUMBOLDT COMMUNITY SCHOOL DISTRICT TO EXTEND THE DIVISION OF REVENUE IN THE NORTH RESIDENTIAL URBAN RENEWAL AREA FROM TEN TO FIFTEEN YEARS.”

Roll Call Vote: Ayes – Sleiter, Dominick, Worthington, Whittlesey, and Goodell. Motion carried.

This being the time and place for the scheduled public hearing the matter of the proposal to approve and authorize execution of a Development Agreement by and between the City of Humboldt and Jeff Berte and Karen Berte, Mayor Scholl opened the public hearing at 5:47 PM.

The Mayor announced that notice of the proposed action by the Council to enter into said Agreement had been published pursuant to the provisions of Section 362.3, Code of Iowa.

The Mayor then asked the Clerk whether any written objections had been filed by any City resident or property owner to the proposed action. The Clerk advised the Mayor and the Council that no written objections had been filed. The Mayor then called for oral objections and none were made. Whereupon, the Mayor declared the time for receiving oral and written objections to be closed and closed the public hearing at 5:48 PM.

Motion by Whittlesey, Second by Goodell to approve the following proposed Resolution No. 2020-36: “A RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF HUMBOLDT AND JEFF BERTE AND KAREN BERTE.”

Roll Call Vote: Ayes – Dominick, Worthington, Whittlesey, Goodell, and Sleiter. Motion carried.

This being the time and place for the scheduled public hearing on the matter of a rezoning request as recommended by the Planning and Zoning Commission, Mayor Scholl opened the public hearing at 5:49 PM.

The City Administrator reviewed the request to rezone a parcel of land from an I-1 General Industrial classification to an R-3 Multiple Family classification, which was approved by the Planning

and Zoning Commission on March 24, 2020. This parcel will be used for residential development and is adjacent to an existing R3 Multiple Family zone.

The Mayor then asked the City Clerk whether any written objections had been filed with respect to the proposed rezoning, and the City Clerk reported that no written objections thereto had been filed. The Mayor then called for any oral objections to the rezoning request as recommended by the Planning and Zoning Commission and none were made. Whereupon, the Mayor declared the time for receiving oral and written objections to be closed.

There being no more comments or objections on the matter of a rezoning request as recommended by the Planning and Zoning Commission, Mayor Scholl closed the public hearing at 5:51 PM.

This being the time and place for the scheduled public hearing on the matter of a grant application by the Humboldt Fire Department for communications equipment, Mayor Scholl opened the public hearing at 5:52 PM.

The City Administrator reviewed the grant application to the US Department of Agriculture, Rural Development. Grant funds would be used to aid in the purchase of communications equipment for the Humboldt Fire Department.

No written comments or objections have been received regarding the grant application, and there were no comments or objections from the general public in attendance.

There being no more comments or objections on the matter of a grant application by the Humboldt Fire Department for communications equipment, the Mayor closed the Public hearing at 5:54 PM.

Motion by Worthington, Second by Goodell to approve the following proposed Resolution No. 2020-37: "A RESOLUTION AGREEING TO APPLY FOR FINANCIAL ASSISTANCE ON BEHALF OF THE HUMBOLDT FIRE DEPARTMENT WITH THE UNITED STATES DEPARTMENT OF AGRICULTURE, RURAL DEVELOPMENT, TO FINANCE COMMUNICATIONS EQUIPMENT."

Roll Call Vote: Ayes – Worthington, Whittlesey, Goodell, Sleiter, and Dominick. Motion carried.

This being the time and place for the scheduled public hearing on the proposed plans and specifications, form of contract, and estimate of cost for the Eleventh Street North Storm Sewer Improvements Project in and for the City of Humboldt, Mayor Scholl opened the public hearing at 5:55 PM.

City Engineer Nick Frederiksen reviewed proposed plans and specifications, form of contract, and estimate of cost for the Eleventh Street North Storm Sewer Improvements Project. This project is located in the North Side Urban Renewal Area, and will result in improved stormwater drainage in the area.

No written comments or objections have been received regarding the project, and there were no comments or objections from the general public in attendance.

There being no more comments or objections on the matter of the proposed plans and specifications, form of contract, and estimate of cost for the Eleventh Street North Storm Sewer Improvements Project, the Mayor closed the public hearing at 5:58 PM.

Motion by Sleiter, Second by Goodell to approve the following proposed Resolution No. 2020-38: “A RESOLUTION APPROVING PLANS, SPECIFICATIONS, FORM OF CONTRACT AND ESTIMATED COST FOR THE ELEVENTH STREET NORTH STORM SEWER IMPROVEMENT PROJECT FOR THE CITY OF HUMBOLDT, IOWA.”

Roll Call Vote: Ayes – Whittlesey, Goodell, Sleiter, Dominick, and Worthington. Motion carried.

Motion by Sleiter, Second by Goodell to approve the following proposed Resolution No. 2020-39: “A RESOLUTION AMENDING THE PLAT OF THE PROPOSED CREEKSIDE DRIVE SUBDIVISION BY REDUCING A UTILITY EASEMENT AS APPROVED BY THE PLANNING AND ZONING COMMISSION.”

Roll Call Vote: Ayes – Goodell, Sleiter, Dominick, Worthington, and Whittlesey. Motion carried.

Motion by Worthington, Second by Goodell to approve the following proposed Resolution No. 2020-40: “A RESOLUTION APPROVING PAY ESTIMATE NO. 7 WITH SANDE CONSTRUCTION OF HUMBOLDT, IOWA IN THE AMOUNT OF \$36,168.76 FOR THE DOWNTOWN REVITALIZATION PROJECT.”

Roll Call Vote: Ayes – Sleiter, Dominick, Worthington, Whittlesey, and Goodell. Motion carried.

Motion by Goodell, Second by Dominick to approve the following proposed Resolution No. 2020-41: “A RESOLUTION AUTHORIZING THE ADVANCE OF \$200,000 IN FUNDS SET ASIDE FOR LOW AND MODERATE INCOME HOUSING PURPOSES TO THE HUMBOLDT COUNTY HOUSING DEVELOPMENT CORPORATION TO BE USED FOR THE DEVELOPMENT OF HOUSING FOR QUALIFYING INDIVIDUALS.”

Roll Call Vote: Ayes – Dominick, Worthington, Whittlesey, Goodell, and Sleiter. Motion carried.

Motion by Whittlesey, Second by Goodell to approve the following proposed Resolution No. 2020-42: “A RESOLUTION AUTHORIZING THE ADVANCE OF \$250,000 IN FUNDS SET ASIDE FOR LOW AND MODERATE INCOME HOUSING PURPOSES TO THE HUMBOLDT COUNTY HOUSING DEVELOPMENT CORPORATION TO BE USED FOR THE DEVELOPMENT OF HOUSING FOR QUALIFYING INDIVIDUALS.”

Roll Call Vote: Ayes – Worthington, Whittlesey, Goodell, Sleiter, and Dominick. Motion carried.

Motion by Sleiter, Second by Dominick to approve the following proposed Resolution No. 2020-43: “A RESOLUTION APPROVING THE USE OF RESIDENTIAL TAX ABATEMENT FOR CERTAIN PROPERTIES AS PROVIDED FOR IN CHAPTER 10 OF THE CITY CODE OF HUMBOLDT, IOWA.”

Roll Call Vote: Ayes – Whittlesey, Goodell, Sleiter, Dominick, and Worthington. Motion carried.

Motion by Sleiter, Second by Goodell to approve the following proposed Resolution No. 2020-44: “A RESOLUTION SUBMITTING A GRANT APPLICATION FOR REGION V SURFACE TRANSPORTATION BLOCK GRANT PROGRAM (STBG) AND COMMITMENT OF MATCHING FUNDS FOR THE DOWNTOWN IMPROVEMENT PROJECT.”

Roll Call Vote: Ayes – Goodell, Sleiter, Dominick, Worthington, and Whittlesey. Motion carried.

Motion by Goodell, Second by Whittlesey to approve the following proposed Resolution No. 2020-45: “A RESOLUTION SUBMITTING A GRANT APPLICATION FOR IOWA’S TRANSPORTATION ALTERNATIVE PROGRAM (TAP) FUNDING AND COMMITMENT OF MATCHING FUNDS FOR THE EAGLE RIDGE MULTI-USE TRAIL EXTENSION PROJECT.”

Roll Call Vote: Ayes – Sleiter, Dominick, Worthington, Whittlesey, and Goodell. Motion carried.

Motion by Goodell, Second by Dominick to approve the following proposed Resolution No. 2020-46: “A RESOLUTION TO ADOPT A POLICY TO SET FORTH CITY OF HUMBOLDT EMERGENCY PROCEDURES FOR CONTAGIOUS DISEASE.”

Roll Call Vote: Ayes – Dominick, Worthington, Whittlesey, Goodell, and Sleiter. Motion carried.

Motion by Goodell, Second by Whittlesey to approve the following proposed Resolution No. 2020-47: “A RESOLUTION APPROVING CENTRAL BUSINESS DISTRICT MATCHING GRANT AWARDS AND DIRECTING THE CITY CLERK TO MAKE PAYMENT AS ESTABLISHED IN THE PROGRAM SUMMARIES FOR ABENS, MARTY, CURRAN AGENCY.”

Roll Call Vote: Ayes – Worthington, Whittlesey, Goodell, Sleiter, and Dominick. Motion carried.

Motion by Whittlesey, Second by Dominick to approve the following proposed Resolution No. 2020-48: “A RESOLUTION ACCEPTING A BID AND AUTHORIZING THE MAYOR TO SIGN THE CONTRACT DOCUMENTS FOR THE 10<sup>TH</sup> STREET NORTH/12<sup>TH</sup> AVENUE NORTH STREET RECONSTRUCTION PROJECT.”

Roll Call Vote: Ayes – Whittlesey, Goodell, Sleiter, Dominick, and Worthington. Motion carried.

Motion by Sleiter, Second by Goodell to approve the following proposed Resolution No. 2020-49: “A RESOLUTION ACCEPTING A BID AND AUTHORIZING THE MAYOR TO SIGN THE CONTRACT DOCUMENTS FOR THE 11<sup>TH</sup> STREET NORTH STORM SEWER ADDITION PROJECT.”

Roll Call Vote: Ayes – Goodell, Sleiter, Dominick, Worthington, and Whittlesey. Motion carried.

Motion by Dominick, Second by Whittlesey to approve the following proposed Resolution No. 2020-50: “A RESOLUTION APPROVING THE PURCHASE OF A GARBAGE PACKER TRUCK FROM ELLIOTT EQUIPMENT OF DAVENPORT, IOWA, AT A BID PRICE OF \$152,471.00.”

Roll Call Vote: Ayes – Sleiter, Dominick, Worthington, Whittlesey, and Goodell. Motion carried.

Motion by Worthington, Second by Whittlesey to approve the following proposed Resolution No. 2020-51: “A RESOLUTION CONFIRMING CITY OF HUMBOLDT EMPLOYEE COMPENSATION FOR THE DURATION OF THE COVID-19 EMERGENCY.”

Roll Call Vote: Ayes – Dominick, Worthington, Whittlesey, Goodell, and Sleiter. Motion carried.

Motion by Sleiter, Second by Goodell to approve the following proposed ordinance: “AN ORDINANCE AMENDING THE CODE OF ORDINANCES AND OFFICIAL ZONING MAP OF THE CITY OF HUMBOLDT, IOWA BY RE-CLASSIFYING CERTAIN REAL ESTATE FROM AN I-1 (GENERAL INDUSTRIAL) ZONING DISTRICT TO AN R-3 (MULTIPLE-FAMILY) RESIDENTIAL ZONING DISTRICT.”

Roll Call Vote: Ayes – Worthington, Whittlesey, Goodell, Sleiter, and Dominick. Motion carried.

Motion by Goodell, Second by Whittlesey to suspend the rules and waive the second and third readings of the aforementioned ordinance and to direct the City Clerk to publish it as Ordinance No. 2020-03.

Roll Call Vote: Ayes – Whittlesey, Goodell, Sleiter, Dominick, and Worthington. Motion carried.

Motion by Worthington, Second by Sleiter to approve the following proposed ordinance: “AN ORDINANCE PROVIDING THAT GENERAL PROPERTY TAXES LEVIED AND COLLECTED EACH YEAR ON ALL PROPERTY LOCATED WITHIN THE NORTH RESIDENTIAL URBAN RENEWAL AREA, IN CITY OF HUMBOLDT, COUNTY OF HUMBOLDT STATE OF IOWA, BY AND FOR THE BENEFIT OF THE STATE OF IOWA, CITY OF HUMBOLDT, COUNTY OF HUMBOLDT, HUMBOLDT COMMUNITY SCHOOL DISTRICT, AND OTHER TAXING DISTRICTS, BE PAID TO A SPECIAL FUND FOR PAYMENT OF PRINCIPAL AND INTEREST ON LOANS, MONIES ADVANCED TO AND INDEBTEDNESS, INCLUDING BONDS ISSUED OR TO BE ISSUED, INCURRED BY THE CITY IN CONNECTION WITH THE NORTH RESIDENTIAL URBAN RENEWAL AREA (THE NORTH RESIDENTIAL URBAN RENEWAL PLAN)”

Roll Call Vote: Ayes – Goodell, Sleiter, Dominick, Worthington, and Whittlesey. Motion carried.

Motion by Whittlesey, Second by Dominick to suspend the rules and waive the second and third readings of the aforementioned ordinance and to direct the City Clerk to publish it as Ordinance No. 2020-04.

Roll Call Vote: Ayes – Sleiter, Dominick, Worthington, Whittlesey, and Goodell. Motion carried.

Other Items Discussed: City Administrator – Announced that, so far, the junk and brush cleanups will go on as originally planned. He emphasized that the employees are kept at a distance from each other during cleanup activities. The City of Dakota City will also follow the original schedule for cleanups. City Clerk – Reminded everyone that although City Hall doors are locked, the staff is still there and available to assist whenever needed.

Motion by Worthington, Second by Whittlesey to schedule Monday, April 20, 2020 at 5:30 PM as the date and time for the next regular meeting of the Humboldt City Council and to adjourn this session at 6:47 PM. (5) Ayes, motion carried.

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Daniel E. Scholl, Mayor

Attest: \_\_\_\_\_  
Gloria J. Christensen, City Clerk