

City of Carter Lake City Hall
950 Locust St.
Regular City Council Meeting
Monday, February 20, 2017 – 7:00 p.m.

The Pledge of Allegiance

Mayor Waltrip called the regular meeting to order at 7:00 p.m.

Roll Call: Present: Mayor Gerald Waltrip, and Council members: Pat Paterson, Ron Cumberledge, and Barb Melonis, Frank Corcoran. Also present – Attorney Mike O’Bradovich and City Clerk Jackie Stender

Approval of the Agenda – Moved by Melonis, seconded by Corcoran; Ayes: Unanimous.

Consent agenda – Moved by Melonis seconded by Paterson to approve the consent agenda items, 01/18/17 Council minutes, January Financial reports, Abstract of Claims for January, Overtime reports, and Department Supervisors monthly reports. Ayes: Unanimous.

New Business:

Cumberledge moved to appoint Jason Gundersen to fill the vacancy for the late Mary Schomer, seconded by Corcoran. Ayes: Unanimous.

Public Hearing was held to hear public comments concerning the Development Agreement with Williams Enterprise, L.L.C. a/k/a Tighton Tools. No comments or written statements have been made to the Clerk’s office or the Council. Melonis motioned to close public hearing, seconded by Cumberledge. Ayes: Unanimous.

Cumberledge moved to appoint Mike Fitzpatrick and Terry “TJ” Hite to fill the vacancy on the Board of Adjustments, seconded by Melonis. Ayes: Unanimous.

Mike Werks, developer of the Hampton Inn project was present to appeal the Planning Board’s decision to deny installation of a 21 foot sign. Current zoning code does not allow for pole signs, 8 foot monument signs are allowed. Melonis motioned to grant the sign, and not force them to take the extra step going to the Board of Adjustments, seconded by Cumberledge. Ayes: Unanimous. The Council agreed they would like the Planning to revise the sign ordinance.

Cumberledge motioned to take no action to approve the Union Supposal that requested a three year extension to the current contract, seconded by Paterson. Ney: Corcoran Ayes: Melonis, Cumberledge, Paterson

Victor Skinner, Library Board member, requests the Council to approve the new job description for the Assistant Library Director and approve Genevieve Hawkins for the new position with pay increase to 12.50 per hours, request that the pay be retroactive January 1, 2017. Corcoran motioned to approve request, seconded by Melonis; Ayes: Unanimous.

Communications from Councilman Cumberledge.

The City currently has \$703,000 in savings from Hotel/Motel tax collection for the Community Center Fund and \$150,000 set aside for SplashPad Project. Ron would like to schedule a public workshop inviting the public to come provide input for future planning for the projects. Meeting will be schedule for Wednesday March 14 at 6:30 p.m.

Communication from Councilman Paterson

Paterson motioned to move forward with hiring JAS Pacific to handle residential building inspection services for the City. Motion died for lack of a second. Paterson wants to be on record to hire a certified inspector to handle permits.

Paterson requested an update on Grease Interceptors, the Mayor mailed letters 5 businesses, notifying each business of the code requirement that interceptors be installed for any food service business.

Communications from City Attorney O’Bradovich. The OMA2 Lodging Developer Agreement has a mistake in the agreement and a resolution is necessary to correct the name of the hotel and the number of rooms inside the

hotel. Cumberledge motioned to approve the resolution amending the OMA2 Lodging Development Agreement, seconded by Paterson. Ayes: Unanimous

Communication from Ray Pauly, Planning Board

Pauly thanked City Attorney for the informative letter concerning Lakeside for the next meeting on next Monday night. The other item was already answered earlier that the Board would like the Planning Board to review the sign ordinance and he will get it on the next regular agenda.

Melonis motioned to approve and authorize execution of the Development Agreement by and between the City of Carter Lake and Williams Enterprise, L.L.C., seconded by Corcoran. Ayes: Unanimous.

Paterson motioned to approve Resolution designating Schroer and Associates as Auditor for required audit for the 2016-17 Budget year, seconded by Corcoran. Ayes: Unanimous.

Cumberledge motioned to approve Resolution designating Daily Nonpareil of Council Bluffs as the main newspaper for publication requirements for the City of Carter Lake for 2017, seconded by Paterson. Ayes: Unanimous.

Melonis motioned to approve Resolution designating Gerald Waltrip, Ron Cumberledge and Jackie Stender as authorized signers for banking purposes, seconded by Corcoran. Ayes: Unanimous. Cumberledge abstained

Paterson motioned to approve Resolution approving depository for investments, funds shall be deposited with American National Bank of Carter Lake and Banker's Trust in amounts not to exceed \$10 million each and city shall invest funds with American National Bank and Banker's Trust in amounts not to exceed \$10 million each, seconded y Melonis. Ayes: Unanimous.

Resolution approving a public hearing to be scheduled for Monday, March 6 at 6 p.m. to receive public comments for the 2017-18 Budget, seconded by Melonis. Ayes: Unanimous.

Melonis motioned to approve and place on file the Audit Report for Fiscal Year Ending 06-30-2016, seconded by Corcoran. Ayes: Unanimous.

Melonis motioned to approve and place on file the 2015-16 Storm Water Report, seconded by Cumberledge. Ayes: Unanimous.

Adjourn at 8:20 p.m.

Jackie Stender
City Clerk

Gerald Waltrip
Mayor