

CARTER LAKE CITY COUNCIL MEETING  
MONDAY, APRIL 19, 2021

Mayor opened the meeting for a public hearing on the authorization of a loan agreement and the issuance of notes to evidence the obligation of the city concerning the sewer relining project. No additional oral or written comments received. Gundersen moved to close hearing, seconded by Wahl, motion was approve unanimously.

City Engineer, Mike McIntosh of Lamp Rynearson, presented an overview the past 10 months that have brought us to the point to approve the plans for the sewer relining project.

Mayor moved onto to the public hearing regarding the matter of the adoption of plans, specifications, form of contract and estimate of cost of construction concerning the sewer relining project. No additional oral or written comments received. Gundersen moved to close hearing, seconded by Kessler, motion was approve unanimously.

Meeting was called to order by Mayor Ron Cumberledge at 7:15 p.m. Roll of the council, present: Jackie Wahl, Pat Paterson, Keebie Kessler, Denise Teeple and Jason Gundersen; city attorney Mike O'Bradovich and city clerk Jackie Carl were present.

The agenda was reviewed, upon motion duly made by Gundersen, and seconded by Kessler, the agenda was approved; the motion was passed unanimously. Upon motion of Kessler seconded by Teeple, the consent agenda was approve that included claims, receipts and financial reports for March, motion was approved unanimously.

Attorney James Lang representing Williams Enterprise was present on behalf of Dan Williams. James has spoken with City Attorney O'Bradovich and they agreed that a private meeting could resolve the ongoing issues regarding the developer agreement that was signed in 2015. Paterson was nominated to join the Mayor in participating in this meeting. Dan Williams was present and introduced himself to the council and explained his business operations and Tighton Tools.

Concerning department supervisor reports, Mayor Cumberledge introduced Kendra Hollenbach as the new Parks and Rec Coordinator. Kendra will be working part time to get the summer programs up and running; Kendra spoke about her plans and hopes for the position. Lem provide the council with bid information to resurface several streets in town. Council agreed to move forward with the bid.

Mayor Cumberledge thanked everyone for attending the open house Q & A session that was held prior to the council meeting. The input and questions will be reviewed and evaluated by the planning committee. A second open house will be held in the future.

Mayor Cumberledge requested the councils' support in appointing Brandy McWilliams to the parks board. Kessler moved to approve appointment, seconded by Gundersen, motion was

approve unanimously.

Mayor Cumberledge has decided to assign tasks to council members: Teeple is asked to research options to fill the open position for water distribution operator and Wahl is requested to compile information regarding concerns about the lake water levels.

Councilman Paterson requested the councils' input concerning the Rental Inspection program. Council agreed they want to continue to pursue the program. Paterson will set up a meeting with the contractor and clerk will work on kicking off the program.

Planning board vice chairman, Ray Pauly and Ed Palandri discussed the recommendation from the planning board to amend the matrix and definition as follows: *Approve use in C-1 Limited Commercial District shall include: Amend the definition of 307 (a) Agricultural Sales and Services to read as follows: Establishments or places of business engaged in sale from the premises of feed, feed supplements, grain, fertilizers, farm equipment, pesticides and similar goods or in the provision of agriculturally related services with incidental storage on lots other than where the service is rendered. Or enclosed warehousing including the storage, distribution and handling of feed and feed supplements. Typical uses include nurseries, hay, farm implement dealerships, feed and grain stores, and tree service firms. And that the TABLE 4-1 "Use Matrix for "Ag Sales/Services" type in the Code shall be amended as an approved use that requires a Conditional Use permit (C) in the C-1 Zoning District.* The council does not want to take action at this time, would like to see the terms of the conditional use permit worked out and approved by the planning board before setting the public hearing to make changes to the Land Development ordinance.

Gundersen moved to approve resolution instituting proceedings to take additional action for the authorization of a loan agreement and the issuance of not to exceed \$1,828,000 sewer revenue capital loan notes, seconded by Kessler, motion was approved unanimously.

Kessler moved to approve resolution adopting plans, specifications, form of contract and estimate of costs for the sewer relining project, seconded by Gundersen, motion was approved unanimously.

CONCERNING: SERIES 2021A for \$2,190,000 (dollar amount subject to change) taxable general obligation local option sales and services tax refunding capital loan notes. (City Hall refinancing), Gundersen moved to adopt resolution approving the preliminary official statement, seconded by Teeple, motion was approved unanimously. Gundersen moved to adopt resolution approving bond counsel and disclosure counsel engagement agreement, seconded by Wahl, motion was approved unanimously.

CONCERNING: SERIES 2021B for \$2,000,000 (dollar amount subject to change) general obligation local option sales and services tax capital loan notes. (Community Center financing); Gundersen moved to adopt resolution approving the preliminary official statement, seconded by Teeple, motion was approved unanimously. Gundersen moved to adopt resolution approving bond

counsel and disclosure counsel engagement agreement, seconded by Kessler, motion was approved unanimously.

Gundersen moved to waive second reading of amendment to ordinance concerning no parking on Redick during school hours and proceed with the third and final reading, Teeple seconded the motion. Chief Kannedy recommended to add a No Parking zone on the north side of Redick between 9th and 11th Streets between the hours of 8 a.m. and 4 p.m. Gunderson moved to approve the third reading of amendment to ordinance, seconded by Kessler; motion was approve unanimously.

Gundersen moved to adjourn at 8:20 p.m. seconded by Paterson; motion was approve unanimously.

Jackie Carl  
Carter Lake City Clerk

Ron Cumberledge  
Mayor