

REGULAR SESSION – SEPTEMBER 21, 2015

The City Council met in regular session at 7:00 p.m. on September 21, 2015. Mayor Kelly Shaw called the meeting to order and on roll call the following members were present: Greg Marchant, Eric Mathieu, John Parker, Pam Pepper, Brad Ross and Greta Southall.

Susan Glick, 511 W. Boston, asked questions regarding the Local Option Sales Tax and additional property tax relief.

The consent agenda consisting of the following was approved on a motion by Mathieu and seconded by Pepper. Question was called for and upon the council member votes, the Mayor declared the motion carried unanimously.

Approve agenda

September 8, 2015 Minutes

Application - A renewal Class "C" Liquor License, Outdoor Area and Sunday Sales Privilege for The Hide Out - 204 E. Clinton Avenue

Set October 5, 2015 as a public hearing and first consideration to amend the sign ordinance

Set October 5, 2015 as a public hearing for a sign exemption request from Gary Ripperger at 205 S. Howard - request is to place a ground sign 2' from the property line - code requires 20'

Resolution No. 2015-28 authorizing execution of professional service agreement with HR Green, Inc. in an amount of \$38,400 for the Sanitary Force Main Repair (The complete resolution may be viewed at the City Clerk's Office)

Resolution No. 2015-29 approving listing agreement with Iowa Realty for the sale of real estate owned by the City of Indianola (The complete resolution may be viewed at the City Clerk's Office)

Sidewalk waiver (no curb and gutter) for Lot 7 Wesley Corners and Lot 1 and 33 Deer Creek Subdivision Plat 1

IDOT temporary easement purchase agreement at 410 S. Jefferson Way

RAS Pumping Improvements – project acceptance and retainage payment of \$8,250.00 in 30 days

Street closure request from Park and Recreation for their annual Children's Costume Party and Parade - October 31, 2015 from 7:00 a.m. - 1:00 p.m. - will close the inside lanes around the square

Street usage request from the Indianola High School Student Council - Homecoming Parade - October 1, 2015 from 4:00 p.m. - 7:30 p.m. - parade route includes starting at the Indianola High School, west on Ashland, south on Buxton, east on Salem, south on First Street then east on First Avenue

Claims on the computer printout for September 21, 2015 and August 2015 receipts

Hollie Askey, Executive Director, presented the WCEDC report.

The August 2015 City Treasurer's Report was approved on a motion by Pepper and seconded by Parker. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

A motion was made by Pepper and seconded by Parker to approve the 2015 Economic Development Strategic Plan. Question was called for and on voice vote the Mayor declared the motion carried unanimously.

Upon the final consideration of a request from Steve Darr of Deer Run Golf Course to rezone a portion of Lot 3 of the Deer Run Subdivision from C-2 (Highway Commercial) to R-5 (Planned Residential District) and locally known as the 300 to 400 Block of South Y Street, Parker moved and Marchant seconded to approve ORDINANCE NO. 1546 entitled, "AN ORDINANCE AMENDING THE MUNICIPAL CODE OF THE CITY OF INDIANOLA, IOWA BY REZONING LAND OWNED BY STEVE DARR (THORN TREE DEVELOPMENT CORPORATION) TO CHANGE THE ZONING CLASSIFICATION FROM C-2 (Highway Commercial) TO R-5 (Planned Residential District). On roll call the vote was, AYES: Ross, Marchant, Pepper, Mathieu, Southall and Parker. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the ordinance to be effective upon publication.

The Mayor announced that this was the time and place for the public hearing and meeting on the matter of the proposal to approve and authorize execution of a Development Agreement by and between the City of Indianola and Indianola IA Lodging, LLC, and that notice of the proposed action by the Council to enter into said Agreement had been published pursuant to the provisions of Section 364.6 of the City 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. Susan Glick, 511 W. Boston, asked if there would be any interest charged if the hotel didn't repay the forgivable loan and if they would be receiving any property tax relief. Staff stated that the company would have to repay the forgivable loan without interest being charged and they could apply for tax relief. Mike Wendel, Manager of Indianola IA Lodging, LLC, spoke in favor of the agreement. Whereupon, the Mayor declared the time for receiving oral and written objections to be closed. Council then considered the proposed action and the extent of objections thereto.

Whereupon, Council Member Ross introduced and delivered to the Clerk the Resolution hereinafter set out entitled "RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF INDIANOLA AND INDIANOLA IA LODGING, LLC", and moved that the Resolution be adopted. Council Member Mathieu seconded the motion. The roll was called and the vote was, AYES: Marchant, Pepper, Mathieu, Southall, Parker and Ross. NAYS: None. Whereupon, the Mayor declared the measure duly adopted.

RESOLUTION NO. 2015-30

RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF INDIANOLA AND INDIANOLA IA LODGING, LLC

(The complete resolution may be viewed at the City Clerk's Office)

It was moved by Pepper and seconded by Marchant to approve the following resolution entitled, "A RESOLUTION ON THE PUBLIC REFERENDUM TO AUTHORIZE THE IMPOSITION OF A LOCAL SALES AND SERVICE TAX IN THE CITY OF INDIANOLA, IOWA. On roll call the vote was, AYES: Mathieu, Southall, Parker, Ross, Marchant and Pepper. NAYS: None. Whereupon the

Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2015-31
A RESOLUTION ON THE PUBLIC REFERENDUM TO AUTHORIZE THE IMPOSITION OF A
LOCAL SALES AND SERVICE TAX IN THE CITY OF INDIANOLA, IOWA

(The complete resolution may be viewed at the City Clerk's Office)

A motion was made by Mathieu and seconded by Marchant to approve the following resolution approving the final plat of Deer Run Plat 7. On roll call the vote was, AYES: Southall, Parker, Ross, Marchant, Pepper and Mathieu. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION APPROVING
THE FINAL PLAT OF DEER RUN PLAT 7

(The complete resolution may be viewed at the City Clerk's Office)

It was moved by Pepper to approve the following IDOT Street Finance Report resolution. Marchant seconded the motion to adopt. On roll call the vote was, AYES: Mathieu, Southall, Parker, Ross, Marchant and Pepper. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO 2015-32 APPROVING
THE IDOT STREET FINANCE REPORT

(The complete resolution may be viewed at the City Clerk's Office)

The following resolution was approved on a motion by Mathieu and seconded by Parker. On roll call the vote was, AYES: Southall, Parker, Ross, Marchant, Pepper and Mathieu. NAYS: None. Whereupon the Mayor declared the motion carried unanimously and the following resolution duly adopted.

RESOLUTION NO. 2015-33
A RESOLUTION AUTHORIZING THE CERTIFICATION OF LIENS TO THE WARREN COUNTY
TREASURER FOR PURPOSES OF ASSESSING THE COST OF NUISANCE ABATEMENT
AGAINST PROPERTY

(The complete resolution may be viewed at the City Clerk's Office)

It was the consensus of the Mayor and Council to hold a Council Study Committee Meeting on October 5, 2015 at 7:00 p.m. to discuss the Economic Development Strategic Planning Report.

Meeting adjourned on a motion by Marchant and seconded by Parker.

Kelly B. Shaw, Mayor

Diana Bowlin, City Clerk