

REGULAR MEETING NO. 12
Council Chambers, City Hall

April 21, 2020
5:30 O'Clock P.M.

The meeting convened at 5:31 P.M.

In order to protect the health and safety of our citizens and staff and mitigate the spread of COVID-19, we are following the Proclamation of a State Public Health Disaster Emergency issued at 12:00 P.M. on Tuesday, March 17, 2020, which has been extended through April 30, 2020. Mass Gatherings or events of more than 10 people in attendance are hereby prohibited at all locations and venues. As a result, meeting attendance will be limited to *Elected Officials and Essential Personnel as it relates to items presented on the Council Agenda in Council Chambers*. Comments and/or questions will be accepted in writing at the door on the Fourth St. entrance. Our City Admin. will continue to evaluate the impact of COVID-19 on our community and will follow the guidelines and requirements of Wapello County EMA, the IDPH, and the CDC. The City will continue to record and broadcast meetings of the City Council on the YouTube channel so they are accessible to the public.

During Public Hearings, individuals can call **641-683-4581** to address the Council. During the meeting, Staff will reserve a minimum of **4** minutes for each Public Hearing Item to allow time for individuals to call in for questions/concerns.

Present were Council Member Roe, Meyers, Berg, Dalbey and Mayor Lazio. Council Member Stevens was absent.

Roe moved, seconded by Meyers to approve the following consent agenda items Mins. from Reg. Mtg. No. 11 on April 7, 2020 as presented; Ack. of March financial rpt and payment of bills as submitted by the Finance Dept.; Recommend appointment of Rick McFarland to the Planning and Zoning Commission, term to expire 4/1/2021 due to a vacancy and re-appointment of Mark Hanson and Leisa Walker to the Ottumwa Housing Auth., terms to expire 11/22/2021; Civil Service Commission Eligibility Lists for April 15, 2020: Police Officer - Entrance, Chief of Police - Promotional; Approve the appointment of Becky Bolin to the position of Police Officer for the Ottumwa Police Dept. effective on or about April 22, 2020; Consideration of Ack./Settlement Agt. between the City of Ottumwa and The Battery Store (616 Church St.); Consideration of Ack./Settlement Agt. between the City of Ottumwa and Hy-Vee, Inc. d/b/a Hy-Vee C Store (2457 North Court St.); Consideration of Ack./Settlement Agt. between the City of Ottumwa and Hy-Vee, Inc. d/b/a Hy-Vee Gas #1 (1027 North Quincy Ave.); Approve the Advantage Vision Plan Renewal Agt. with Avesis effective July 1, 2020; Approve the purchase of a Poly Blend polymer mixer from Vessco, Inc. for the quoted price \$12,990 for WPCF; Res. No. 68-2020, naming depositories for the City of Ottumwa, IA; Res. No. 74-2020, approve the contract, bond and cert of insurance for the Milner Street Reconstruction Project; Res. No. 75-2020, approve the contract, bond and cert of insurance for the Ward Street Bridge Replacement Project; Res. No. 76-2020, waive the Peddler/Transient Merchant licensing fees for participants in the Lemonade Day event within the City of Ottumwa; Beer and/or liquor applications for: Parkview Plaza (Hotel Ottumwa), 107 E. Second St.; Walgreens #1301, 327 W. Fourth St.; Casey's Gen. Store #1678, 346 Richmond; Casey's Gen. Store #1886, 504 W. Mary St.; Casey's Gen. Store #7, 1001 E. Main St.; Casey's Gen. Store #2208, 1603 W. Second St.; all applications pending final inspections. All ayes.

Dalbey moved, seconded by Roe to approve the agenda by moving Item G-1, Res No. 48-2020, authorizing the mayor to sign the IA DOT allowing Ottumwa Transit to receive State Funding to H-10. All ayes.

Fred Zesiger provided a Quarterly report on Main Street Ottumwa. Many events have been postponed or canceled due to COVID-19. We will host a virtual event tomorrow night to showcase the newly installed energy efficient lights on the Jefferson St. Bridge. Family First Chiropractic submitted an application for

the "Open for Competition" Grant; which has been submitted as one of out of the 19 throughout the state. Holly Berg was selected as the Volunteer of the Year by Main Street Iowa. Since Main Street Ottumwa's induction in 2006, we hit the \$20 Million benchmark this year.

Mayor Lazio inquired if there was anyone that wished to address an item on the agenda. There were none at the time; callers are reminded to call in when the item you want to discuss is on the floor.

City Engineer Dohlman presented on the 2017-2019 Energy Efficiency Improvements. This program began with energy audits performed by consultants from ClearResult and Michael's Energy in 2016. Calendar Yr 2017 was the first full year of the program where energy efficiency improvements were made. Following are totals of energy costs avoided for facilities within the three years: 2017 – \$53,408.31; 2018 – \$124,683.62; 2019 – \$230,671.38. The city was able to avoid almost \$400,000 in costs which is a pretty good investment.

Roe moved, seconded by Dalbey to approve the Addt'l Professional Engineering Services Agt with Garden & Associates for easement plats and descriptions (temp. and/or permanent) for the CSO, Blake's Branch Ph. 8, Div. 1 Project. Seven addt'l easements were identified from the original agt. on 10/18/19 that also required survey plats. All ayes.

This was the time, place and date set for a public hearing on the sale of City ROW property located at 2437 Northgate, Ottumwa, IA to JKAT Integrity Team, LLC doing business as ReMax Pride. PW Dir. Seals reported a large sign for this business sits on the described property and the IADOT is requiring that either the sign be moved or the City transfer ownership of the parcel of real estate to JKAT Integrity Team, LLC. The City is requiring that upon ownership of this property, JKAT would grant easements to the utilities affected. The parcel has been appraised at \$1500. No objections were received. Roe moved, seconded by Berg to close the public hearing. All ayes.

Meyers moved, seconded by Dalbey that Res. No. 57-2020, approving the sale of real estate to JKAT Integrity Team, LLC, d/b/a ReMax Pride and authorize the Mayor to sign the documents of conveyance, be passed and adopted. All ayes.

This was the time, place and date set for a public hearing on the sale of City owned property located at 117 S. Iowa Ave. in the City of Ottumwa, Wapello County, IA. Planner Simonson reported the buyer intends to use the property in conjunction with the church bldg. they purchased at 105 S. Iowa Ave. No objections were received. Meyers moved, seconded by Dalbey to close the public hearing. All ayes.

Roe moved, seconded by Dalbey that Res. No. 60-2020, accepting the offer and approving the sale of 117 S. Iowa Ave. to Whatsoever You Do, Inc., for the sum of \$125, be passed and adopted. All ayes.

Berg moved, seconded by Meyers that Res. No. 66-2020, approving Chg Order No. 4, in the amount of \$11,885.50 for the Main Street (Downtown Streetscape) Reconstruction project, be passed and adopted. PW Dir. Seals reported this Chg Order increases the contract; the new contract sum is \$5,150,566.38. All ayes.

Meyers moved, seconded by Roe that Res. No. 67-2020, authorizing the Mayor to sign the Airport CIP data sheets and related docs; and auth staff to submit related docs to the IADOT for the fiscal yrs 2021-2024, be passed and adopted. Airport Suprv Cobler reported amount of requested IDOT dollars (85%) and the local match required (15%). All ayes.

Roe moved, seconded by Dalbey that Res. No. 69-2020, recommendation to transfer operation of fixed route transit system (Ottumwa Transit) to 10-15 Transit with an effective date on or before July 1, 2020, be passed and adopted. City Admin. Rath explained that earlier this year, we passed Res. No. 19-2020 to continue the fixed route system with OTA. This meeting was a result of the IADOT requesting OTA and 10-15 to develop a MOU outlining services of each entity instead of having dual representation of services. Discussions continued after Res No. 19-2020 was passed; 10-15 provided a new proposal that incorporates all services into one; provides continuity of services; minimizes the risk to riders and staff; absorbs up to 12 employees from OTA to help mitigate the loss of jobs; and helps us address the tax levy.

Jay Allison of 10-15 stated we would love the opportunity to integrate the fixed route into our organization with the flexibility of services that we can provide.

Councilman Meyers stated I was part of the council that voted 5-0 to keep OTA services in January based on the presentation from OTA. They provided an accurate presentation; however, hearing the presentation by 10-15 presents additional questions. Would 10-15 later raise ridership rates after the initial take over? Hiring 12 drivers is not really a guarantee. What would happen to the bldg. that Ottumwa Transit owns? Transit has done everything that we have wanted them to do.

Jay Allison stated we've never raised any of our rates; we don't want to ask for anything more than what we need in the first year; it would be in the City's best interest for us to utilize Ottumwa Transit's bldg. as there's still useful life in the property and to not miss an opportunity to possibly sell the property as we will not have any future interest in it.

Councilman Roe stated all of us have had numerous calls on this topic; I was a bit disappointed after the decision to keep OTA services was made in January and then people were contacted by OTA stating there's no way we can serve your people; this put citizens at risk; we are better served in doing what is best for the masses instead of a vote that was based on misinformation.

Councilperson Berg stated she too received numerous calls and concerns; we must serve the people of the community; I didn't think we would be back here to vote again on this item. One of my questions is what if 10-15 doesn't continue with the fixed route after the transition – what happens?

City Admin Rath stated if this were to happen, then all assets that were transferred to 10-15 in this Agt. would be returned to the City to re-do the fixed route system; if 10-15 were to no longer offer the fixed route, it would come back to the City; or assigned to another entity if agreed to by 10-15 and City of Ottumwa.

Councilman Dalbey added part of our jobs is to provide the best transit service at the best price to citizens; our levy is high and rarely do we have the opportunity to improve the service and lower the cost.

Mayor Lazio received three calls today from concerned citizens. Oral comments/questions were received during the meeting; expressing objection to this Resolution.

Vote was taken; All ayes.

Meyers moved, seconded by Roe that Res. No. 70-2020, approve the master Agt with Kirkham, Michael & Assoc for Consultant Services at the Ottumwa Reg Airport and authorize the Mayor to sign the Agt, be passed and adopted. Airport Supv. Cobler stated only one proposal was received. The Airport Adv. Brd. approved the proposal at its April 14, 2020 mtg. Kirkham, Michael & Assoc. has been the City's

consultant for the past five yrs and was instrumental in the recent reconstruction of the City's runway project this past summer. Recommend extension of Master Agt. for five years. All ayes.

Roe moved, seconded by Dalbey that Res. No. 71-2020, approving the Supplemental Agt. No. 1 between the City of Ottumwa and Garden & Associates, Ltd. for ad'l Professional Engineering Services for preliminary site survey for design purposes for the Woodland Ave. Reconstruction Project, be passed and adopted. PW Dir. Seals reported the est. cost for the Agt was \$30,000; this will increase the contract by \$10,000. All ayes.

Meyers moved, seconded by Roe that Res. No. 72-2020, approving the amendment to the Agt between the City of Ottumwa and Veenstra & Kimm, Inc. to add design engineering services for the CSO, Blake's Branch Ph 8, Div 1 Project, be passed and adopted. PW Dir. Seals reported this amendment adds three separate sections to the base contract, for a total amount \$951,600 added to the base amount. All ayes.

Dalbey moved, seconded by Berg that Res. No. 73-2020, authorizing the Mayor to execute six Easement Agts for Construction and Maint of Public Improvements for the CSO, Blake's Branch Ph 8, Div 1 Project, be passed and adopted. PW Dir. Seals reported the easements are required to allow new construction across private property and allow for temp. right of access for future maint as needed. All ayes.

Roe moved, seconded by Meyers that Res. No. 77-2020, accepting the low bid and awarding the project for the Basketball Court Concrete Slab at the Ottumwa Park to McClure & Comp. Concrete, Inc. of Ottumwa, IA, in the amount of \$17,568.50, be passed and adopted. Parks & Rec Dir. Rathje reported five bids were received. This project was funded by a \$25,000 grant from the Wapello County Foundation. All ayes.

Meyers moved, seconded by Berg that Res. No. 78-2020, authorizing the City to reserve \$100,000 to cover costs associated with BVC due to lost revenue related to COVID-19, be passed and adopted. Exec. Dir. BVC, Hallgren, reported they were able to apply for a Grant from the Federal Cares Act to help pay payroll and utilities. Received a deposit of \$135,720 last wk that will cover payroll and utilities through the first week in June. Staff that is still able to work have helped prepare and distribute over 26,000 meals to the students of the Ottumwa School Dist. which is in support of our partnership with the YMCA and will be reimbursed from the YMCA.

Councilman Roe asked if we have depleted the funds now and are not allowed to open back up until July, what do we do then? What percentage/portion of this loss is VenuWorks taking on as a risk? I realize that BVC is a fantastic part of quality of life activities; but remind everyone that we just passed a budget that requires cutting eight public service officials in addition to several CIP; my level of concern is where we are spending our money during a very critical time. The language in this resolution is too ambiguous – reserve/set aside does not mean the same thing as pay current bills.

Councilperson Berg stated she was on the conf call (BVC brd.) when this was discussed and would like to know where the budget is currently sitting; where it is running behind and projections to show where this would be if events were still being held right now. Requests to have further discussion on this before it goes to vote.

Councilman Meyers stated what concerns him is the City and BVC are partners in this venture and we could see businesses disappear from COVID-19 pandemic; if we don't support our partner, we could lose them completely.

Councilman Roe stated his issue is making a vote on any estimates or suppositions; he wants to vote based on facts and numbers.

Vote taken: Ayes: Meyers, Berg. Nays: Roe, Dalbey. Motion failed.


Roe moved, seconded by Dalbey to table Res. No. 78-2020, authorizing the City to reserve \$100,000 to cover costs assoc. with BVC due to lost revenue related to COVID-19, and to hold a special work session to discuss this before it is voted upon again. Ayes: Roe, Berg, Dalbey. Nays: Meyers. Motion carried.

Res. No. 48-2020 was not an item that required a vote after passing Res. No. 69-2020, recommendation to transfer operation of fixed route transit system (Ottumwa Transit) to 10-15 Transit with an effective date on or before July 1, 2020.

There being no further business, Roe moved, seconded by Dalbey that the meeting adjourn. All ayes.

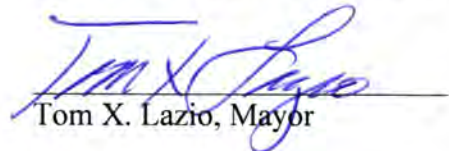
Adjournment was at 7:51 P.M.

ATTEST:



Christina Reinhard
Christina Reinhard, City Clerk

CITY OF OTTUMWA, IOWA



Tom X. Lazio, Mayor