

CITY OF VALLEY
PUBLIC HEARINGS
September 11, 2018

Present were: Mayor Smith, Council members Grove, Lewis & Ueckert. . Council member Stanzel was absent.

Mayor Smith noted the location of the open meetings act & stated those wishing to address items are asked to come to the podium, state name & address for the record.

Mayor Smith opened the hearing at 7:00 p.m. for public input & comment on the 2018-2019 budget.

C P A Kent Speicher reviewed the lid computation form, revenues, expenditures, general & bond levy & calculation of allowable growth increase. The proposed Valley Shores street project will be funded using Highway Allocation funds with a \$400,000 transfer from General to Streets. The Water extension project will be funded with a bond issue. The Sewer fund is depending on cash reserves & sales tax to fund expenditures this year. Park capital outlay will fund the proposed dog park.

There were no questions or comments.

The hearing was closed at 7:05.

Mayor Smith opened the hearing at 7:05 p.m. for public input & comment to set the 2018-2019 tax request.

Mr. Speicher noted that allowable growth, the un-used budget authority has increased significantly over the past three years

The general levy has decreased 1.78%, the bond levy will increase 1.71%, resulting in an overall decrease in property tax of \$4 per \$100,000 valuation.

There were no questions or comments.

The hearing was closed & the public hearings were adjourned at 7:09 p.m.

MINUTES
September 11, 2018

Mayor Smith called the meeting to order at 7:09 p.m. Present were mayor Smith; council members Grove, Lewis, Ueckert; city attorney Farnham; city clerk Suhr. Council member Stanzel was absent.

Proof of publication was on the council desk.

Mayor Smith led the Pledge of Allegiance then called for a moment of silence to honor the brave men & women who perished on 9/11 and for those who have served & who continue to serve.

Mayor Smith noted the location of the open meetings act, & stated one copy of all reproducible written material to be discussed at this meeting is available for examination or copying.

The Mayor invited anyone present who wished to address an agenda item & is not on the agenda to come forward at this time, noting they will have three minutes to speak.

There was no correspondence.

Grove moved to approve the agenda. Lewis seconded. Grove, Lewis, & Ueckert voted YES. NO; no one, motion carried.

Lewis moved to approve the consent agenda. Grove seconded. Lewis, Ueckert & Grove voted YES. NO; no one, motion carried. Items on the consent agenda were: Accept August 14 and 21, 2018 minutes, treasurer's report, August payroll, PeopleService report, August Library statistics and August 15 Cemetery Board minutes. Appoint Theresa Samson to Library Board to complete Bernie Smith's term and Jim Musson to the Library Board for a four year term. Approve D C West Homecoming parade route, bills paid during the month & bills presented for payment. **Supplies:** Ace 73.36; Amazon 855.15; Arps 2,127.50; Bauer 1139.00; Gurney 2353.95; Bomgaars 165.94; Core & Main 21251.50; Dick's 4.54; Dollar Gen 66.85; Haney 449.98; John Deere 811.61; Kirby 24.66; LaRue 53.66; Lincoln Winwater 1028.00; Lymam Richey 81.33; Menards 639.93; OfficeNet 171.28; Sherwin Williams 75.41; Shell 1664.88; US Bank 74.00; United Seed 765.00; Val Pharm 56.73; Vermeer 64.94; USPS 576.02; **Services:** Aflac 1138.32; Anderson 4650.00; BCBS 8834.87; BHE 113.19; Compass 20000.00 Cox 967.63; DCPG 268.76; DC Env 618.60; Elite Ins 1175.00; Everett's 1029.84; J Farnham 2625.00; FSB 5962.50; FNB 5962.50; Fremont Util 28890.90; LNM 769.00; Lien 92.00; LincFinc 712.80; M Matzen 776.60; NE Arbor 100.00; NE Sweep 2257.19; NCS 864.03; O & P 9295.53; Omni 2224.57; OPPD 15332.55; PeopleService 21100.00; Pap San 215.69; Pub Agency Train 350.00; Verizon 422.02; WindowPro 20.00; YMCA 9472.70; Ardons 217.40; **Taxes:** Fed 21043.39; NE 3159.34; **Reimburse/Refund:** Bluewater 69957.16; Menard 121118.43; Mallard 369080.14; 3 Pt Lake 259776.65; G Nordell 109.10; Warrior 500.00; Vencil Const 500.00; J Day, Sieber, Majestic, Landmark, J Reed, R Fitch, A Augustine, J Konz, S Lauvetz, C Link, P Telley, A Svacina, M Shaw, B Campbell, L Williams, C Yount, Frazell, J Humbert, 150.00 each.

Council member Ueckert moved to suspend the rules for consideration of Ordinance No. 714 entitled: AN ORDINANCE TO ADOPT THE BUDGET STATEMENT TO BE TERMED THE ANNUAL APPROPRIATION BILL; TO APPROPRIATE SUMS FOR NECESSARY EXPENSES AND LIABILITIES; TO PROVIDE FOR AN EFFECTIVE DATE. Lewis seconded. Ueckert, Grove, & Lewis voted YES. The following voted NO: no one. Motion carried.

Council member Grove moved for final passage. Lewis seconded. Grove, Lewis, & Ueckert voted YES. NO: no one, motion carried. A true, correct & complete copy is on file at city hall.

Council member Grove introduced, read & moved for passage of Resolution No. 2018-23 to set the property tax request at a different amount than the property tax request for the prior year. Ueckert seconded. Grove, Lewis & Ueckert voted YES. NO; no one, motion carried. A true, correct & complete copy is on file at city hall.

John Tomanek introduced his partner Paul Austin. & outlined their proposal to construct single family and duplexes on the 14 acre plot in the south east corner of Country Aire Addition. He requested a six month agreement with the city to allow the partners to get organized.

Following discussion, Council consensus was to informally grant four months, doing everything to encourage Mr. Tomanek & keep him informed if an offer comes in. Meanwhile the City will start the process to vacate the plat.

City Engineer – 2018 Water System Improvements – Greg Perry reported 3 bids were received. The engineer reviewed the bids & recommended the City award the contract to Carstensen Contracting Inc, low bid of \$1,581,838.60. The project will start in December or January with a completion date of July 15, 2019

Council member Lewis introduced, read & moved for passage of Resolution No. 2018-25 to authorize Mayor Smith to execute a contract with Carstensen Contracting, Inc for 2018 Water System Improvements. Ueckert seconded. Lewis, Ueckert & Grove voted YES. NO; no one, motion carried. A true, correct & complete copy is on file at city hall.

b. Flat Water Lakes – Phase I – The gravity sewer line is in place with work progressing on the force main & storm water sewer installation. Street construction can start October 1. He recommended approval to developer to pay Compass Pay request #2.

Council member Ueckert introduced, read & moved for passage of Resolution No. 2018-25 to authorize Access Bank to disburse to Compass Utility LLC, \$241,797.12 & to Olmsted & Perry, \$7,380.52 for work completed at Flat Water Lakes Phase 1. Grove seconded. Ueckert, Grove and Lewis voted YES. NO; no one, motion carried. A true, correct & complete copy is on file at city hall.

c. Meigs Street Pavement Resurfacing – Mr. Perry reported the project is complete & recommended approval of close out documents & final payment.

Council member Grove moved to approve engineer's acceptability of work & close out the Meigs Street Pavement Resurfacing project. Ueckert seconded. Grove, Lewis & Ueckert voted YES. NO; no one, motion carried.

Council member Grove introduced, read & moved for passage of Resolution No. 2018-26 to approve OMNI Engineering final pay request for Meigs Street Pavement Resurfacing project, \$2,224.57. Lewis seconded. Grove, Lewis & Ueckert voted YES. NO; no one, motion carried. A true, correct & complete copy is on file at city hall.

d. Highway 64 Drainage Improvements – Jim Olmsted reported drainage easements have been sent to Lyman Richey & the owner of the Weather Service property. Compass Utility will install 2 18" concrete culverts west of the existing culvert on West Valley Street. Public works will replace the concrete.

e. Deferred to city attorney report

f. Odor Control device training for PeopleService & Jake from the engineer's office was completed this week.

The monthly wastewater flows to Fremont were significantly reduced this month.

The proposed drive in theater at 300 Street & Highway 36 has submitted a request to connect to City sanitary sewer service.

Council member Grove reviewed dog park proposal location options. Option 1. The original located on South West Street. Option 2. Located in city park. Option 3. Also located in city park. Her recommendation was Option 2 which has more trees within the fenced area & water & parking facilities. Council member Lewis asked those present what they thought & there was little reaction with no opposition.

Grove moved to move ahead with option B. Ueckert seconded. Grove, Lewis & Ueckert voted YES. NO; no one, motion carried.

Food Truck Ordinance – Discussion included to simplify the sample ordinance, fees, distance from restaurants, trailer size, impeding traffic, police services & no restaurant affiliation. Mr. Farnham will draft an ordinance & send to Council before the next meeting.

City attorney – 11-e – Valley Shores Streets – Plans are to bid the project in November for spring construction. Mr. Farnham is drafting an agreement between the City & Valley Shores Homeowners.

Valhaven – There was a glitch in Medicare payments by the billing company which has been resolved.

His office is creating a spreadsheet for tracking expiration of Mallard Landing T I Fs.

The school storm water easements are on the desk of a person at DLR who will be returning from maternity leave September 17.

Mayor's Report - MAPA Annual meeting is October 3 at Mid-America Center, Council Bluffs, let the office know if you plan to go. D C West Homecoming Parade will be October 5 @ 12:45 p.m. End of fiscal year meeting is September 25, 7 p.m. Laura Bequette began training in the office September 4. Friends of the Library is hosting a reception for Garren Hochstetler whose final work day is September 20. Garren submitted a short introduction of Samantha Voshell who will begin duties as library director September 24. Jetco is installing SKADA's at Byarsville & Meigs Street lift stations & is completing some warranty work at the water treatment plant. Nate & Travis will install one new pump & starter this week. in the Gardiner Street Storm water pumping station. Mrs. Grimm's 1st grade class will be here Thursday @ 9 a.m. to tour city hall. Dewatering activity at the school construction site undermined a portion of Center Street. The contractor did some repair work & we are monitoring the integrity of the street. Rogert Park sidewalk replacement will be completed tomorrow. Paper towel dispenser in park rest room was vandalized & had to be replaced.

The meeting was adjourned at 8:15 p.m.

Mayor Carroll L. Smith

Clerk Joan Suhr

