



Newton City Council Agenda

August 19, 2024 - 6:00 PM

View the City Council Meeting:

In Person

City Hall - Council Chambers
101 W 4th St S, Newton, IA 50208

Television

Mediacom Channel
12/85/121.12

Online

newtongov.org/cablecast

Pledge

Pledge of Allegiance

Call to Order

1. Roll Call

Citizen Participation

2. This is the time of the meeting that a citizen may address the Council. After being recognized by the presiding officer, each person will be given three (3) minutes to speak. Elected officials will take comments into consideration; however, this time is not intended for a discussion or entering into a dialogue. Elected officials and City staff will not answer questions or debate a citizen during the *Citizen Participation* portion of the meeting

Consent Agenda

3. July 30, 2024, Special City Council Meeting Minutes
4. August 5, 2024 Regular City Council Meeting Minutes
5. Certify Police Officer Candidates List
6. Resolution canceling the September 3, 2024, City Council Meeting due to holiday scheduling and adding a Special City Council meeting to September 9, 2024
7. Resolution fixing the amounts to be assessed against individual private properties for the abatement of nuisance violations (Schedule No. 24-10)
8. Resolution levying assessments for costs of nuisance abatement and providing for the payment thereof (Schedule 24-09)
9. Resolution adopting a 3-year Disadvantaged Business Enterprise (DBE) program for the Newton Municipal Airport, City of Newton, Iowa
10. Resolution accepting completion of the Newton Airport Parallel Taxiway Reconstruction Project.
11. Resolution to Fix a Date for a Public Hearing on a Proposal to Enter Into a Water Revenue Loan Agreement and to Borrow Money Thereunder in a Principal Amount not to Exceed \$2,900,000
12. Resolution approving change order #1 for the W 4th St S Reconstruction Project

13. Resolution accepting completion of the purchase of pre-season salt for snow and ice control
14. Resolution approving change order #2 for the W 8th St N Bridge Approach Replacement Project
15. Resolution setting a public hearing and inviting proposals for the sale of property at 1117 North 3rd Avenue East, 1015 North 3rd Avenue East, and 211 East 12th Street North in Newton
16. Approve Bills

Public Hearing

17. Public Hearing on a Resolution Approving Sale of City-owned property at 1008-1010 East 8th Street North
 - The City acquired 1008 and 1010 East 8th Street North through the Newton D&D Program.
 - Notice of the public hearing was published in accordance with State of Iowa Code and offers have been received.
 - One offer, from Brooks Grease Management, LLC, was received in an amount of \$30,000 for the two properties with a commitment to either renovate or demolish the existing structure located at 1010 East 8th Street North.
18. Resolution Approving Sale of City-owned property at 1008-1010 East 8th Street North

Ordinance

19. Second consideration of an Ordinance Amending the Code of Ordinances, City of Newton, Iowa, 2016, Title VII, Chapter 70, Section 70.15, "Traffic and Parking Schedules Adopted by Reference", to make changes to street parking in the 500-700 block of W 3rd St S
 - The City received safety concerns regarding street parking in the 500-700 blk. of W 3rd St S.
 - The Traffic Safety Committee reviewed the situation and, based on established standards and policy, recommends restricting parking on both sides of the street.
 - 28 Surveys of the neighborhood were conducted with 7 residents approving of the proposed changes and 2 opposing.
20. Second consideration of an ordinance amending the code of ordinances, City of Newton, Iowa, 2016, Title V Public Works, By adding Chapter 53 Stormwater Utility
 - At the October 19, 2020, City Council Meeting, the Newton City Council approved the creation of a Stormwater Utility Ordinance, which was the result of the City of Newton's need for funds to be dedicated to the sole purpose related to stormwater activities.
 - The ordinance established the Equivalent Residential Unit (ERU) of Four Thousand (4,000) square feet of impervious area as the official unit of measurement and an initial ERU rate of \$4.00. The ERU rate increased to \$4.25 on July 1, 2022 and to \$4.50 on July 1, 2023.

- The initial ordinance did not include additional rate increases after July 1, 2023, and no increase is planned for July 1, 2024.
- Staff recommends increasing the ERU rate by twenty-five cents on July 1st of each year for the next five years starting on July 1, 2025.

Resolution

21. Resolution approving Marketing Agreement with Utility Service Partners Inc

- The NLC Service Line Program will utilize the City logo to brand the materials used to educate City residents/customers about our repair service plans.
- Program marketing literature clearly discloses that the Program and the City are separate entities.
- This program is completely voluntary, and the city does not receive any revenue or financial benefits from this program.
- The NLC Service Line Warranty Program will create all marketing materials with input from the City and will submit all marketing/communications materials to the City for final approval.

22. Resolution awarding contract for the Westwood Golf Course Clubhouse Project

- On September 13, 2022, Newton residents approved a park bond referendum, which included the construction of a new clubhouse at the Westwood Golf Course.
- Previous projects have been completed, including asbestos abatement, demolition, site grading, and utilities. This project will construct footings in preparation for the setting and construction of a 60' X 100' post-frame building by Morton Buildings, Inc.
- After the completion of the Morton Buildings, Inc. project, this project will continue with spray foam insulation within exterior walls, aluminum storefront systems, exterior openings, rigid insulation, roof insulation, and standing seam roof panels with required accessories, including gutter and downspouts.
- The apparent low bid of \$378,000.00 from Ball Team, LLC and Accurate Commercial, LLC is identical. Due to minor discrepancies in the proposal from Accurate Commercial, LLC, City Staff recommends that Council award the project to Ball Team, LLC of Urbandale, Iowa.

23. Resolution approving the purchase of thirteen new golf cars for Westwood Golf Course

- Westwood Golf Course maintains a fleet of 46 golf cars for rent, each of which generates \$16,000 in revenue in its 7-year lifespan.
- In order to maintain a quality fleet, a portion of the fleet is traded-in and replaced regularly.

- This resolution approves the purchase of 13 new golf cars, with a trade in of old golf cars, from Harris Golf Cars of Dubuque, Iowa for \$56,700.00.

24. Resolution approving the purchase of a greens mower for Westwood Golf Course

- A greens mower is essential for the high maintenance standard and efficiency in the daily operations at Westwood Golf Course.
- The purchase would replace a mower that was purchased in 2010 and is in dire need of replacement.
- Total cost of the purchase is \$43,951.75, to be paid for with Golf Fund.

Staff Report

25. Library Annual Update - Nicole Terry, Library Director

Mayor/Council Comments

26. Mayor and Council Comments

Closed Session

27. To Discuss Strategy with Counsel in Matters that Are Presently in Litigation or Where Litigation is Imminent Where its Disclosure Would be Likely to Prejudice or Disadvantage the Position of the Governmental Body in that Litigation, Which Discussions are Exempt from the Open Meetings Law Pursuant to the Provision of Section 21.5(1)(c), Code of Iowa 2024.

Return to Open Session

28. Return to Open Session

Adjourn

The City of Newton is pleased to provide reasonable accommodations, in compliance with the Americans with Disabilities Act, for those individuals or groups who require assistance to be able to participate in the public meeting. Should special accommodations be required, please contact the City Clerk's Office at least 48 hours in advance of the meeting, at 641-792-2787 to arrange for accommodations to be provided.

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