

NEWTON CITY COUNCIL MEETING MINUTES
MARCH 20, 2023, 6:00 PM

Pledge

Pledge of Allegiance

Acting Mayor Pro Tem Ervin asked everyone present to join in saying the Pledge of Allegiance.

Call to Order

1. Roll Call

The City Council of Newton, Iowa met in regular session at 6:00 P.M. on the above date in the Council Chambers at 101 West 4th Street South. ~~Acting~~ Mayor Pro Tem Ervin presided. Present Council Members: Hallam, Dalton, George, Ervin, Trotter, Wade. Absent: None.

Presentation

2. Airport Update - Ethan Nasalroad, Johnson Aviation, Executive Director presented an update on the Newton Airport.

Citizen Participation

3. During Citizen Participation, Mark Vickroy of 404 E 12th St PI N, spoke in appreciation of the City's D & D program which resulted in the construction of two new homes at 619 S 3rd Ave E.

Consent Agenda

Moved by George, seconded by Dalton to approve consent agenda items 4-12. AYES: Six. NAYS: None. Consent Agenda was adopted.

4. March 06, 2023 Regular City Council Meeting Minutes
5. Resolution levying assessments for costs of nuisance abatement and providing for the payment thereof (Schedule 23-02)
Resolution 2023-054 adopted.
6. Resolution fixing the amounts to be assessed against individual private properties for the abatement of nuisance violations (Schedule No. 23-03)
Resolution 2023-055 adopted.
7. Resolution Approving the Hiring of Randy's Lawn Care and Snow Removal for Watering of Plantings and District-wide Clean-up for the Newton Downtown SSMID
Resolution 2023-056 adopted.
8. Resolution approving a Telecommunications Licensing Agreement with Mahaska Communication Group – Phase 3
Resolution 2023-057 adopted.
9. Resolution to approve an agreement for professional services for the design work on the W 6th St S 800-1000 Block Widening Project
Resolution 2023-058 adopted.
10. Resolution ordering bids, approving plans, specifications and form of contract and notice to bidders, and ordering clerk to publish notice and fixing a date for receiving same, and for a public hearing on plans, specifications, form of contract and estimate of costs for the City Hall Skylight Replacement Project
Resolution 2023-059 adopted.
11. Resolution Setting a Public Hearing Date to Approve the 2023-24 Operating Budget for the City of Newton
Resolution 2023-060 adopted.
12. Approve Bills
13. Public Hearing
14. Public Hearing on a Resolution Approving Reinstatement and First Amendment to the Amended Purchase and Redevelopment agreement for Property at 1117 North 3rd Avenue East, 211 East 12th Street North, 124 East 4th Street North and 411 North 2nd Avenue East, Newton, Iowa
~~Acting~~ Mayor Pro Tem Ervin stated that this is the time and place for a Public Hearing on the above Resolution. There were no written comments. Mark Vickroy, 404 E 12th St PI N, spoke regarding concerns that he has of entering into an agreement with Pivotal GP Holding LLC (formerly Miller Valentine) and the sale of this property for \$1. Community Development Director, Erin Chambers, spoke noting that the City has had previous experience with Miller Valentine with Newton Senior Resident Housing which passed all requirements to receive its certificate of occupancy and has passed all property inspections to date without issue. The former Hatchery site has set empty for 16 years and this agreement would allow for development and a new property added to the tax base. Charlie Johnson, Development Director of Pivotal Housing Partners

discussed the name change from MVAH Holdings to Pivotal Housing Partners and their business standards. Moved by Trotter, seconded by Hallam to close the public hearing. AYES: Six. NAYS: None. The public hearing was closed.

15. Resolution Approving Reinstatement and First Amendment to the Amended Purchase and Redevelopment Agreement for Property at 1117 North 3rd Avenue East and 211 East 12th Street North, Newton, Iowa

Moved by George, seconded by Trotter to adopt the Resolution. During Council discussion, Hallam noted no other companies have shown interest in this parcel and we will be working with a company that has had other success in Newton. AYES: Six. NAYS: None. Resolution 2023- 061 adopted.

16. Public Hearing on a Resolution Approving the First Budget Amendment for Fiscal Year 2022-23

~~HA~~ Acting Mayor Pro Tem Ervin stated that this is the time and place for a Public Hearing on the above Resolution. There were no written comments. Moved by Trotter, seconded by Wade to close the public hearing. AYES: Six. NAYS: None. The public hearing was closed.

17. Resolution Approving the First Budget Amendment for Fiscal Year 2022-23

Moved by Dalton, seconded by Hallam to adopt the Resolution. AYES: Six. NAYS: None. Resolution 2023-062 adopted.

Ordinance

18. Third Consideration of an Ordinance Amending the Code of Ordinances, City of Newton, Iowa, 2016, Title IX, Chapter 90, "Animals"

Moved by Hallam, seconded by George to approve the third consideration of the Ordinance. AYES: Six. NAYS: None. Third consideration of the Ordinance was approved. Moved by Trotter, seconded by Hallam to adopt the Ordinance. Council discussion: Wade asked for clarification on tethering. Chief Burdess spoke on the matter. AYES: Six. NAYS: None. Ordinance 2426 was adopted.

19. First Consideration of an Ordinance amending The Code Of Ordinances, City Of Newton, Iowa, 2016, Title III, Chapter 30, Section 30.002, "Powers And Duties"

Moved by Wade, seconded by Hallam to approve the first consideration of the Ordinance. AYES: Five. NAYS: Dalton. First Consideration of the Ordinance was approved.

20. First Consideration of An Ordinance Deleting Property From the Tax Increment Financing District for the North Central Urban Renewal Area of the City of Newton, Iowa, Pursuant to Section 403.19 of the Code of Iowa

Moved by Dalton, seconded by George to approve the first consideration of the Ordinance. AYES: Six. NAYS: None. First Consideration of the Ordinance was approved. Moved by Hallam, seconded by Trotter to waive the second and third considerations of the Ordinance. AYES: Six. NAYS: None. Second and Third Considerations of the Ordinance were waived. Moved by George, seconded by Hallam, to adopt the Ordinance. AYES: Six. NAYS: None. Ordinance 2427 was adopted.

Resolution

21. Resolution Deleting Property from the North Central Urban Renewal Area
Moved by Hallam, seconded by Trotter to adopt the Resolution. AYES: Six. NAYS: None. Resolution 2023-063 adopted.

22. Resolution Approving the Development Agreement between the City of Newton, Iowa and Revenant Capital, LLC and Joshua Gillespe for 901 North 6th Avenue East

Moved by Trotter, seconded by George to adopt the Resolution. Council discussion: George was pleased that there is a buyer for this property. AYES: Six. NAYS: None. Resolution 2023-064 adopted.

23. Resolution Amending the Rental Housing Inspection Program Administrative Policy
Moved by Dalton, seconded by George to adopt the Resolution. Council discussion: Wade asked if the ad hoc committee was still available for citizens who had questions regarding the residential inspection process. Community Development Director, Erin Chambers said that citizens are welcome to file an appeal with the Building & Trades board if they have a specific concern about a property or a code item. Chambers also stated that some language has been revised in the Building & Trades Administration Policy to make the document flow better. AYES: Six. NAYS: None. Resolution 2023-065 adopted.

24. Resolution approving a Bond Purchase Agreement for the Sale of General Obligation Corporate Purpose Bonds, Series 2023A

Moved by Hallam, seconded by Trotter to adopt the Resolution. AYES: Six. NAYS: None. Resolution 2023-066 adopted at 7:14pm.

25. Resolution moving medical insurance coverage from fully insured to self-insured
Moved by George, seconded by Dalton to adopt the Resolution. AYES: Six. NAYS: None. Resolution 2023-067 adopted.

26. Resolution approving salary increase for City Administrator
Moved by Hallam, seconded by Dalton to adopt the Resolution of a salary increase of 2.75% for the City Administrator. AYES: Six. NAYS: None. Resolution 2023-068 adopted.

Staff Report

27. Mobile Food Vendor - Jarrod Wellik, Fire Chief
Wellik updated the council regarding the current mobile food vendor program. An annual license is required and is renewed one year from the date of approval. The mobile food unit is subject to an inspection by the Newton Fire Department or another approved inspection service. As of 3/15/2023, 91 mobile food unit licenses were issued (14 of those were inspected by the Newton Fire Department). The total staff time of office administration and inspection time for 2022 was 88.19 hours.
28. 2023 City Projects - Joe Grife, Public Works Director and Brian Laube, Community Services Director
Grife updated the Council on some current Public Works projects including: Union Drive, the reconstruction of the 200-400 blocks of W 4th St S, 2023 Downtown Streetscape Project, the reconstruction of the 800-1000 blocks of W 6th St S, the Traffic Signal Equipment Upgrade Project, the Alliant H-Structure Removal Project, the City Hall Skylight Replacement Project, and the Closure of Landfill Cells B & C. Laube updated the Council on some Community Services projects from the Park Bond Referendum: Westwood Clubhouse Project, Aurora Park Pickleball Courts, Maytag Pool Play Features, Sunset Park Dog Park and the Arbor Estates 2nd Addition.

Mayor/Council Comments

29. Mayor and Council Comments
Hallam recognized the expansion and new location of Dalton Farm Toys and Mowers, also noting an open house on Saturday, March 25th from 8am to 4pm. Acting Mayor Pro Tem Ervin spoke of RAGBRAI's announcement that Newton will be a meeting town for this summers event. He encouraged citizens to consider volunteering for this one day event, which will bring thousands of people through Newton.

Adjourn

Moved by Wade, seconded by Hallam to adjourn the meeting at 7:50pm. Motion unanimously carried by voice vote.


Katrina Davis, City Clerk


Michael L. Hansen, Mayor

