

SPRINGVILLE CITY COUNCIL
Regular Meeting Minutes
November 7, 2016

Mayor Roger Shebetka called the regular meeting of the Springville City Council to order at 6:00 pm in Springville City Hall.
Present on roll call: Councilpersons- Dennis Thies, Brad Merritt, Pat Hoyt, Penny Sindelar, and Mareta Ralston.

Also in attendance was Public Works Supervisor Todd Wyman, Jennifer Wyman, Dave Raue, Treva Davis, Robin Ballantyne, and Barb Randall and Jim Willis with Iowa Municipal Benefits Plan.

Motion by Thies, to approve the consent agenda, including Liquor License for Sally's on Broadway and Tax Abatement for 707 Wild Pine Court after completion date is corrected, second by Ralston, all ayes, motion carried.

Reports-

Mayor- Mayor encourages everyone to get out and Vote on Tuesday.

Councilpersons- Penny Sindelar wanted to remind everyone that Wednesday the high school volleyball girls will be playing in the state competition. Also now until December 31st, School Cents is going on at Lindale Mall.

Guests-

Barb Randal and Jim Willis with Iowa Municipal Benefits Plan were in attendance to present a new program aimed at assisting smaller communities with their employee benefit packages. Some discussion was held on compliance laws, and the changes in health care, along with how we would implement the process.

After all questions were answered, motion by Hoyt, to accept Policy #001-6020-1, a policy covering the Employee Benefit Package, and to utilize Jim Willis and Barb Randall with Iowa Municipal Benefits Plan as the cities agents, second by Thies, all ayes, motion carried.

Boards and Committees-

Please let it be known- The Springville Memorial Library Board voted to raise the salary of the one position that is currently below the new minimum wage threshold set by the Linn County Supervisors. That position was raised to \$8.25 per hour effective January 1, 2017.

Public Hearings-

-Mayor Shebetka opened the first public hearing at 6:18 p.m. The purpose of this public hearing is to inform the community of the city's intent to submit for a Sewer Rehab Grant. Matt Saur with MSA read the following:

CITY OF SPRINGVILLE
PUBLIC HEARING
CDBG SANITARY SEWER REHAB
NOVEMBER 7, 2016
6:00 PM

1. The City intends to make improvements to its wastewater system and intends to apply for Community Development Block Grant (CDBG) funding for construction in 2017.
2. The City is making improvements to the wastewater system to improve wastewater collection and treatment. The recommended improvements are identified through a Facility Plan prepared by MSA Professional Services that evaluates several alternative solutions for the City.
3. The proposed improvements will be funded through the use of:
 - IEDA CDBG Grant Funds \$416,000
 - DNR SRF Loan \$396,000
 - Estimated total project cost \$812,000
4. The application will be submitted before January 1, 2017 and if unfunded the application will be submitted quarterly thereafter throughout 2017 until funded.
5. At least 51% of the funds will benefit low-to-moderate income (LMI) persons. A LMI survey was completed in 2016 and the survey found that 52.42% of persons in Springville are LMI.
6. The proposed improvements will take place at and possibly adjacent to the existing wastewater collection system and treatment facility.
7. No displacement of persons or businesses will occur as a result of the program.

For questions or concerns, please contact Kim Donaldson, Springville City Clerk, City of Springville, 304 Broadway, Springville, IA 52336.

Mat has a tour of lift stations set up for Wednesday, Todd and Dennis will join him. Todd has talked with Roto Rotor about running a camera in the sewer line under 5th street. There is approximately 990 running feet, cost is by the hour at \$285 with an estimate of two hours. Councilman Hoyt asked if the residential lines can be checked as the camera goes by, Todd explained the camera is able to see up the lines for a visible check.

After no other comments, motion by Ralston, to close the public hearing at 6:25 p.m., second by Thies, all yes, motion carried.

-Mayor Shebetka opened the second public hearing at 6:26 p.m. The purpose of this public hearing is to inform the community of the cities' intent to submit an application for the CDBG Housing Rehabilitation Grant. Mat Saur with MSA read the following:

**CITY OF SPRINGVILLE
PUBLIC HEARING
November 7, 2016**

1. The city has collected 26 pre-applications from residents indicating a need for such a housing rehabilitation program. A Community Development and Housing Needs Assessment identified housing rehab for LMI residents as a priority November 2014. The recently completed comp plan also identifies housing as a need.

2. The program will be funded through the use of Housing Funds (CDBG) and commitment of city funds.

3. The application will be submitted by January 13, 2017, 11:59pm.

4. The application will request CDBG funding of \$244,994:

□ Rehab of 6 house \$149,994

□ Technical Services (Inspections, spec writing, construction oversight, lead-based paint inspection, clearance testing for lead dust) \$27,000, this fee is regulated by IEDA

□ General Admin (Attending council meetings, preparing draw requests, reporting to IEDA) \$20,000

□ Lead-based Paint Repairs \$45,000

□ Temporary Relocation \$3,000

5. The City's contribution of \$10,000 will be in addition to the CDBG funding and will be used to cover expenses not covered by the CDBG funding.

6. 100% of the funds will benefit low-to-moderate income persons.

7. A target area will be established in LMI areas within the city as established by a recent income survey and where there is a concentration of interest within the city as reflected in the sign-up forms. According to CDBG regulations properties within a flood hazard area are not eligible for assistance.

8. No displacement of persons or businesses will occur as a result of the housing rehab program.

9. No plans to assist displaced persons are in place as the program will not displace any household or businesses.

Temporary relocation assistance will be available to those required to leave the residence during interior lead-based paint disturbing activities. Assistance will include finding suitable housing and per diem if meals must be purchased from a restaurant.

10. The program will provide six (6) LMI homeowners with five-year forgivable loans to rehabilitate their homes, a maximum of \$24,999 for rehab. A mortgage in the amount of the rehabilitation will be recorded against the property. If the property remains the household's primary address for 5 years the mortgage is released. If the property is sold prior to the 5 year obligation the rehab cost are forgive 20% for each full year in the house after the completion of the work. There is additional funding available to cover the cost of repairing lead-based paint hazards. Properties must be brought up to current requirements of Iowa Economic Authority for rehabilitation using CDBG funding in single-family owner occupied houses.

For questions or concerns, please contact Liz Kemp, MSA Professional Services, Inc., 400 Ice Harbor Dr, Suite 110, Dubuque, IA 52001 or call 1-888-869-1214.

After no comments, motion by Thies, to close the public hearing at 6:30 p.m., second by Sindelar, all ayes, motion carried.

Maintenance Department-Todd presented the maintenance report, a few highlights, repaired the storm sewer intake on 8th street, had a funeral, continued leaf pick up and installed lights on city hall and flag pole.

Motion by Sindelar, to send letter of violation, fine, give 30 days to pay, and picture to individual who discarded cabinets at the yard waste site, second by Merritt, all ayes, motion carried. If fine goes unpaid, the event will be forwarded to the city attorney.

Clerks Office-

FYI, our website host did some upgrading without notification. Currently page is being worked on, thank you for your patience. The Presbyterian Church reported for Trunk or Treat, 15 decorated cars and approximately 160 kids attended. Robin Ballantyne was in attendance, Parks Board restocked Cox Lake Pond with 300 fish. Also MSA has delivered a flash drive with the Trails Study, so to be utilized for grant writing.

Motion by Sindelar to accept Resolution #34-2016, a resolution transferring funds, second by Thies, roll call vote, motion carried.

Motion by Thies to accept Resolution #35-2016, a resolution to early pay on the cities' general obligation bond, second by Hoyt, roll call vote, motion carried.

Motion by Merritt, to accept Resolution #36-2016, a resolution for debt service transfer and payment, second by Sindelar, roll call vote, motion carried.

Discussion to create Resolution #37-2016, a resolution to set aside Emergency Funds. Setting aside \$200,000, revisit each year at budget time, clerk to have banks bid CD rates.

Discussion on funding for proposed Capital projects. Options available are SRF loan, USDA, grants, and local banks. Clerk to have local banks bid rates.

Motion by Sindelar, to purchase the annual service agreement from 10-7-2016 till 10-6-2017, for Badger Meter Software and the Ranger, second by Thies, all ayes, motion carried.

Discussion on possible purchase of an aerial photo of the town, died for lack of a motion.

Discussion on citizen complaint, Use of Public Right-of-Way. Council to possibly revise this ordinance.

Motion by Hoyt, to adjourn, second by Ralston, all ayes, motion carried at 7:30 pm.

Next Regular Meeting Monday, November 21, 2016 at approximately 6:00 pm.

ATTEST: ___Kim Donaldson_____
City Clerk

____Roger Shebetka_____
Mayor