



GRINNELL CITY COUNCIL REGULAR SESSION MEETING
MONDAY, JUNE 7, 2021 AT 7:00 P.M.
IN THE 2ND FLOOR COUNCIL CHAMBERS OF CITY HALL
AND VIA ZOOM

<https://zoom.us/j/96830479640?pwd=YVcxRGZmMVRBZmcwR04yWVdHQmRFZz09>

MINUTES

Mayor Agnew called the meeting to order at 7:00 p.m. with all council members present.

White made the motion, second by Hueftle-Worley to approve the agenda. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by White to approve the consent agenda as follows:

- a) Previous minutes as drafted from the Monday, May 17, 2021, Regular Session.
- b) Previous minutes as drafted from the Monday, May 21, 2021, Special Session.
- c) Approve Liquor License renewals:
 1. Hotel Grinnell, 925 Park St. (ownership change).
 2. Kum & Go #22, 715 Lang Creek Ave.
 3. Kum & Go #222, 1002 West St.
- d) Approve Blake Pearson as Grinnell Volunteer Firefighter.
- e) Approve city claims and payroll claims from May 4, 2021, through and including June 7, 2021, in the amount of \$1,104,562.85.
- f) Review Campbell Fund requests.

AYES: 6-0. Motion carried.

The Council acknowledged receipt of the previous meeting minutes and communications as follows:

- a) Finance Committee minutes: May 17, 2021.
- b) Public Works & Grounds Committee minutes: May 17, 2021.
- c) Public Safety Committee minutes: May 17, 2021.
- d) Planning Committee minutes: May 17, 2021.
- e) Veterans Memorial Commission minutes: May 10, 2021.
- f) Library Board of Trustees minutes: April 28, 2021.
- g) May 2021 Monthly Building Permit Report.
- h) April 2021 Monthly Building Permit Report.
- i) April 2021 Central Park Campaign Report.
- j) April 2021 Veterans Memorial Building Campaign Report.

No action was taken.

The Mayor announced that this was the time and place for the public hearing on the proposal to enter into a development agreement with Grinnell Mixed Use, LLC d/b/a Merge Urban Development Group.

The Mayor then asked the Clerk whether any written objections had been filed by any city resident or property owner on the proposal to enter into a development agreement with Grinnell Mixed Use, LLC d/b/a Merge Urban Development Group. The City Clerk advised the Mayor and the City Council that no written objections had been filed. The Mayor then called for oral objections to the proposal, and none were made.

Hueftle-Worley made the motion, second by Davis to close the public hearing on the proposal to enter into a development agreement with Grinnell Mixed Use, LLC d/b/a Merge Urban Development Group. AYES: 6-0. Motion carried.

The Mayor announced that this was the time and place for the public hearing on proposed plans and specifications, proposed form of contract and estimate of cost for the construction of the Seal Coat project, for the city of Grinnell, Iowa.

The Mayor then asked the Clerk whether any written objections had been filed by any city resident or property owner on proposed plans and specifications, proposed form of contract and estimate of cost for the construction of the Seal Coat project, for the city of Grinnell, Iowa. The City Clerk advised the Mayor and the City Council that no written objections had been filed. The Mayor then called for oral objections to the proposal, and none were made.

Hueftle-Worley made the motion, second by Gaard to close the public hearing on proposed plans and specifications, proposed form of contract and estimate of cost for the construction of the Seal Coat project, for the city of Grinnell, Iowa. AYES: 6-0. Motion carried.

FINANCE COMMITTEE

Wray made the motion, second by White to approve Resolution No. 2021-98 - A resolution approving and authorizing execution of a development agreement by and between the City of Grinnell and Grinnell Mixed Use, LLC d/b/a Merge Urban Development Group. AYES: 6-0. Motion carried.

Wray made the motion, second by Bly to approve Resolution No. 2021-99 - A resolution setting public hearing for FY21 Budget Amendment. AYES: 6-0. Motion carried.

Wray made the motion, second by White to approve Resolution No. 2021-100 - A resolution setting the storm water utility rates effective July 1, 2021. AYES: 6-0. Motion carried.

Wray made the motion, second by Bly to approve Resolution No. 2021-101 - A resolution for monthly internal transfers of funds. AYES: 6-0. Motion carried.

Wray made the motion, second by White to approve Resolution No. 2021-102 - A resolution for monthly transfers of funds for trust and agency. AYES: 6-0. Motion carried.

Wray made the motion, second by Bly to approve Resolution No. 2021-103 - A resolution authorizing City Clerk/Finance Director to write-off as uncollectable certain water, solid waste, sewer, storm sewer accounts and accounts receivables. AYES: 6-0. Motion carried.

Wray made the motion, second by White to approve Resolution No. 2021-104 – A resolution approving a small business grant for Rummaging Around. AYES: 6-0. Motion carried.

Wray made the motion, second by Bly to approve special Campbell Fund request from the Grinnell Optimist Club for “Backpacks for Kids”. AYES: 6-0. Motion carried.

PUBLIC WORKS AND GROUNDS COMMITTEE

Hueftle-Worley made the motion, second by Wray to approve Resolution No. 2021-105 - A resolution approving proposed plans and specifications, proposed form of contract, estimate of cost for construction for 2021 Seal Coat Project. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Gaard to approve Resolution No. 2021-106 – A resolution awarding contract for the 2021 Seal Coat. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Wray to approve Resolution No. 2021-107 - A resolution setting a public hearing on proposed plans and specifications, proposed form of contract, estimate of cost for construction and directing publication of notice to bidders for the Southeast Area Sewer Rehabilitation Project for the City of Grinnell, July 6, 2021, at 7:00 p.m. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Gaard to approve Resolution No. 2021-108 – A resolution authorizing payment of contractor’s pay request No. 6 (Final) in the amount of \$20,454.75 to Unified Contracting Services, Inc. of Des Moines, Iowa for the Fuel System Improvements Project. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Wray to approve Resolution No. 2021-109 – A resolution accepting work on the Fuel Systems Improvement Project for a total of \$409,095.07 and paying the retainage of \$20,454.75. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Gaard to approve Resolution No. 2021-110 – A resolution authorizing payment of contractor’s pay request No. 1 in the amount of \$32,792.24 to Manatts, Inc. of Newton, Iowa for the Reed Street Reconstruction Project. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Wray to approve Resolution No. 2021-111 – A resolution authorizing payment of contractor’s pay request No. 1 in the amount of \$72,533.17 to Manatts, Inc. of Newton, Iowa for the Park Street Inlay (1st Ave to Railroad) Project. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Gaard to approve right-of-way work by Absolute Infrastructure for work in the east ditch of Hwy 146 (Priority Plastics). AYES: 6-0. Motion carried.

No action was taken on the request from Windsor Manor for removal of trees and brush at Arbor Lake. The Council requested that the request be sent to the Parks & Recreation Board for review.

The draft of FY '23 through '27 Capital Improvement Plan was reviewed. No action was taken.

An update was provided on preliminary work to assess conditions of Lake Nyanza and Arbor Lake.

PUBLIC SAFETY COMMITTEE

White made the motion, second by Hueftle-Worley to approve the fireworks display agreement. AYES: 6-0. Motion carried.

White made the motion, second by Davis to approve the Grinnell Chamber of Commerce request for road closures for the 4th of July parade. AYES: 6-0. Motion carried.

White made the motion, second by Hueftle-Worley to approve the request from 10th Avenue/10th Avenue Place residents for their 57th Annual 4th of July Parade to be held on Sunday, July 4, 2021, at 1:00 p.m., with line up starting at 12:30 p.m. AYES: 6-0. Motion carried.

No action was taken on the request from local merchants to close Main Street between 4th and 5th Avenue from 7 am to 4 pm on Saturday, July 17, 2021, for Ridiculous Day. The Council requested signatures from merchants on Main Street approving the closure of the street.

White made the motion, second by Davis to receive final draft of the EMS report and to direct staff to provide Council information on Fire/EMS services for six cities to which are municipalities to the Council and review the options going forward to determine the best EMS service. AYES: 6-0. Motion carried.

PLANNING COMMITTEE

Bly made the motion, second by Gaard to approve Resolution No. 2021-112 - A resolution approving and authorizing execution of the Iowa Economic Development Authority (IEDA) 2021 Rural Housing Assessment Grant Agreement. AYES: 6-0. Motion carried.

Bly made the motion, second by Davis to approve Resolution No. 2021-113 - A resolution of support for a Workforce Housing Tax Credit application on behalf of the Stella Ridge Project proposed by Hubbell Development at 11 11th Avenue. AYES: 6-0. Motion carried.

A proposal from Newkirk Consulting and Training to assist with Equity in Service Delivery work was reviewed. No action was taken.

ORDINANCES

White made the motion, second by Davis to approve the third reading of Ordinance No. 1494 – An ordinance amending the Code of Ordinances of the city of Grinnell, Iowa by amending provisions pertaining to water rates. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Bly to approve the third reading of Ordinance No. 1495 – An ordinance amending the Code of Ordinances of the city of Grinnell, Iowa by amending provisions pertaining to sewer user charges. AYES: 6-0. Motion carried.

Hueftle-Worley made the motion, second by Gaard to approve the second reading of Ordinance No. 1496 - An ordinance adding section 165.18A to the code of ordinances pertaining to zoning changes. AYES: 6-0. Motion carried.

INQUIRIES

There were no inquiries.

The meeting was adjourned at 7:32 p.m.

DAN F. AGNEW, MAYOR

ATTEST:

ANNMARIE WINGERTER, CITY CLERK