

## CITY COUNCIL MEETING

July 15, 2019

The City Council of the City of Montezuma met in regular session at Montezuma City Hall on July 15, 2019. The meeting was called to order at 6:00 p.m. with Mayor Simpson presiding.

**PRESENT:** Brownell, Willrich, C. Bolen, J. Bolen & Cline

**ABSENT:**

**ALSO PRESENT:** Mark Ewing, Andy Erselius, Laura Tish, Seth Smith, Michael Zydzik, Joe & Stacy Strong

The meeting was called to order at 6:00 p.m.

The consent agenda was approved on a motion by Councilmember J. Bolen and a second by Councilmember Brownell. Ayes: all, Nays: none.

- Minutes from July 1, 2019
- Claims
- Tax Abatement Applications: Joe/Stacy Strong & Jeff/Christy Sanger

**Resolution 19-07-01: A Resolution Proposing Sale and Authorizing Public Hearing for Sale of Certain Real Estate in Montezuma, Poweshiek County, Iowa – Lots #21 & 22 in South Diamond Addition.** Councilmember Willrich made the motion to approve the resolution with a second from Councilmember C. Bolen. Ayes: all, Nays: none.

Two applications were submitted for the Dangerous & Dilapidated Program. The properties are located at 501 East Wood Street, owned by Brant and Amy VerMeer and at 406 South 4<sup>th</sup> Street, owned by Brian and Julie Cline. Council reviewed both applications. Councilmember J. Bolen made the motion to approve Cline's application. A second was made by Councilmember C. Bolen. Councilmember Cline abstained from the vote due to owning the property being reviewed. Ayes: Brownell, Willrich, C. Bolen and J. Bolen. Nays: none. Councilmember Willrich moved to accept VerMeer's property as well. A second was made by Councilmember J. Bolen. Ayes: all, Nays: none.

Andy Erselius inquired about changing the start time for the home builder interest savings incentive offered by the City. He asked if they would consider waiting for his first payment draw before the 12-month incentive time period would start for reimbursement on his construction loan. The Council explained that the incentives in place offer a great deal already so Councilmember Cline made the motion to have the 12-month timeframe start at groundbreaking. Councilmember Willrich seconded the motion. The Council took a roll-call vote. Ayes: Cline, Brownell & Willrich, Nays: J. Bolen & C. Bolen. The motion passed. Erselius then asked if the new buyer of the spec home could take advantage of the tax abatement incentive being offered to the home buyers. After some discussion, Councilmember J. Bolen motioned to approve the abatement to the new home buyer. A second was made by Councilmember C. Bolen. Ayes: all, Nays: none. The tap fees and moving the subdivision sign were also discussed.

A motion to pay TK Concrete's final pay application for \$8,445.50 was made by Councilmember C. Bolen with a second by Councilmember Cline. Ayes: all, Nays: none.

Sanger requested the Council consider raising the cleaning deposit for the Montezuma Memorial Hall. Within the past couple of years, the City has invested a significant amount of money in refinishing the floor, replacing the HVAC units and repairing the wall from water damage. Keeping the hall in the best condition possible is a big deal for the entire community. Those that use/rent the space are instructed to take care of cleaning up after themselves when the event has

concluded. Sanger explained that this is not always the case. When the hall is not cleaned by the renter, the rule is that the deposit money is retained by the City. The regular rental deposit is currently only \$50. Too many times, the floor is not properly cleaned/maintained. Sanger then has to deal with the complaints of the deposit money not being returned. She suggests increasing the deposit amount to encourage the renters to clean up and take better care of the space. The Council agreed and Councilmember C. Bolen motioned to raise the cleaning deposit for a normal rental to \$100. A second was made by Councilmember Willrich. Ayes: all, Nays: none. The Council also instructed Sanger to make sure that all groups that use the Memorial Hall are fully aware of what is expected when they use the hall. Councilmember J. Bolen also raised the concern that the kitchen is in bad shape. She inquired if Community Development could come up with a plan or possibly find a grant to raise the funds to make some necessary improvements. Sanger said she would take this to the committee and see what they can come up with and report back.

John Breniman submitted a building permit for one of his lots at South Diamond Development. The Zoning Administrator came back with a few questions regarding the permit. One being, the location of the proposed shed in comparison to the house as well as starting construction on the shed before the house. The timeframe in which the start of the build needed to take place as well as when the building should be finished up was also addressed. Councilmember J. Bolen motioned to allow Breniman to start the shed before the home and then he shall abide by the declaration of covenants when dealing with the construction timeline. A second was made by Councilmember Willrich. Ayes: all, Nays: none.

Fusionfarm representatives, Michael Zydzik and Seth Smith, were present to discuss the proposed logo, marketing and new brand with the Council. It was explained that the logo and tag lines had been developed after several meetings with various members of the community and hours of analyzing their wants/needs, goals and future outlooks for the City of Montezuma. Change can be somewhat hard to swallow, but most of the Council have begun to embrace the proposed logo. Councilmember Brownell expressed his disapproval. A new website for the City as well as the school has been recommended by Zydzik and Smith. They would also suggest coordinating the two and begin to work together towards the common goal of building and strengthening both the City and school district. Councilmember C. Bolen stated that the stakeholders are looking to attract a different demographic of new residents that can help move the City in a positive direction and promote future growth. Mayor Simpson took a poll to see which councilmembers accepted the new logo and agree with moving forward with future marketing strategies with Fusionfarm. The poll results were as follows: Brownell, abstained not wanting to be a part of the campaign, Willrich: No, C. Bolen: Yes, J. Bolen: Yes, and Cline: Yes.

Other discussion pertained to how many residents are having water issues and how the storm water surcharge is playing a role in paying for the repairs and the rules for rangers being driven within city limits.

The meeting adjourned at 7:45 p.m. with a motion from Councilmember J. Bolen and a second from Councilmember C. Bolen. Ayes: all, Nays: none.

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City Clerk

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Mayor