

## Woodward Council Minutes

January 11, 2021

Mayor Folkerts called the Jan 11, 2021 meeting to order at 7:00pm. Roll Call: Present; Kirts, Gough, Stone, Bustad, Patel.

2) Motion Bustad to approve the agenda, 2<sup>nd</sup> Patel, MCU.

3) Motion Bustad to approve the Dec. 14, 2020 Minutes, 2<sup>nd</sup> Kirts MCU.

4) Griffith; 2021 is the 75<sup>th</sup> Anniversary of the Woodward Public Library. The library was started in 1946. Myrna will have something new on the website every month to tell the story of how the library got to where it is today. The Library Board has applied for a Grant with the Dallas County Health Dept. for a Story Walk. Myrna is asking for suggestions on where to put this because it will require about 15 posts to create the story. Myrna will contact Dallas and Boone County Conservation about the possibility of it being on the bike trail. A Grant is also being written for a digital sign for Main Street. The Library has matching funds, but is asking the City for some help with purchasing bricks and supplies. Research will be done for the cost of these materials. In November 2019 a committee was started with 2 Board Members, 2 city Council members, the Library Director and the Mayor in regards to library space. A meeting needs to be scheduled to start discussions on options for expanding. Officer Sprott gave the police report call-outs for 2020, which was around 900, and so far in 2021 is 25. Stone is starting to look at dates for the spring city wide clean-up. Gough will address nuisance later in the meeting. Patel will have a street committee meeting in the next couple of weeks. Bustad has spoken to MAFCO about the trees that separate the Depot parking and their property. Frank Manning told her they have bought property outside of town and will be moving their equipment out to that area. Bustad will hold off on doing anything with the trees until that equipment is moved.

5) Mayor Folkerts congratulates Officer Buck on becoming Chief Buck as of Jan. 1, 2021. There is discussion with Newland about the storage shed that was destroyed during the storm being relocated to the maintenance building with insurance money. For Council information, there was a letter sent to a resident regarding their water bill and the consequences for not paying that bill. The Council was given some documents to read through before the special session meeting scheduled for Thur., Jan. 14<sup>th</sup> at 7pm. A date also has been set for a budget workshop, on Thur., Jan. 21<sup>st</sup> at 6pm.

6) Motion Stone to discuss the purchase of property from the State of Iowa, 2<sup>nd</sup> Kirts. The City would like to purchase five acres from the State of Iowa for new ballfields. The property was Deeded to the State back in 1914. The State has been looking for the Deeds to go with this property. One Deed has been found, but the other may have been mis-indexed or the paper may have rotted away due to age. There are three options because of this scenario, to be able to proceed with sale of property. Option #1 is to wait 10 years to get a free and clear title from the State, neither the State nor the City want to do this. Option #2 is to go ahead with the sale with a Deed that has a stipulation attached to it that if someone challenged the property sale, the City would own the liability. Option #3 is a Quiet Title Action which goes through the court system to clear the title. That option will take time and money. Mr. Dalen stated that option #3 would be the right choice, but since there's no knowledge of the time or money it would take to get this through the courts, it may not be the best choice. Mr. Dalen suggested option #2 and receive a land patent deed from the State of Iowa and proceed with the sale, waiting the 10 years for the clear title. Once the 10 years are up an Affidavit of Possession filing needs to happen

with the Recorder's office. Mayor Folkerts will let his contact at the State know that the City is ready to move forward with the sale and chose option #2 and wait the 10 years for the clear title.

7) Motion Bustad to discuss the Annual Urban Renewal Report, 2<sup>nd</sup> Kirts, MCU. This is annual report that didn't change from previous year.

8) Motion Kirts to discuss a date for the Max Levy Public Hearing, 2<sup>nd</sup> Gough, MCU. Motion Kirts to set the date for the next City Council Meeting on February 8, 2021 at 7pm, 2<sup>nd</sup> Stone. Roll Call Ayes; Gough, Stone, Bustad, Patel, Kirts.

9) Motion Stone to discuss Resolution 2021-1 Resolution approving the contract and bond from Keller Excavating, Inc., 2<sup>nd</sup> Kirts, MCU. Mayor Folkerts spoke with Bob Veenstra after the pre-construction meeting and everything is on track. Motion Kirts to approve Resolution 2021-1 Resolution approving the contract and bond from Keller Excavating, Inc., 2<sup>nd</sup> Stone. Roll Call Ayes; Stone, Bustad, Patel, Kirts, Gough.

10) Motion Gough to discuss economic revitalization/economic incentives, 2<sup>nd</sup> Stone, MCU. Miche Crise, Hytel Boeland Properties, LLC, spoke regarding the new properties she has purchased on Main Street. Miche purchased 205 and 207 S Main Street and is applying for a Catalyst Grant through the State of Iowa to help in restoration costs. The maximum amount of the grant that can be awarded is \$100,000. A Catalyst Grant is applied for and runs through the City. There are some grant requirements from the City, for example; being able to show an In-Kind Match when applying. The preliminary application is due by January 29, 2021 and the final application is due April 16, 2021 with the awarding of the grant in June 2021. The idea for these buildings is to have rental units upstairs and store fronts down below. Miche asked the City Council for consideration with her list of In-Kind Match possibilities. The considerations that the Council approved and are considered part of the In-Kind Match are; setting up temporary electrical service, providing dumpsters/trailers for cleaning out the buildings, snow removal in front of the buildings until tenants are in the buildings, the water and sewer lines will be looked at by the public works employees, water meters will be installed with no charge until the water is turned on, and the City will provide sand or dirt to fill a large hole behind the building. Amy Bjork from Dorsey Whitney was on Zoom to talk to the Council about the possibilities of Urban Revitalization, tax abatements, the current Urban Renewal Area and TIF in regards to the downtown area. There are options available to the City to help encourage new businesses and residents. Gough expressed his faith in Miche, and her investment company, regarding this project and the application of the Catalyst Grant.

11) Motion Gough to discuss nuisance issues, 2<sup>nd</sup> Stone, MCU. There are some properties in town that are not removing snow after a storm. There are also some properties by the school where residents are parking on sidewalks and kids aren't able to walk through. Mayor Folkerts will get with Chief Buck to get these issues addressed and citations issued. Kirts is working on an abatement process to avoid the court system, which is backed up because of COVID-19.

12) Motion Bustad to discuss tree burning on the west side of the Landus property, 2<sup>nd</sup> Stone, MCU. Landus employees did a lot of clean-up after the Derecho. They now have a large pile of trees on the far west end of their property. They would like permission from the City to burn that pile outside of the approved open burning dates. Council approved them burning on a day when the wind is out of the west to avoid as much smoke in the City as possible.

13) Motion Stone to discuss Daniel Harless repair bill, 2<sup>nd</sup> Patel, MCU. This is an invoice billing Daniel Harless for the water main break that happened on Dec. 21, 2020. Council approved mailing the invoice to Mr. Harless.

14) Motion Kirts to discuss selling the police car, 2<sup>nd</sup> Stone, MCU. The new police pickup will be here the week of January 18<sup>th</sup>. The City would like to sell the 2012 Impala that is currently being driven. The equipment has been removed from the car. Some of that equipment was able to be taken to Karl Chevrolet to be put in the new truck. Sealed bids will be received at City Hall until Wed., January 20, 2021 at 3pm. The asking price of the car starts at \$2,000.

15) Motion Patel to discuss Yarn Bombing in our community, 2<sup>nd</sup> Gough, MCU. Jeanne Arends, Jan Kaiser and Mary Boyvey were available on Zoom to discuss what they'd like to do with this project and get approval to form a committee. The idea is to use crocheted items to decorate bikes, bike racks or local businesses with yarn designs that have been made by residents of our community. This committee will encourage all ages to participate and may use any fabric they would like; the decorations don't have to just be yarn. The Council gave approval for these ladies to move forward with a committee.

16) Motion Bustad to approve the payment of bills as presented, 2<sup>nd</sup> Patel. Roll Call Ayes; Gough, Stone, Bustad, Patel. Abstain; Kirts.

ACCESS SYSTEMS	MAINT	127.25
ACCO	SUPL	97.2
ACCU JET SEWER & DRAIN	MAINT	1,200.48
AFLAC	AFLAC	558.54
AGSOURCE LABS	TEST	829
ALLIANT	UTIL	5,859.50
AMAZON	BOOKS	109.26
BAKER & TAYLOR	BOOKS	153.93
BLACK HILLS	UTIL	464.19
BLUE FLAME FUELS	FUEL	1,447.75
BLUETARP FINANCIAL	MAINT	183.95
BOKF NA	PROF FEES	300
BOMGAARS	CLOTHING	72.58
BOOT BARN	CLOTHING	161.49
CARGILL INC-SALT DIVISION	SALT	5,236.03
CASCADE PUBLIC LIBRARY	BOOKS	10
CENGAGE LEARNING	BOOKS	109.76
CARDMEMBER SERVICE	MAINT	467.23
DAY UPHOLSTERY	MAINT	250
DIAM PEST CONTROL	MAINT	115
DICK'S FIRE EXTINGUISHER	MAINT	514.8
EFTPS	FED/FICA TAX	6,648.42
FOX POINTE PUBLISHING	BOOKS	170.74
GATEHOUSE-DB IOWA		
HOLDINGS	LEGALS	488.39
GWORKS	FORMS	87.43
HARLAND ACE HARDWARE	SUPL	14.99
IOWA ASSN MUNICIPAL		
UTILITIES	DUES	468.35
IOWA LIBRARY ASSOC	DUES	80

IPERS	IPERS	4,240.82
KS STATEBANK	CONTRACT	7,499.35
LIBERTY NATIONAL LIFE INS	LIBERTY	95.76
LOOKOUT BOOKS	BOOKS	142.91
MENARDS	SUPL	201.53
MICROMARKETING	AUDIO	34.99
MINBURN TELECOM	PHONE	680.76
O'REILLY AUTO PARTS	MAINT	50.94
OMNISITE	MEMBERSHIP	276
CARD SERVICES	CLOTHES	49.99
REVEAL	SUBSCRIP	30
S&S WORLDWIDE	PROGRAMS	60.09
SCHWINGER LAWN SERVICE	CLEANUP	14,700.00
SMITH TIRE II	MAINT	840
SMITHSONIAN	SUBSCRIP	11
TITAN MACHINERY	MAINT	161.65
TREASURER EXCISE TAX	EXCISE TAX	804
TREASURER, STATE OF IOWA	STATE TAX	1,142.00
TREASURER STATE OF IOWA	SALES TAX	1,035.00
VEENSTRA & KIMM	ENGINEERING	5,139.10
VERIZON	PHONE	86.47
WALTERS SANITARY	GARBAGE	5,887.97
WELLMARK BLUE CROSS	INSURANCE	4,584.29
WOODWARD FIRE DEPT.	FEES	8,219.50
WOODWARD PO	POSTAGE	307.5
CITY OF WOODWARD	POSTAGE	76.5
WOODWARD RESOURCE	WATER	1,825.67
Accounts Payable Total		84,410.05
Total Payroll Paid		20,893.06
GENERAL		23,877.63
ROAD USE TAX		17,978.87
EMPLOYEE BENEFITS		4,411.80
EMERGENCY TOTAL		436.14
LOCAL OPTION SALES TAX		26,679.09
TIF COMMERCIAL		3,450.52
TIF WEST WINDS		67.86
TIF IRONWOOD		3,376.34
DEBT SERVICE		345,452.32
WATER		34,823.69
SEWER		44,988.50
STORM SEWER		4,007.29
TOTAL FUNDS		509,550.05

17) Mayor/Council Comments: Bustad mentioned the bike trail and residents doing the snow removal. Mike Wallace from Dallas County Conservation has said they don't mind if it gets cleaned off, but there are not to be any cars on the bike trail unless it is a police car. Mayor Folkerts would like to see the parking lot plowed by the City employees after a snow storm. Stone inquired about 204 S Main St, still unsure of what will be going into that space. Mayor Folkerts thanked the Council for all of their work. He also reminded the Council he would like some feedback regarding incentives for the downtown area.

Motion Gough to adjourn at 9:06pm, 2<sup>nd</sup> Patel, MCU.

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Angie Hoyt, City Clerk

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Attest: Todd Folkerts, Mayor