

reviewed the Super-Wal-Mart development process. Some Planning and Zoning and Council members initially met with Wal-Mart executives to start the site evaluation process. After site selection the City had proposed that Wal-Mart conduct a Traffic Study for the 218 corridor and moved forward with a developer's agreement as a result of infrastructure impacts. Mr. Crayne stated that the Traffic Study identified Technology Place and Oak Ridge Circle as a potential high risk intersection. Wal-Mart did not want to fund 218 improvements and preferred restructuring around their facility. Wal-Mart has agreed to water and sewer infrastructure extensions, traffic signal and extension of 29th Avenue, drainage detention, compliance with DOT standards, participation in the Traffic Study and sidewalk and trail extensions. The Wal-Mart development had accelerated the need for 218 improvements. Discussion followed on access points of 218 corridor. Council questioned whether other capital projects would suffer if improvements were made to said corridor.

Moved By: Grace **Seconded By: Kramer**
Second Reading of Ordinance 840, An Ordinance Amending the Zoning Ordinance of Waverly, Iowa Providing for Rezoning for the Wal-Mart Supercenter from C-2, Commercial District and A-1, Agricultural District to all C-2, Commercial District is hereby approved.
Yes: 4 **No: 2 (Kramer, Ecker)** **Absent: 1**

Resolution 05- 47, A Resolution Proposing an Easement Vacation for the Wal-Mart Supercenter and Set Public Hearing.

Moved By: Grace **Seconded By: Ribich**
Resolution 05-47, A Resolution Proposing an Easement Vacation for the Wal-Mart Supercenter is hereby approved and hereby sets April 4, 2005 at 7:00 P.M. in the Council Chambers at City Hall as the date, time and place for a public hearing.
Yes: 6 **No: 0** **Absent: 1**

C. TABLED ITEMS.

D. VISITORS / PUBLIC COMMENTS.

Council announced that the Golf Course would open on Wednesday at noon.
An audience member thanked Council for conducting the Council Meetings in an open manner.

E. CONSENT AGENDA.

1. Pay Request from Design Alliance, Inc. in the amount of \$4,346.10 for the Waverly Public Services Facility.
2. Class C Liquor License for the Waverly Golf & Country Club.
3. Pay Request from Iowa Northland Regional Council of Governments in the amount of \$565.37 for the Housing Rehab.

4. Pay Request from Northland Regional Council of Governments in the amount of \$277.35 for Lead Based Paint II.

Moved By: Kramer

Seconded By: Ribich

Items 1-4 on the Consent Agenda are hereby approved.

Yes: 6

No: 0

Absent: 1

F. REGULAR BUSINESS.

1. **Resolution 05- 48, A Resolution of the City Council of the City of Waverly, Iowa, Awarding Bids to Contractors for Projects Number One and Two in the Waverly Housing Rehabilitation Program.**

Moved By: Ecker

Seconded By: Ribich

Resolution 05-48, A Resolution of the City Council of the City of Waverly, Iowa, Awarding Bids to Richard Magnall Carpentry in the amount of \$11,214 for Project Number One and in the amount of \$10,307 for Project Number Two in the Waverly Housing Rehabilitation Program is hereby approved.

Yes: 6

No: 0

Absent: 1

2. **Resolution 05-49, A Resolution Appointing Paying Agent, Bond Registrar, and Transfer Agent, Approving the Paying Agent and Bond Registrar and Transfer Agent Agreement and Authorizing the Execution of the Agreement for \$1,290,000 General Obligation Bonds, Series 2005.**

Moved By: Ribich

Seconded By: Kramer

Resolution 05-49, A Resolution Appointing Paying Agent, Bond Registrar, and Transfer Agent, Approving the Paying Agent and Bond Registrar and Transfer Agent Agreement and Authorizing the Execution of the Agreement for \$1,290,000 General Obligation Bonds, Series 2005 is hereby approved.

Yes: 6

No: 0

Absent: 1

3. **Approve Tax Exemption Certificate for \$1,290,000 General Obligation Bonds, Series 2005.**

Moved By: Boorum

Seconded By: Ecker

The Tax Exemption Certificate for \$1,290,000 General Obligation Bonds, Series 2005 is hereby approved.

Yes: 6

No: 0

Absent: 1

4. **Approve Continuing Disclosure Certificate for \$1,290,000 General Obligation Bonds, Series 2005.**

Moved By: Kramer

Seconded By: Ribich

The Continuing Disclosure Certificate for \$1,290,000 General Obligation Bonds, Series 2005 is hereby approved.

Yes: 6

No: 0

Absent: 1

5. **Resolution 05-50, A Resolution Authorizing and Providing for the Issuance of 1,290,000 General Obligation Bonds, Series 2005 and Levying a Tax to Pay Said Bonds).**
Moved By: Ecker **Seconded By: Ribich**
Resolution 05-50, A Resolution Authorizing and Providing for the Issuance of 1,290,000 General Obligation Bonds, Series 2005 and Levying a Tax to Pay Said Bonds) is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
6. **Resolution 05-51, A Resolution Awarding Contract for Four Full Size 4-Door Police Equipped Sedans.**
Staff informed a member of the audience that the City sets aside reserve funding for police cars yearly. A new fire truck, a public safety capital equipment expense would be funded through local option sales tax revenues.
Moved By: Boorum **Seconded By: Ribich**
Resolution 05-51, A Resolution Awarding Contract to Dewey Ford of Ankeny, Iowa in the amount of \$81,945 for Four Full Size 4-Door Police Equipped Sedans is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
7. **Resolution 05-52, A Resolution Approving Contract Documents for Dry Run Creek Improvements – 2005.**
Moved By: Ribich **Seconded By: Grace**
Resolution 05-52, A Resolution Approving Contract Documents for Mätt Construction for the Dry Run Creek Improvements – 2005 is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
8. **Resolution 05- 53, A Resolution Approving Contract Documents for the Sidewalk Improvements – 2005.**
Discussion followed on 4th Street SW sidewalks and a sidewalk assessment program.
Moved By: Kramer **Seconded By: Ecker**
Resolution 05-53, A Resolution Approving Contract Documents Mätt Construction for the Sidewalk Improvements – 2005 is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
9. **Third Reading of Ordinance 839, An Ordinance Amending Chapter 100 of the Waverly Municipal Code Regarding Sign Requirements.**
Moved By: Grace **Seconded By: Ribich**
Third Reading of Ordinance 839, An Ordinance Amending Chapter 100 of the Waverly Municipal Code Regarding Sign Requirements is hereby approved.
Yes: 6 **No: 0** **Absent: 1**

10. **Second Reading of Ordinance 841 Amending Chapters 8.3(1) and 10.4(2) of the Waverly Municipal Code Regarding Mayor and Councilmember Compensation.**
Moved By: Ribich **Seconded By: Ecker**
Second Reading of Ordinance 841 Amending Chapters 8.3(1) and 10.4(2) of the Waverly Municipal Code Regarding Mayor and Councilmember Compensation is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
11. **Third Reading of Ordinance 838, An Ordinance Amending Sewer Rates, Charges and Minimum Rate.**
Moved By: Ecker **Seconded By: McKenzie**
Third Reading of Ordinance 838, an Ordinance Amending Sewer Rates, Charges, and Minimum Rate is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
12. **Resolution 05-54, a Resolution Awarding Contract for the Bituminous Seal Coating Project - 2005.**
Moved By: Kramer **Seconded By: Grace**
Resolution 05-55, a Resolution Awarding Contract to Steffes Construction of New Hampton in the amount of \$77,556.80 for the Bituminous Seal Coating Project - 2005 is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
13. **Resolution 05-55, a Resolution Awarding Contract for the 2005 Hangar Construction – Waverly Municipal Airport.**
Moved By: Ribich **Seconded By: Ecker**
Resolution 05-55, a Resolution Awarding Contract to Shadwick Construction of Independence in the amount of \$ 56,000 for the 2005 Hangar Construction – Waverly Municipal Airport is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
14. **Resolution 05-56, a Resolution Approving Contract, Bonds & Insurance for the 10th Avenue SW Water Main Loop Project.**
Moved By: Boorum **Seconded By: Ribich**
Resolution 05-56, a Resolution Approving Contract, Bonds & Insurance for Happel Excavating for the 10th Avenue SW Water Main Loop Project is hereby approved.
Yes: 6 **No: 0** **Absent: 1**
15. **Report on Bids for the Harlington Crypt.**
Parks and Recreation Director Ray informed the Council that the City received one bid for the Harlington Crypt project and it was substantially over the budgeted amount. The architect is reviewing the project and will make a recommendation on how to proceed. Some of the renovation will be completed by City staff. Mr. Ray will also publicize for donations.
Moved By: Grace **Seconded By: Kramer**
Reject bid for the Harlington Cemetery Crypt Project and direct staff to explore alternative plans with the architect to complete project is hereby approved.
Yes: 6 **No: 0** **Absent: 1**

16. **Approval of February Cash Disbursements.**
Moved By: Ecker **Seconded By: Ribich**
The February Cash Disbursements are hereby approved.
Yes: 6 **No: 0** **Absent: 1**
17. **Mayoral Appointments.**
Moved By: Ecker **Seconded By: Grace**
The Mayoral Appointment of Denise Timmerman to the Library Board is hereby approved:
Yes: 6 **No: 0** **Absent: 1**

G. BOARDS AND COMMISSIONS.

1. Boards and Commissions.
Airport
2. Reports.
Senior Citizens Group, Inc. of Waverly, Iowa – April 2nd Open House
3. Communications.

H. ADJOURNMENT.

Moved By: Boorom **Seconded By: Ribich**
That the City Council Meeting be adjourned.
Yes: 6 **No: 0** **Absent: 1**
Council adjourned at 8:31 P. M.

Ivan J. Ackerman, Mayor

Attest:

Richard J. Crayne, City Administrator