

Study Session Meeting Minutes

September 24, 2007 ~ 7:00 p.m.

A. CALL TO ORDER.

1. **Tour the Wartburg-Waverly Wellness Center to Observe Construction Progress.**

Mayor and Council toured the Wartburg-Waverly Wellness Center to Observe Construction Progress from 6:00 p.m. – 6:45 p.m. The Council recessed until 7:00 p.m. where the meeting reconvened in the Council Chambers at City Hall. Mayor Ackerman presided. Council members present were: Cyndi Ecker, Gene Lieb, Gary Grace, Gary Boorum, Connie Rasmussen, Fred Ribich and Duane Liddle. Absent: none.

2. **Approve Agenda as Printed or Add Items for Discussion Only.**
Moved By: Rasmussen

That the agenda for this Council Meeting as prepared is hereby approved.

Yes: 7 No: 0 Absent: 0

B. VISITORS / PUBLIC COMMENTS.

Members of the public only.

C. TABLED ITEMS.

1. **Approve Change Order to Engineering Services for 4th Street SW Drainage, Grading and Sidewalk Improvements.**

Not ready to take action.

D. CONSENT AGENDA.

1. **Two Outdoor Service Permits for the Fainting Goat.**

2. **Class C Liquor License for El Senor Tequilla II (the old Risky Business).**

Bo Blake, representing Fainting Goat, informed Council that he no longer wanted approval for the October 5th – 8th application but did need the Outdoor Service Application for October 19th through the 22nd approved.

Moved By: Ecker

Item 1-2 on the Consent Agenda are hereby approved.

Yes: 7 No: 0 Absent: 0

E. REGULAR BUSINESS.

1. **Resolution 07-89, A Resolution of the City Council of the City of Waverly, Iowa, Approving Application to the Iowa Department of Transportation for Iowa Clean Air Attainment (ICAAP) Funding and Directing Execution of Said Application by Waverly City Council for the 10th Avenue South Corridor.**

Andrea White of INRCOG who prepared the application for the Iowa Clean Air Attainment Program Funding to construct the proposed 10th Avenue South Extension project from 4th Street SW to East Bremer Avenue informed Council that the City changed its request to \$1,000,000. Ms. White informed the Council that the City has a better chance of receiving \$1,000,000 in grant money because the IDOT usually awards projects for larger metropolitan areas. The City should get a response by the first part of 2008. The City was not successful at this time in receiving Federal Earmark funds. Other proposed funding may include expansion of the City's Urban Renewal District for TIF funding.

Moved By: Rasmussen

Resolution 07-89, A Resolution of the City Council of the City of Waverly, Iowa, Approving Application to the Iowa Department of Transportation for Iowa Clean Air Attainment (ICAAP) Funding and Directing Execution of Said Application by Waverly City Council for the 10th Avenue South Corridor is hereby approved.

Yes: 6 No: 1(Liddle) Absent: 0

2. **Authorization and Payment Approval for Sludge Removal from the Old Wastewater Facility.**

Public Services Superintendent Sullivan informed Council that the sludge removal from the old wastewater plant was an emergency situation and that Nutri-Ject Systems, Inc. of Hudson, IA was available to proceed with the waste removal. Public Services Superintendent Sullivan stated that it wasn't right that in 1980 someone walked away from the old wastewater facility without properly cleaning the three tanks. Mr. Sullivan also informed Council that the waste is liquefied, pumped into trucks and transported for land application. The contract cost is \$.08 per gallon for pumping, transporting and land application. The DNR has been contacted and waste has been tested for land application. Staff originally thought that the visible liquid was rainwater or 1999 flood water that leaked into the tanks and could easily be pumped out but found out it was sludge when they began to pump out the tanks. Petersen Contractors is waiting to demolish the three tanks until the waste is removed.

Moved By: Boorum

The authorization and payment approval for sludge removal from the old Wastewater Facility for the estimated amount of \$50,000 is hereby approved.

Yes: 6 No:1(Liddle) Absent: 0

3. **Resolution 07-88, A Resolution Approving Extension of Sidewalk Performance Guarantee (Letter of Credit) for Highpoint First Addition.**

Moved By: Ribich

Resolution 07-88, A Resolution Approving Extension of Sidewalk Performance Guarantee (Letter of Credit – extended to September 27, 2009) for Highpoint First Addition is hereby approved.

Yes: 7 No: 0 Absent: 0

4. **Resolution 07-90, A Resolution Approving a Purchase Agreement Between the City of Waverly and REROER, L. L. C.**

City Administrator Crayne stated that funds on hand were available for the land purchase and the relocation of the recycling center and yardwaste facilities. The purchase agreement is contingent upon approval of special provisional use and minor plat by the Planning and Zoning Commission and Council. The purchase price is \$18,500 for 25 acres and the purchase of the homestead for \$125,000 totaling \$587,500. The Public Services layouts are suitable for the 25 acres and the setbacks for the yardwaste have been confirmed. Council felt that moving recycling from the current site was most important because of safety concerns of big equipment, cars and pedestrians at the present site. Staff also informed Council that DNR wants the City to move waste from the floodway at the yardwaste site. During Strategic Planning it was discussed that having public services at one site would help with efficiencies of operations. All utilities are available and the land is in close proximity of the Avenue of the Saints. The land also complements the Comprehensive Land Use Plan. The relocation of Public Services would be conducted in two phases. Phase 1 would include the relocation of the recycling and yardwaste activities and Phase 2 would be the final relocation of all public services operations.

Moved By: Boorum

Resolution 07-90, A Resolution Approving a Purchase Agreement(Real Estate Contract) Between the City of Waverly and REROER, L. L. C., Frederic H. Krumwiede, Managing Partner, is hereby approved.

Yes: 6 No: 1(Liddle) Absent: 0

F. STUDY SESSION.

1. **Review of the Proposed Public Services Facility Layout.**

Kristofer Orth of Design Alliance reviewed the public services layouts with Council. The Phase I layout displayed the east driveway from a frontage road into the recycling facility, then yardwaste area and exit from the same entry. The west driveway will be reserved for staff. Mr. Orth reviewed the layout of the building for public services operations. The

layouts presented are concept diagrams and can be changed at any time. The next step would be to contract engineers to prepare plans and specifications for the yardwaste and recycling facilities. The current yardwaste site has 14 acres and half of the land is in the floodway. DNR has requested that the City cease activities in the floodway. The yardwaste wood mulch area will have to be moved. Discussion followed on additional TIF funding for the project.

2. **Update on Wartburg-Waverly Wellness Center Fee Structure.**

Jim Langel of Wartburg-Waverly Wellness Center introduced his staff Justin Jackson, Assistant Director, Dawn Wiegmann, R.N., Director of Wellness and Health Promotion, Nikki Hudnutt, Assistant Director for Fitness, Heather Zajicek, Assistant Director for Aquatics. Mr. Langel informed Council that members have free access to the pool, gym, golf and handball court, and cardio-fitness equipment. Scholarship programs will be the same as the City's program. Fees are \$50 for single, \$70 for single plus one, and \$80 for family membership. There is a free activation fee until February 28, 2008. Memberships go from month to month. Residents can get a \$10 adult and \$5 youth pass for the day. The Wellness Center will open to the public on January 2, 2008. The website is www.the-w.org. The Center will offer gift cards, rentals for birthday, post prom and overnight parties. The Recreation programs will be the same as what the City offered. Employers should check with the Wellness Center on programs for their employees and can get reporting on how much their employees use the facility. The Waverly Health Center will have a clinic at the Wellness Center. Mr. Langel stated that there is "something for you at the W."

G. **BOARDS AND COMMISSIONS.**

1. **Boards and Commissions.**

Golf Commission Minutes-discussion of contract with architect for construction of two new holes at the Golf Course.

Economic Development Commission Minutes – waiting for decision on Economic Development Director – just beginning to organize.

Senior Citizens Group, Inc.-rewriting by-laws and fundraising efforts.

2. **Reports.**

3. **Communication.**

H. **CITY COUNCIL COMMENTS ON POLICY ISSUES.**

City received tentative notification of a REAP award of \$100,000 for the Crestwood-Brookwood Park Trail. \$35,000 - \$40,000 is already budgeted for the trail. The \$100,000 will provide additional trail extension.

Discussion followed on the roof at the current Public Services facility.

Brookwood/Crestwood Park trail is an addition to the trail plan. The City's trail is connected to the Rolling Prairie Trail.

I. **ADJOURNMENT.**

Moved By: Boorum

That the City Council Meeting be adjourned.

Yes: 7

No: 0

Absent: 0

Council adjourned at 8:15 P. m.

Ivan J. Ackerman, Mayor

Attest:

Jo-Ellen Raap, City Clerk