

## Study Session Meeting Minutes

February 23, 2009 ~ 7:00 p.m.

### **A. CALL TO ORDER.**

A Study Session of the Waverly City Council was held on January 26, 2009 at 7:00 p.m. in the Council Chambers at City Hall. Mayor Ackerman presided. Council members present were: Gary Grace, Fred Ribich, Cyndi Ecker, Gary Boorum, Gene Lieb, and Duane Liddle. Absent: Jim Vowels

1. **Approve Agenda as Printed or Add Items for Discussion Only.**

**Moved By: Grace**

That the agenda for this Council Meeting as prepared is hereby approved/  
amended as follows:

**Yes: 6**

**No: 0**

**Absent: 1**

### **B. PUBLIC HEARINGS.**

### **C. VISITORS/PUBLIC COMMENTS.**

- Waverly Light and Power General Manager Diane Johnson gave a brief overview of the damage caused by the wind to the new wind turbine which was under construction.
- There will be a Rebuild Iowa Workshop in the Civic Center on Thursday, February 26, 2009 beginning at 5:30 p.m.

### **D. TABLED ITEMS.**

1. **Councilmember Liddle Requested City Council Action Regarding Deferred TIF Funds from the 5<sup>th</sup> Street and 5<sup>th</sup> Avenue NW Street Reconstruction Project be used as match for Flood Mitigation Projects.**

- No action was taken.

### **E. CONSENT AGENDA.**

1. Pay Request from RDG Planning and Design for the Fairgrounds/Ball Diamond Complex in the amount of \$1,476.14.

**Moved By: Ribich**

Item 1 on the Consent Agenda is hereby approved.

**Yes: 6**

**No: 0**

**Absent: 1**

### **F. REGULAR BUSINESS.**

### **G. STUDY SESSION.**

1. **Update on Habitat for Humanity Activities.**

- 11 homes have been completed during 2003 – 2008.
- There are 10 vacant lots and 3 rehabs still available.
- More applicants are needed.
- Homes in Heartland Hills are built on crawl spaces.
- Streets in Heartland Hills are maintained through the home owner association fees.
- Applicants must fall below 60% of the Low to Moderate Income (LMI) median for Bremer County.
- Financing through Habitat for Humanity is 0% interest for 15 – 20 year mortgages.

2. **Review of Cedar River Flood Mitigation Options, Dry Run Creek Flood Mitigation Assessment and the City's Plan of Action For Cedar River Flooding.**

- Ultimate goal for flood mitigation is to remove land from FEMA regulated flood plain.
- Dredging the river will not work for flood mitigation.
- A bypass channel through Southeast Waverly would make a difference of inches only and if the channel were to fill up it would create an island for those residents with no way in or out. But it would increase the speed in which the river would flow to exit Waverly.
- Bends in river do not slow the flow rate of the river substantially.
- A 100 year flood would have a gage reading of about 17 feet and for a 500 year flood the gage would have a reading of about 19 feet.
- The Dry Run, Inflatable Dam, and the Sewer projects will not affect Southeast Waverly.
- Engineers are not seeing or finding solutions for flooding in Southeast Waverly.
- The 3<sup>rd</sup> Street SE Bridge (Green Bridge) causes an increase of 9 – 12 inches in water levels.
- New culverts are being looked into which are 36 feet wide and 7 feet tall with the current ones being about 24 feet wide and 6 feet tall.
- Essentially all of the present dam spillway will be removed with the present dam's footings being used to attach the new dam.
- Reviewed a "Plan of Action for Potential Flooding" prepared by City Engineer Cherry.
- Storm sewer plugs may be used at levels of 8 – 9 feet and may relieve water levels for Dry Run area. Portable pumps would need to be used in conjunction with the plugs.
- A barrier wall built from cement barricades and sandbags placed along 7<sup>th</sup> Avenue SE would protect against a 1993 flood event (river gage reading of approximately 15 feet).
- Community wide sandbagging along 1<sup>st</sup> Street NW would provide more protection with less labor and fewer sandbags than sandbagging individual properties.
- Bremer County Recovery Coalition is working on putting together a team of volunteers for such disasters.

3. **Review of Economic Development Department.**

- There will be meetings led by UNI's Institute for Decision Making (IDM) on March 25<sup>th</sup> and April 15<sup>th</sup> from 8:00 a.m. to 12:00 p.m. at City Hall.
- Economic Development Minutes of February 10, 2009, Economic Development Strategic Planning 2009 – 2010, and the current Economic Development Assistance Strategy were reviewed.
- The website is being updated daily.
- Minutes reflect updates.
- NABL building vacant.
- Surrounding areas have chosen to continue with monetary support.

**H. BOARDS AND COMMISSIONS.**

1. **Boards and Commissions.**

Volunteer Fire Department – no additional comments.

Golf Commission – \$9,000 is not looked at as a negative but a positive as an Incentive to work harder.

Senior Citizens Group – Maintain and Improving. Picking up pace, more activities.

Economic Development Commission – no additional comments.

2. **Reports.**

3. **Communications.**

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

Mayor and Council thanked Duaine Westpfahl for his participation as guest councilperson.

**J. ADJOURNMENT.**

**Moved By: Boorum**

That the City Council Meeting be adjourned.

**Yes: 6                      No: 0**

**Absent: 1**

**Meeting adjourned at 9:02 p.m.**

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Ivan J. Ackerman, Mayor

Attest:

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Carla Guyer, Deputy City Clerk