

May 10, 2011

Proceedings of the City Council of University Heights, Iowa, held at the Horn School, 600 Koser Ave., subject to approval by the Council at a subsequent meeting. ALL VOTES ARE UNANIMOUS UNLESS OTHERWISE STATED.

PUBLIC HEARING ON THE FISCAL YEAR 2011 BUDGET AMENDMENTS

Mayor From called the public hearing on the budget amendments for the fiscal year July 1, 2010 through June 30, 2011 to order at 7:10 p.m. No one made oral comments and no written comments were submitted.

Mayor From adjourned the public hearing at 7:11 p.m.

REGULAR MEETING

Mayor From called the May 10, 2011 meeting of the University Heights City Council to order at 7:12 p.m.

Present: Mayor From. Council Members Mike Haverkamp, Rosanne Hopson, Stan Laverman, Brennan McGrath and Pat Yeggy. Staff present: Engineer Bilskemper, Attorney Ballard, Police Chief Fort, Treasurer Kimura, and Clerk Anderson. Also present were Ron Amelon, Pat Bauer, Jim Bradley, Tom Brase, June Braverman, Stacey Cyphert, Paul de Young, Andy Dudler, Linda Fincham, Steve Ford, Bonnie Gingerich, Alice Haugen, Eunice Hunzelman, Steve Kuhl, Catherine Lane, Jim Lane, Al Leff, Jan Leff, Chris Luzzie, Jeff Maxwell, Kevin Monson, Chris O'Brien, Scott Pantel, Kent Ralston, Rich Schmidt, Mary Schmidt, Larry Wilson, Mary Mathew Wilson and Ken Yeggy.

The minutes of the April 12, 2011 meeting of the Council were presented, amended and approved by **unanimous consent**.

Discussion on city's bus services: Chris O'Brien, Iowa City director of transportation services, stated that the city provides 2 million rides per year. There are 20 routes, 27 buses and 44 drivers. O'Brien stated that he can provide performance data to the council, if that is something the council would like. Council member Laverman asked how many University Heights citizens are riding the bus yearly; O'Brien stated he cannot specify resident data but perhaps there could be some type of survey done to indicate how many riders are from University Heights.

SEATS Director Tom Brase said that Johnson County SEATS currently contracts with Coralville, University Heights, and Iowa City and the rest of the county. Ridership has increased 7% for the year in the cities. Ridership in the rural areas has decreased.

Presentations by financial consultants: Mike Mesch and Tim Terry from Terry, Lockridge & Dunn addressed the council regarding financial services they could provide the city. An engagement letter, outlining 30-35 hours of service and staying within the \$5,000 budget, was presented to the council. A letter from Piper Jaffray was also submitted to council.

Tim Terry reiterated that his business provides ad hoc consulting for city governments as well as other governmental bodies. His firm can give an unbiased opinion and provides common-sense advising. Terry stated that they try to present the information in a user-friendly format.

Presentation of Maxwell PUD: Kevin Monson, of Neumann Monson Architects, showed computer drawings of the site plan to the city council and public. The PUD plan will be shown on the city website. Monson stated there would be a scaled model for the June council meeting, as well as a "robust" developer's agreement for the council to review.

There are two buildings that conform to the approved zoning ordinance in height and stories; there is no more than 45,000 square feet residential and 19,000 square feet commercial. There are 50 parking spaces available behind the front building. The number of residential units is 79. Monson stated that the top floor of the back building will be an outdoor space with a reception area for residents and will be governed by the condominium association.

Monson stated that the developers are as concerned, UH citizens, with the types of commercial businesses that will occupy the front building. Monson reiterated that city ordinance list approved commercial entities; the developers are considering a neighborhood market.

Sunset Street would be re-aligned to give better traffic performance and pedestrian safety. There will be an exit-only side street onto north Sunset Street and will not impact the ravine nor sensitive slope areas. There will be a small retaining wall by the ravine that will not infringe on the sensitive slopes.

The back building will have a one way “loop” road which will serve the entrance to the building. The front building will have a front and back entrances to the commercial areas. A bus lane and shelter will be located off of Melrose Avenue.

Council members stated they wanted to see more details, for example, where limestone or cast stone would use on the buildings, details on where the mechanical units would be housed. They would like to see a beginning point to address the lumens and light spill for the site.

TIF Update: Jeff Maxwell met with John Danos, the City’s TIF lawyer, to discuss specific laws and regulations related to TIF. Maxwell anticipates that within a week, there will be a TIF request submitted to the city. The Mayor and attorney Ballard have spoken with attorney Danos about discussing the TIF proposal including a work session, once the request is received from Maxwell.

Public Input: Citizens asked that the council postpone any decisions on the PUD and the development until after the November city election. Additionally, citizens would like to extend the time for public comments and to have more weigh-in from staff that have no financial interest in the project. Citizens are also concerned with light spill, the location of the light sources and how machines and equipment will be moved in and out of the ravine without damaging the sensitive slopes.

Mayor’s Report: A written report was presented.

MOTION by Laverman, seconded by Yeggy, to proclaim designation of the month of May as Older Americans’ Month in the City of University Heights. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman – Aye	

The signed proclamation was presented to Janice Frey, representative of Johnson County Livable Community for Successful Aging by Mayor From.

Legal Report: A written report was presented.

MOTION by McGrath, seconded by Hopson, designating public input for the later half of the June council meeting so that public input will come after further PUD or TIF presentations. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman – Aye	

MOTION by Laverman, seconded by Haverkamp, designating July 12, 2011 for a Public Hearing on the Maxwell PUD. **Carried.**

Haverkamp - Aye	McGrath - No
Hopson - No	Yeggy - Aye
Laverman – Aye	

MOTION by Haverkamp, seconded by McGrath, to meet June 28, 2011, with John Danos, during a public work session, to discuss the TIF proposal and to allow MPO-JC to solicit community input and timely compile their report for the July council meeting.

MOTION by Yeggy, seconded by Haverkamp to amend the motion to change the meeting time to June 7, 2011. **Not Carried.**

Haverkamp - No	McGrath - No
Hopson - No	Yeggy – Aye
Laverman – No	

Vote on main motion to meet with John Danos June 28, 2011, during a public work session. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - No
Laverman – Aye	

Clerk’s Report: A written report was presented. One rental permit and two building permits were received since the last meeting. Norm Cate, Rental Housing Inspector inspected five properties and a rear yard deck.

Finance Report: The council discussed the two proposals for a financial consultant for the city. Council member McGrath stated that he, his family and employer had engaged in business with Terry, Lockridge & Dunn. McGrath said that both companies are very competent and that he is looking for a consultant that understands the client’s needs and who can present information in a way they understand. Council member Laverman asked McGrath if he felt he had a conflict of interest; McGrath stated “no, it’s not my money”.

Council member Yeggy said she favored Piper Jaffray as they have already been involved in TIF financing and have worked with multiple cities. Also, Yeggy stated that Terry Lockridge & Dunn said their fees could be up to the \$5,000 budget amount, whereas Piper Jaffray estimate is a cost of \$1000. Council member Haverkamp commented as a teacher he is all for learning experiences, but not for learning on the city’s “dime”.

MOTION by McGrath, seconded by Laverman to retain Terry, Lockridge & Dunn, capped at \$5,000, to provide financial consulting services for the city. **Carried.**

Haverkamp - No	McGrath - Aye
Hopson - Aye	Yeggy - No
Laverman – Aye	

Council member McGrath ask to discuss compensation for video recording of the council meetings. He stated that videographer, John McLure submitted three receipts for reimbursement for some video parts and accessories; one in March, 2011 and two in May, 2011. McGrath further stated McLure enjoys doing the video recording for the city and does not want to be compensated. McLure did request he would like more volunteers who can assist with the set-up and take down of the video equipment. Any one interested in volunteering, should contact Council member McGrath. From, Yeggy and Haverkamp were thanked by McGrath for their assistance with taking down and setting up equipment of all the previous videotaped meetings.

McGrath addressed the work and financial aspects of the council minutes. McGrath stated that the Iowa City minutes are transcribed and posted on the city website. Council member Yeggy asked if McGrath knew how smaller cities, similar to University Heights, handle their minutes. McGrath stated he was not aware of how smaller cities created their minutes, this is a financial issue for the city and he is looking to reduce expenses. After discussion, council decided for Council member Haverkamp to research putting MP3 files of council meetings on the city website.

McGrath updated the council that the Iowa State Legislature was debating reducing the commercial rollback for municipalities.

MOTION by Yeggy, seconded by McGrath, to adopt Resolution 11-04, adopting the budget amendments for the fiscal year ending June 30, 2011. **Carried.**

Haverkamp - Aye	McGrath - Aye
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Hopson - Aye
Laverman – Aye

Yeggy - Aye

Treasurer’s Report: A written report was presented. All bills presented were approved by **unanimous consent**.

Warrants

April 13, 2011 through May 10, 2011

Name	Amount	Name	Amount
Matthew Fort	1,265.48	Paul Moore	867.00
Ronald Fort	1,251.44	ABC Solutions	24.95
Josh Lefler	306.72	SEATS	703.66
Benjamin Lord	681.39	Paul Moore	35.00
Brad Reinhard	1,317.51	MidAmerican Energy	26.00
Donald Strong	1,118.51	City of Iowa City	11,962.85
McLeod USA/PAETEC	134.57	Iowa Prison Industries	351.62
Wilson Combat Arms	2,562.00	Mediacom	69.95
MidAmerican Energy	30.83	Physio-Control Inc	262.00
MidAmerican Energy	29.94	Shive Hattery	16,692.30
MidAmerican Energy	612.63	Shive Hattery	10,049.59
MidAmerican Energy	66.69	Johnson County Refuse, Inc.	1,738.50
Wellmark BC/BS	1,528.72	Racom Corporation	79.60
Christine Anderson	312.22	Verizon Wireless	120.87
Matthew Fort	1,649.41	Westport Touchless Autowash	12.00
Ronald Fort	1,403.14	VISA	331.06
Lori Kimura	314.12	Eggleston Concrete Contractors	1,482.97
Benjamin Lord	672.92	Norm Cate	560.00
Brad Reinhard	1,442.41	Terry Goerdts	700.00
Donald Strong	1,348.41	John McClure	199.38
IPERS	2,807.93	Iowa City Press-Citizen	349.25
IPERS	90.14	Staples	64.15
Internal Revenue Service	3,974.84		

Total Receipts

\$ 236,798.64

Total Warrants

\$ 71,604.67

Community Protection: A written report was submitted by Police Chief Fort. Council member Hopson stated the UH Spring Clean-Up day will be held Saturday, May 14, 2011, on Marietta Avenue. Dumpsters will be available for Junk. There will be an area to drop off household hazardous waste products. Please note there will be no appliances allowed and no yard waste dumpsters.

Streets and Sidewalks: Street sweeping was completed on April 19, 2011. The new street signs have been ordered for the city and will be installed soon. Breese Plumbing will install the water meter in the park and do the back flow.

Council member Yeggy shared an e-mail from Jack Middledon at 136 Golfview Avenue regarding the storm intake drain near his house. Middledon commented that he has a toddler and considers the drain to be unsafe. Originally, repair of the intake drain had been part of the FY12 budget but was cut.

MOTION by Haverkamp, seconded by Yeggy to straighten the intake bars, as well as add horizontal bars, to the storm intake drain on Golfview Avenue. **Carried.**

Haverkamp - Aye
Hopson - Aye
Laverman – Aye

McGrath - Aye
Yeggy - Aye

There was discussion on the ownership of a fence in the easement and who was responsible for maintaining the fence; council felt it was the property owner's responsibility.

Regarding the Melrose Avenue wide sidewalk project, as was noted at last month's meeting there are some areas where the required two-foot clearance is not met. This is due to traffic signs, utility poles, and a hedge. The traffic sign has been relocated. The utility poles need to have a reflective tape wrap and to have 4-inch wide white lines painted around them, the same paint as is used for street marking. The hedge must be kept trimmed back from the edge of the sidewalk, and after council discussion it was decided not to require the hedge to be cut back the full two feet, but instead to paint a 4-inch wide white line on the edge of the sidewalk along the entire length of the hedge.

The council received a recommendation from Engineer Bilskemper to approve the pay application from Eggleston Concrete Contractors. All items from the punch list have been completed to satisfaction.

MOTION by Laverman, seconded by Haverkamp to pay Pay Application #2 to Eggleston Concrete Contractors for the 2009 Street Improvements Project. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman - Aye	

During the annual storm sewer inspections, Engineer Bilskemper identified that a set of storm sewer intakes on Golfview Avenue that are full of leaves, pine needles and sand. These need to be cleaned out in accordance with the city's MS4 permit and to ensure functionality during heavier rain storms. The city has received a quote from Active Sewer Service to clean out the debris. The charge is \$175/hour for each vehicle, a disposal fee of \$0.05/gallon, and a 1-hour minimum charge. It is anticipated that it would take less than an hour to complete and cost would be around \$400.

MOTION by Laverman, seconded by Yeggy to hire Active Sewer Service to clean out the storm sewer intakes on Golfview Avenue. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman - Aye	

The council has received three quotes to remove the dead trees in the city right-of-way on Highland Drive and Olive Court. After discussion, it was decided to hire Total Tree Care. Council member Laverman also asked if Total Tree Care would consider doing routine maintenance, as well as be available for tree removal during natural weather events. Engineer Bilskemper will check on the maintenance.

MOTION by Laverman, seconded by Yeggy to hire Total Tree Care to remove the dead trees in the city right-of-way on Highland Drive and Olive Court. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman - Aye	

It was recommended that two trees at the end of Prospect Place be removed or "topped off" and trimmed due to their hazardous nature. After council discussion, it was decided to "top off" and trim the trees to make them safer.

MOTION by Haverkamp, seconded by Laverman to hire Total Tree Care to trim the two trees at the end of Prospect Place. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman - Aye	

Pavement marking quotes were obtained from the Painting Division of L.L. Pelling. Their quote is \$2,336 for this

spring which includes the eight new on-street parking stalls to be placed along the north curb of Golfview Avenue. Due to the new epoxy pavement markings placed last year with the Melrose Wide Sidewalk project, most of Melrose Avenue does not need to be redone at this time.

MOTION by Laverman, seconded by Yeggy to hire L.L.Pelling to paint pavement markings. **Carried.**

Haverkamp - Aye	McGrath - Aye
Hopson - Aye	Yeggy - Aye
Laverman – Aye	

Building, Zoning & Sanitation: Discussion of keeping chicken coops in the city was deferred to the next council meeting.

E-Government: Council member Haverkamp is updating the virus protection on the city computers.

Metropolitan Planning Organization (MPOJC): A written report was included in Mayor’s report.

Announcements: Council member McGrath clarified his statements regarding his personal interactions with St. Andrew Church and the “group think” mentality. McGrath met with assistant pastor Kyle to discuss issues. There is a separate committee, comprised of various members of the church, which appoints church members to the various church committees.

The meeting was adjourned by **unanimous consent at 11:13 p.m.**

Attest: Christine M. Anderson, City Clerk

Approved: Louise From, Mayor