

MINUTES OF THE SULLY CITY COUNCIL

SULLY, IOWA

FEBRUARY 13, 2023

The Sully City Council met in regular session at 7:00 p.m., on February 13, 2023, in the Council Chambers and through electronic means with Mayor Brent Vander Molen presiding. Council Members present were Dan Stouthammer, Mary Carol Cross, Justin Van Soelen, Tim LeCompte, and Jon Van Wyk.

CONSENT AGENDA: Motion made by Van Soelen, Second made by LeCompte, to approve the consent agenda consisting of minutes of January 9, 2023; minutes of January 23, 2023; payment of claims list; treasurer's report; expense by function report; equipment fund report; RLF fund report; and Class C Retail Alcohol License for Van Wijk Winery. Roll Call Vote: 4-0-1 Motion carried (Council Member Van Wyk abstained from the vote)

GARDEN & ASSOCIATES – DISCUSSION OF BALLFIELD UPGRADE PROJECT DOCUMENTS: Brad Uitermarkt with Garden & Associates took part via Zoom to discuss a project start date with the Council. Council gave direction to use a July 10, 2023, project start date for bid documents. Council will review final plans and set a public hearing date at the March meeting.

RESOLUTION OF SUPPORT FOR BALLFIELD IMPROVEMENTS PROJECT FOR CAT GRANT: Motion made by Stouthammer, Second made by Van Soelen, to adopt Resolution 2023-02 expressing the support of the city regarding the Sully Ballfield Park Upgrade and Modernization Project. Roll Call Vote: 5-0 Motion carried

RESOLUTION TO APPROVE CONCESSION STAND LEASE AGREEMENT: Motion made by Van Soelen, Second made by LeCompte, to adopt Resolution 2023-03 to authorize and approve a lease agreement with LS Music and Drama Departments for the ballpark concession stand. Roll Call Vote: 5-0 Motion carried

PUBLIC HEARING FOR PROPOSED PROPERTY TAX LEVY: As published, a public hearing was held to consider the proposed general property tax levy for fiscal year July 1, 2023 – June 30, 2024. No written or verbal objections were filed; and Mayor Vander Molen closed the hearing.

RESOLUTION TO APPROVE PROPOSED PROPERTY TAX LEVY: Motion made by Stouthammer, Second made by Cross, to adopt Resolution 2023-04 approving the maximum tax dollars from certain levies for the city's proposed fiscal year 2023-2024 Budget. Roll Call Vote: 5-0 Motion carried

REVIEW FY2024 BUDGET AND SET PUBLIC HEARING: Motion made by Van Wyk, Second made by Van Soelen, to set public hearing for proposed fiscal year 2024 budget for March 13, 2023. Roll Call Vote: 5-0 Motion carried

DISCUSS CONTRACT MOWING FOR 2023 SEASON: Motion made by Stouthammer, Second made by Cross, to ask for bids for contract mowing of the Central Park only. Roll Call Vote: 5-0 Motion carried

ORDINANCE AMENDMENT FOR WATER RATES: Motion made by Cross, Second made by Stouthammer, to pass second reading of an ordinance amending city code on water rates to allow for a 4% increase due to cost increase from Iowa Regional Utilities Association. Roll Call Vote: 5-0 Motion carried

Motion made by Cross, Second made by Stouthammer, to suspend the statutory requirement for a third reading and adopt Ordinance 1144 amending the Municipal Code provisions on water rates. Roll Call Vote: 5-0 Motion carried

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ORDINANCE AMENDMENT FOR SEWER RATES: Motion made by Cross, Second made by Stouthammer, to pass second reading of an ordinance amending city code on sewer rates to correct wording for monthly billing. Roll Call Vote: 5-0 Motion carried

Motion made by Van Wyk, Second made by Cross, to suspend the statutory requirement for a third reading and adopt Ordinance 1145 amending the Municipal Code provisions on sewer rates. Roll Call Vote: 5-0 Motion carried

TOWNHOME BUILDER INCENTIVES PROPOSAL: Teryl Ver Ploeg and Rod Jansen representing Sully Development presented a Townhome Builder Incentives Proposal for construction of three townhome units on the former Sully Farm Supply west lot. Proposed builder incentives to be provided by the city were purchase of the lot estimated at \$45,000 and provide the lot to the builder at no cost; bring water service to property estimated at \$15,000-\$20,000 and give the builder a \$40,000 development grant. Council felt the incentives to be provided by the city were too costly. Sully Development said they would bring a revised proposal to the March meeting.

REVIEW OF ITEMS ON ACTION SHEET: Council Members reviewed and discussed items on council action list.

REPORTS/COMMENTS:

1. 8th Avenue needs surface repairs
2. PWD directed to get a quote for a skid loader/mower trailer

Council meeting adjourned at 8:35 p.m.