

The Palo City Council met in open session Monday, September 18th, 2023, at the Palo Community Center in the Council Chambers. Mayor Van Kerckhove led those present in the pledge of allegiance then called the meeting to order at 6:30 PM. Councilmembers present: Angie Brekke, Andrea Raha, Kendra Klooster. Jen Welton was on the phone. Absent Councilmember was Pete Hagstrom. Others Present: Lenna Goodale, City Clerk; Clark Robertson, Public Works; and Michelle Cheever, City Engineer. Motioned by Rahe, seconded by Klooster to approve the agenda. 4 Yeas, 0 Nay. Motion carried (4-0). Brekke motioned to approve the consent agenda. Rahe second. 4 Yeas, 0 Nay. Motion carried (4-0).

CLAIMS REPORT

VENDOR	REFERENCE	AMOUNT
AEC CONTRACTING	LMI REHAB	15000.00
ALLEGRA	BUSINESS CARDS	35.33
ALLIANT ENERGY	GAS & ELECTRIC	4172.52
ANDERSON-BOGERT	ENGINEERING	10166.60
BRECKE INC.	WATER HEATER	8747.20
CEDAR RAPIDS MUN. UTIL.	SEWER USAGE	13719.01
CEDAR RIVER RENTAL COMPAY	TRAILS	165.00
CENTER POINT AUTO PARTS	TRUCK REPAIRS	465.77
CINTAS CORPORATION	CITY HALL/COMM CENTER	919.97
CITY OF FAIRFAX	INSPECTOR	4047.68
CONSOLIDATED ENERGY CO (INC)	FUEL	4306.28
CRAWFORD QUARRY CO	TRAILS	860.19
CROELL REDI-MIX, INC.	CONCRETE	762.75
CYNTHIA STIMSON	MONTOR	77.69
DELTA DENTAL OF IOWA	DENTAL INSURANCE	204.90
EFTPS	FED/FICA TAX	2822.03
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GAZETTE COMMUNICATIONS, INC.	LEGAL PUBLICATION	541.60
HAWKINS, INC.	CHEMICALS	1226.28
HOLM INNOVATIONS	LMI PALO GRANT	15000.00
IMWCA	WORKER'S COMP	756.00
IOWA DEPARTMENT OF REVENUE	SALES	198.88
IOWA DEPARTMENT OF REVENUE	WET TAX	1949.27
IOWA ONE CALL	LOCATES	24.00
INFRASTRUCTURE TECHNOLOGY SOLU	TECHNOLOGY	742.00
JOHN DEERE FINANCIAL	SANDER	74.95
JOSHUA DESPARD	FIRE DEPARTMENT	60.00
KENWOOD RECORDS MGT INC.	RECYCLE BIN	92.81
KIRKWOOD COMMUNITY COLLEGE	FD TRAINING	2160.00
LINN COUNTY REC	STREET LIGHTS	245.70
LRS PORTABLES OF IOWA	CLYMER PARK	286.00
LYNCH DALLAS PC	LEGAL FEES	1538.41
MENARDS SOUTH INC.	BARRICADES	422.46
MICROBAC LABORATORIES INC	TESTING	208.25
MUNSON ELECTRIC INC	PAVILION	6393.89
NCL OF WISCONSIN INC	TESTING	377.55
P & K MIDWEST	EQUIPMENT	785.37
PALO COMMUNICATIONS	PHONE/FAX/INTERNET	648.57
PLUNKETT'S PEST CONTROL INC.	PEST CONTROL	80.25
RALSTON CONSTRUCTION INC.	CULVERT WILLOW ST	11026.87
RED LION RENEWABLES	SOLAR PANELS	3199.36

STATE CHEMICAL SOLUTIONS	CHEMICALS	1647.99
UHS PREMIUM BILLING	HEALTH INSURANCE	2732.81
US BANK	SUPPLIES	884.41
US CELLULAR	CELL PHONE	356.12
US POSTAL	POSTAGE	356.12
WEX BANK	FIRE DEPT FUEL	439.01
WHITE CAP, LP	TOOLS	113.11
Accounts Payable Total		121040.96
Total Paid On: 9/01/23		8889.35
Total Payroll Paid		8889.35
***** REPORT TOTAL *****		129930.31

August 2023

General Fund	17,360.81
Road Use	16,976.43
L.O.S.T	22,471.52
TIF	73.11
Water Fund	41,949.73
Sewer Fund	56,179.29
Total Revenue:	155,010.89

General Fund	67,068.44
Road Use Fund	12,123.07
Employee Benefits	4,980.28
TIF	31,500.00
ARPA	4,312.89
Water Fund	24,859.62
Sewer Fund	28,867.96
Total Expenses:	173,712.26

A report from the Linn County Sheriff was in the council packet. No discussion had.

Lenna Goodale reviewed clerk report. 49 penalties, 27 courtesy calls, 1 shut off. Worked on the budget amendment and started the Street Financial Report. Ordinances are live on the website. The Iowa League of Cities conference is Wednesday in Cedar Rapids. Open gym will start Thursday night September 14. Whiskey River Grill donated \$1000 for the Disc Golf course. Received two grants from Qtr. 2. The city has not received the amount that was awarded. Submitted two grants for Qtr. 3. Working on tree grant for next spring through Alliant Energy and Trees Forever. This is the end of the 3rd qtr.

Clark Robertson reviewed the maintenance report. Cut sunflowers and three trees down and cleaned up stumps. Will be planting three trees this week. One at city hall and two at Memorial Park. Old sander in running. Installed smart points, mowed ditches, and hay fields. Working with H.R. Green for water samples. Received a quote for water tower tank mixer. Started on the electrical at water tower. Replaced street signs and Iowa One calls. The fire station has been fixed from the last storm and will be doing a leak test. Flushed fire hydrants. Started working on the ball fields. Did some street patch work, and the week of the 25th dump truck and red truck will be getting serviced for winter.

James Seely gave the fire department report. 23 calls- 17 medical, 4 mutual aid, 1 fire, 1 carbon monoxide. On September 26 they will have EMS training on the protocol guidelines for treating patients and driver cone course will be held in the parking lot at City Hall.

Mayor Van Kerckhove gave the mayor's report. The Corridor MPO is looking for a nomination of a community representative to be on the Corridor MPO's 2050 Long-Range Transportation Plan Steering Committee. Jon Bogert, City's engineering services on the TTAC committee and would like to nominate Jon to serve on the Long-Range committee.

Mayor Van Kerckhove opened Agenda Related Audience Comments at 6:37 pm. A resident at 201 Vinton St questioned why a public hearing for rezoning his property was needed. Mayor explained the city is following protocol and processes. Closed comments at 6:38 pm.

Mayor Van Kerckhove stated that Duane Arnold Solar I & II update was moved to October's meeting. Nothing new to update. Rahe would like to know the percentage of workers and contractors they hired that are local.

Goodale gave a report. Motioned by Brekke, seconded by Klooster to approve **Resolution 091823A** A resolution approving the City's proposed amendment #1 to the fiscal year 2023-2024 budget. Roll call. Motion carried (4-0).

Had a discussion regarding the Hydraulic Modeling of Dry Creek for Disc Golf. Cheever went over the estimate of resources and fee totaling \$19,484. She explained that the creek crossing pavers will be placed in the bottom of the creek. At that point it will raise the elevation bottom slightly. It's not going to displace much volume of water but now with the DNR, they are requiring the city to do a hydraulic model. The disc baskets and tees have been approved. The post can easily flow over them. There are six crossings for the golfers to walk over. One idea is to have a floating dock with a chain, so it's tethered. When moving water comes, it would dislodge and would not float down the river. The Hydraulic Model would give options to give to the DNR. The mayor discussed fundraising. and the uniqueness of the 18 holes course and 6 crossings. The \$35,000 goal did not include Hydraulic Modeling. Discussed different options. If the city doesn't move forward, the city would give the donations back. Motioned by Brekke, seconded by Klooster to table **Resolution 091823B** for the next meeting.

Motioned by Brekke, seconded by Klooster to approve **Resolution 091823C** to set the public hearing to change the Zoning District for 703 2nd St from R1 to C3. 4 Yeas, 0 Nay. Motion carried (4-0).

Prairie Vista Second Addition to Palo Subdivider's Agreement was removed from agenda. The Subdivider's Agreement that was executed via resolution 071823H second revised subdivision Agreement applies to all phases of the subdivisions.

Motioned by Brekke, seconded by Rahe to approve **Resolution 091823E** approving Prairie Vista Second Addition to Palo's Final Plat. 4 Yeas, 0 Nay. Motion carried (4-0).

Motioned by Klooster, seconded by Brekke to approve **Resolution 091823F** to approve Prairie Vista Third Addition TIF Application to Palo. 4 Yeas, 0 Nay. Motion carried (4-0).

Brekke would like to get more information from Morgan and Cheever for not allowing zero lot line. Motioned by Brekke, seconded by Brekke to approve **Resolution 091823G** to set the public hearing to amend Chapter 165, Zoning Regulations by deleting section four 165.11.4 in its entirety and replacing it with No Zero Lots Allowed. 4 Yeas, 0 Nay. Motion carried (4-0).

Motioned by Brekke, seconded by Rahe to approve **Resolution 091823H** authorizing the application to Iowa DOT Systems Planning Division for Federal Recreational Trails Funds and committing to provide local matching funds contingent upon award and acceptance of transportation grant funds. 4 Yeas, 0 Nay. Motion carried (4-0).

Motioned by Rahe, seconded by Klooster to open the public hearing on the proposed Development Agreement with Forrest Ridge, LLC at 7:13 pm. No Discussion. Motioned by Rahe, seconded by Klooster to close the public hearing at 7:15 pm.

Motioned by Brekke, seconded by Klooster to approve **Resolution 091823I** approving the Development Agreement with Forrest Ridge, LLC authorizing annual appropriation Tax Increment Payments and pledging certain Tax Increment Revenues to the payment of the agreement. 4 Yeas, 0 Nay. Motion carried (4-0).

Motioned by Klooster, seconded by Rahe to introduce and approve the first reading of ORDINANCE 61-2023 AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PALO, IOWA, BY AMENDING PROVISIONS PERTAINING TO LIQUOR LICENSES AND CIGARETTE AND TOBACCO PERMITS. Roll call. Motion carried (4-0).

Motioned by Klooster, seconded by Rahe to suspend the rules requiring an ordinance be voted on for passage at two council meetings prior to this meeting with respect to ORDINANCE 61-2023. Roll call. Motion carried (4-0).

Motioned by Klooster, seconded by Brekke to approve the final passage and adoption with respect to **ORDINANCE 61-2023 AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PALO, IOWA, BY AMENDING PROVISIONS PERTAINING TO LIQUOR LICENSES AND CIGARETTE AND TOBACCO PERMITS**. Roll call. Motion carried (4-0).

Motioned by Brekke, seconded by Klooster to introduce and approve the first reading of ORDINANCE 62-2023 AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PALO, IOWA, BY AMENDING PROVISIONS PERTAINING TO THE FISCAL MANAGEMENT. Roll call. Motion carried (4-0).

Motioned by Brekke, seconded by Klooster to suspend the rules requiring an ordinance be voted on for passage at two council meetings prior to this meeting with respect to ORDINANCE 62-2023. Roll call. Motion carried (4-0).

Motioned by Brekke, seconded by Klooster to approve the final passage and adoption with respect to **ORDINANCE 62-2023 AN**

ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PALO, IOWA, BY AMENDING PROVISIONS PERTAINING TO THE FISCAL MANAGEMENT. Roll call. Motion carried (4-0).

Mayor opens general audience comments at 7:23 pm. Resident at 201 Vinton St voice concerns helping the American Legion with sidewalk expense. Goodale will check with ECICOG if LMI could be used.

Resident at 308 Clinton St stated the city paid to add a handicap spot at the corner of 1st St and Vinton St.

Resident at 2781 Foxtail Ln present on behalf of PIFA regarding their next fundraising event on June 15, 2024. The event is a city-wide mini golf event, with each hole scattered throughout the city of Palo, at a combination of host homes and local businesses. She would like council permission to have the city waive registration of golf carts for the day of the event and to collaborate with the city on the details of an insurance policy for the event, and to find a solution for traffic control at the intersection of Covington and Blairs Ferry for safe crossing of golf carts. Residents will send Goodale the agenda request form to be added to next month's meeting.

Resident at 45 Thompson Dr would like permission to have volunteers help clean up the creek from 1st St to the walking bridge. Mayor asked the resident to call Goodale to make arrangements. Closed comments at 7:33 pm.

No discussion on New Business or Old Business.

Motioned by Rahe, seconded by Brekke to adjourn at 7:33 pm. Respectfully submitted by Lenna Goodale, City Clerk.