

MINUTES OF THE
MALVERN CITY COUNCIL
SPECIAL MEETING
Monday, November 21, 2016
4 p.m.

The special meeting of the Malvern City Council at the City Hall Council Chambers was **called to order by Mayor Michael Blackburn** via Face Time, at 4 p.m., November 21, 2016.

Roll call was taken; those present were: Bruce Breeding, Roger Johnson, Kate McGann, Fred Moreau, and Doug Shere. Visitors: four. Minutes taken by: City Clerk, Mary Poort

McGann motioned to **approve the agenda**. Shere seconded. All ayes; motion carried.

County Supervisor and Silver Creek Township Trustee Consultation Meeting for Proposed Annexation: Mayor Blackburn recognized Silver Creek Township Trustees Mike Roenfeld and Duane Volz. City Clerk Poort reported Mills County Supervisors to waive attendance, having no objection to the annexation. Information was discussed regarding the proposed annexation land parcels, according to Mills County Beacon geographic mapping system. It is a possibility that Malvern Cemetery will be joining the voluntary annexation landowners of consent, making for seven consenting landowners whose parcels would allow a 20 percent non-consenting landowner annexation. City Clerk Poort informed the Trustees that according to Iowa Code 368.7(b) written recommendations for modification to the proposed annexation can be received at City Hall no later than seven business days following the date of the consultation. City Clerk Poort asked if there were any questions or concerns at this point, to which there were none. Mayor Blackburn called the end of the consultation meeting at 4:11 p.m.

Discussion was held and no action was taken regarding **additional CPO certification**. City Clerk Poort had delivered a few statements addressing concerns from Park Board member Steve Barrett. It was the consensus of the Council for the Park Board to explore another plan.

Mayor Blackburn recognized Blake Birkel, JEO Project Manager, to speak on the **proposed Water Project**. A copy of the JEO agreement was provided. Sample preliminary engineering reports were available from other cities. Birkel stated JEO would evaluate all the current, looking forward to the future, with a number of different alternatives and cost comparisons. Various concerns and possibilities were discussed linked with future growth. Turning over cold water on the bottom can be considered to avoid water tower condensation and film on the outside.

Birkel stated that things need to be brought to his attention in exploring the history. An initial meeting with PeopleService and the Water Committee can lay out information, data collection, maps, and tower inspection reports for a good start. Grants that cover most of the project are available. Birkel wants to do this first and fund retroactively the preliminary engineering report. The needs have to be understood to do specific grant applications. The goal is to try to fix the problem, to focus on what you've been living with. Costs need to be studied in terms of water bills and clientel support, as well. Concern was voiced regarding useful information available in a timely manner for budget season.

Johnson motioned to move forward on professional services for the Water Project and to **approve the agreement with JEO engineering firm**. Breeding seconded. All ayes; motion carried.

Discussion was held on the **water infrastructure per Fair Board/City Agreement** regarding the Lakin Project. Johnson has been checking on the progress today. Concern with hooking up to the main line, valves, friction loss, water access, and sticking with the agreement were voiced.

Discussion was held regarding City debt obligation effect on application for **another cycle of CDBG Housing Rehabilitation Grant**. Remarks from bond counsels were reported by City Clerk Poort, as requested at the November 14th meeting. Consideration of the remarks allowed for Council action: Breeding motioned to apply for another cycle of the CDBG Housing Rehabilitation Grant and to accept the SWIPCO Agreement for Application Procedures. Shere seconded. All ayes; motion carried.

The date for the **Main Street Bridge Repair Team to meet with the HGM Engineering Firm** is December 1, 2016 at 4 p.m.

Discussion was held regarding November 8, 2016 **LOST monies allocation to Library Debt Service** in the amount of \$6,000. The initial agreement was for ten years, with this 12th year up again for Council approval. The last payment on the Library note will be June of 2017. Shere motioned to approve \$6,000 LOST monies allocation to Library Debt Service. Johnson seconded. All ayes; motion carried. City Clerk Poort will clarify the longevity of the agreement that supports a turn-back of an additional \$6,000 LOST monies to the YMCA.

Discussion was held regarding a **quote from Omaha Gutter and Siding Company, Inc.**, for \$4,009.30. Library Trustee President John Downey and Library Director Rebecca Bassich arrived at the meeting at 4:45 p.m. to later address this issue. Water has been pouring down windows and puddling in the basement. Earlier a landscaping fix had been employed with a barrier covered with river rock. The soffit boards are coming down, and fixing is not an option. It really needs new to be a permanent fix. The budget does not reflect the monthly rental money from DownTown Brown. The income from that rental space possibly needs to be recognized for spending. New information regarding Tier 3 also allows different avenues of budgeting costs; the accreditation is no longer tied to spending 10 percent of the budget on materials, which now has about \$4,000 unexpended in the line item.

McGann motioned to **approve the expenditure for the Omaha Gutter and Siding Company, Inc.**, staying within the Library budget. Johnson seconded. All ayes; motion carried.

Breeding motioned to **adjourn** the meeting. There being no further business, Mayor Blackburn adjourned the meeting at 5:07 p.m. and signed off the Face Time connection.

Mayor Michael K. Blackburn

ATTEST:
City Clerk Mary Poort