MALVERN CITY COUNCIL

MINUTES OF REGULAR MEETING

Malvern City Hall − 100 W 5th Street

The June 28, 2022 regular meeting of the Malvern City Council was **called to order** by Mayor Shere at 7:02 p.m. Council members present were Breeding, Johnson, and West. Also in attendance was Joe George. Mayor Shere recognized visitors seeking to address the Council; there being none. Breeding motioned to approve the **Consent Agenda** consisting of the June 28, 2022 tentative Council meeting agenda and June 13, 2022 Council meeting minutes. Seconded by Johnson. All ayes; motion carried.

**Old Business:** Discussion was held on establishing an urban renewal district for the 11th Street subdivision to utilize taxes for payments to the developers and to fund allowable City projects. West motioned to include $1.5 million in tax increment financing for the developers and up to $1 million for allowable improvements by the City of Malvern in a TIF agreement to be prepared by Dorsey and Whitney LLP. Seconded by Johnson. All ayes; motion carried. Discussion was held relating to the recommendation made by a committee consisting of Park Board, City Council and MABA members regarding placement of the bike tree and awning from Pocket Park. Breeding motioned to accept the committee’s recommendation to move the awning to the Wabash Trace on the east side the intersection with Main Street and replace the rust tree, currently beside Hilltop Animal Hospital, with the bike tree. The rust tree will be stored until a future decision is made regarding its relocation. Seconded by Johnson. All ayes; motion carried.

**New Business:** Mayor Shere called a public hearing to order at 7:39 p.m. regarding **Ordinance 326**: adopting the 2022 Malvern Code of Ordinances. Shere recognized publication of notice in the Malvern Leader on June 23, 2022. Clerk reported no objections filed at City Hall. Mayor Shere asked for objections, statements, or exhibits for Council consideration; there being none. Mayor Shere adjourned the public hearing at 7:40 p.m. Johnson motioned to hold the first reading of **Ordinance 326**. Seconded by Breeding. All ayes; motion carried. Breeding motioned to approve the first reading of **Ordinance 326**. Seconded by West. All ayes; motion carried. Johnson motioned to waive the 2nd and 3rd readings of **Ordinance 326**. Seconded by Breeding. All ayes; motion failed due to lack of ¾ Council approval. Breeding motioned to authorize City Clerk to perform final check run for fiscal year 2022. Seconded by West. All ayes; motion carried. West motioned to reappoint Joseph George as City Clerk for a 1-year term ending June 30, 2023. Seconded by Breeding. All ayes; motion carried. Discussion was held on employee evaluations conducted by Mayor Shere, Johnson (Streets), and West (Clerks). Discussion was also held on the impact of inflation on the cost of living for municipal employees. Johnson recommended a 7% wage increase for Street Superintendent Hoose. West recommended a 7% wage increase for Deputy Clerk Anderson and City Clerk George. Breeding motioned to approve **Resolution 2022-15:** setting wages for non-union employees for fiscal year 2023 to include 7% increases for Hoose, George, and Anderson. Seconded by Johnson. All ayes; motion carried. Breeding motioned to approve **Resolution 2022-16:** establishing an official depository for fiscal year 2023. Seconded by West. All ayes; motion carried.

**Mayor’s Report:** West motioned to reappoint Ron Fanto to the Library Board of Trustees for a 6-year term ending June 30, 2028. Seconded by Johnson. All ayes; motion carried. Breeding motioned to reappoint John Blasingame to the Library Board of Trustees for a 6-year term ending June 30, 2028. Seconded by West. All ayes; motion carried. Breeding motioned to update the job description for street laborer to include obtain and maintain CDL Class B with Airbrakes Certification within 3 months of employment. Seconded by West. All ayes; motion carried. Breeding motioned to reopen applications for the street laborer position with job advertisement to include $18.00 per hour starting pay based on qualifications. Seconded by West. All ayes; motion carried. Discussion was held on a request by Cedar Ridge Aviation to rent the Fire Department’s decommissioned 6,000-gallon tanker truck at the Red Oak Airport. The vehicle would be driven to the airport by a member of the Fire Department. Breeding motioned to approve rental request pending proof of insurance and a definitive opinion by the City’s insurance provider. Seconded by West. All ayes; motion carried.

**Project/Meeting Update:** An update was provided on the June 27, 2022 walkthrough at the water treatment. There remain a few punch list items to complete the project and Building Crafts expects them to be completed by the final completion date on July 15th. A surge protector at the plant malfunctioned and a replacement model has been sent to JEO’s electrical engineer for testing before installation. Johnson motioned to approve JEO Invoice #133276 for $2805.50. Seconded by Breeding. All ayes; motion carried. Breeding motioned to approve JEO Invoice #133717 for $3630.00. Seconded by Johnson. All ayes; motion carried.

**Nuisance District Update:** Discussion was held on a collapsing porch and junk vehicle 809 Main Street. Council has also received several complaints about a vehicle located at 201 E 3rd Street. The title opinions for abandoned properties located at 90 5th Avenue and 102 6th Avenue and will be filed with the court this week.

**Mayor and Councilmember Comments Regarding Non-Agenda Items:** The City is still waiting on a legal description of the burn pile site before the purchase agreement can be finalized. Johnson informed Council about the Western Iowa Mutual Insurance Association’s golf tournament in Atlantic. Since the tournament began $24,000 has been donated to the Malvern Fire Department. Donna Tiemeyer, owner of the former Chantry Elementary School provided Clerk George with a tour of the building. Construction progress was slowed due to State Fire Marshal Office requirements for building sprinklers. Tiemeyer said once the sprinklers are installed, a new apartment will be available every 30 days.

Breeding motioned to **adjourn** the meeting at 9:07 p.m. Seconded by West. All ayes; motion carried.

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ATTEST: Douglas Shere, Mayor

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Joe George, City Clerk