

MILFORD CITY COUNCIL
REGULAR MEETING
May 28, 2019
6:30 PM

The Milford City Council met in regular session May 28, 2019 at 6:30 p.m. in the Community Center Board Room Mayor Steve Anderson presided.

Members present: Chris Hinshaw, Don Olsen, Doug Frederick, Andy Yungbluth, and Bill Huse.

Absent: None

Others present: City Administrator LeAnn Reinsbach, Don Brinkley, Linda Bronson, Vernon Flack, Jess Radcliffe, Herman Richter, Todd Johnson, Alex Jones, Kent Eilers and Donna Tielbur

Steve Anderson led the Pledge of Allegiance.

Motion by Yungbluth second by Hinshaw to approve the agenda. All voting aye. Motion carried.

Motion by Olsen second Yungbluth to approve consent agenda. All voting aye. Motion carried.

Items on the Consent Agenda were as follows:

- Minutes May 13, 2019 council meeting
- Minutes from May 16, 2019 Millstone conference call
- Lumberyard Property letter- Linda Bronson
- Liquor license renewal- Casey's General Store #1316

CITIZEN OPPORTUNITY FOR COMMENT

Jess Radcliffe commented the police force needs to do more traffic control on 28th St. and 230th Ave. because of people speeding. Donna Tielbur expressed the same concern with people speeding on N Ave. and Okoboji Ave. and also discussed the amount of traffic and potholes in the alley between N Ave. and Okoboji Ave. and 11th and 13th St. Donna also asked if there was anything the city could do to spruce up the south edge of town. Linda Bronson commented she would like to see a really good reason why the city should buy back the former Smith lot for a parking lot and expressed that money could be spent in many other ways and also questioned why the Development Group wants to sell the property back to the city.

ACTION & DISCUSSION ITEMS

Further discussion on offer to purchase Smith Property from Milford Development Group

Councilman Huse questioned what the appraised value is on the property and commented back in 2012 the assessed value for the entire lot north of the alley was \$70,000. Councilman Yungbluth commented in talking with previous council members a possible future plan was to build a new community center and city offices because the Library needed more space and would expand into the current Community Center. Todd Johnson from United Community Bank spoke that between Milford Municipal Utilities, United Community Bank and the Milford Development group they spent \$600,000 renovating the downtown buildings with the whole purpose to get the downtown looking better. Todd also commented if the parking lot goes away where would people park as there were 24 vehicles parked in the lot early today. The concern from various other residents that attended the meeting want the council to have a plan in place and have a public meeting if they decide to purchase the property back. Vern Flack talked about how the city had a plan to put up low income housing on the property and also commented the city owns a lot by Web Graphics and a customer can't even park there because the lot is used by employees. Councilman Huse commented that if the idea is for the city to buy this and only use it for parking that's one thing but if you're buying it to make part of it parking with the idea down the road to sell off a portion to a developer you just had three of the most respected and most successful businessman in the entire area have the piece of property for several years and couldn't get anything going with it. Huse doesn't want the property bought and leave it as a parking lot. Mayor Anderson talked about how the downtown area is sitting in a TIF District and the revenue that is generated is paying for a portion of H Avenue and hopefully will help us when we redo A34 in 2023. In speaking with Tim Oswald who helps with the city financing the tax levy would go up \$1.40 just to continue with road work that we are doing. After further discussion the council agreed they would like to continue researching for a plan that was in place years ago and suggested reaching out to SEH Engineering. Motion by Yungbluth and second by Hinshaw to table this until the July 8th council meeting.

Update on relocating warning siren from Woodlyn Drive area

City Administrator Reinsbach reviewed plans for relocating the warning siren from the Woodlyn Drive area north along Hill Drive. Beck Engineering will work with Kent to measure out exact location for siren within the city Right-of-Way when getting ready for the 2019 Hill Drive Hot Mix Resurfacing Project. Reinsbach noted she received confirmation

from ILEC and Milford Municipal Utilities in regards to electrical hook up. Motion by Yungbluth second by Olsen to move forward on relocating siren. All voting aye. Motion carried.

Discuss zoning ordinance and enforcement/conditions- Don Brinkley

Zoning Administrator Don Brinkley handed out a sketch of details that he can attach to the website in regards to questions on signs, setback rules, off street parking and accessory buildings. Council agreed that would be a great idea. Don then passed out information on parking that talks about traffic congestion around schools and explained that was used as a guide when the Planning & Zoning Commission did the study on parking and traffic which also included the Off Street Parking and Loading Space Zoning Ordinance. Lastly he passed out a copy of the special exception use permit that underlines the conditions that were set in place during the May 13, 2004 Board of Adjustment meeting and he believes the school has never followed the conditions. Don also commented that the school district decided at their last board meeting to pursue eminent domain on his neighbor to the south and Don & Judy Brinkley. Don explained he and his family had previously been talking about first right of refusal. Don spoke about the property that annexed into the city and talked about a strip of land "Track K" that is a designated easement for egress to access the school property. Don wanted to make the council is aware of past history and as Zoning Administrator he is probably going to have to give it up because there isn't any Zoning Administrator that is going to overcome that this town is run by our school district. City Administrator Reinsbach commented she has been emailing Superintendent Todd Abrahamson for almost two months on what the district plans to do in regards to replacing the trees that were cut down around the Brinkley home and the last email correspondence was from May 15th stating he would ask at the next progress meeting and I'm still waiting for have an answer. Don also reminded council our ordinance states the school is to provide off street parking for their employees and it's a safety issue. Motion by Yungbluth second by Hinshaw to have the City Attorney Dave Stein draw up a letter to be sent to the Okoboji Community School District to address the plans for vegetative screening around the Brinkley house giving the school two weeks to respond. Vegetative screening needs to be no higher than 6 ft. and to remain 60% opaque during the winter time. All voting aye. Motion carried.

Discussion on removing no parking signs along A34/ H Avenue project

It was suggested during the pre-con meeting to remove a couple of the no parking signs along A34 to allow for residents who live on H Avenue a place to park during the final phase of H Avenue. Motion by Yungbluth second by Olsen to remove or cover up the signs. All voting aye. Motion carried.

Review/approve residential tax abatement- Kent Simonson

Motion by Olsen second by Hinshaw to approve residential tax abatement for Kent Simonson. All voting aye. Motion carried.

Review/Approve City of Milford Contract for Impound Animals with the Humane Society of NW Iowa

Motion by Yungbluth second by Frederick to approve City of Milford Contract for Impound Animals with the Humane Society of NW Iowa. All voting aye. Motion carried.

Resolution approving the purchase of 2009 Ford F550 Bucket truck with an Altec AT 37

Motion by Yungbluth second by Hinshaw to approve **Resolution 19-31** Resolution approving the purchase of 2009 Ford F550 Bucket truck with an Altec AT 37. Roll call vote. Voting aye: Hinshaw, Olsen, Frederick, Yungbluth and Huse. Nay: None. Motion carried.

Resolution approving the payoff of Milford Sewer Revenue loan/SRF loan-Project #17022A

Motion by Yungbluth second by Olsen to approve **Resolution 19-32** Resolution approving the payoff of Milford Sewer Revenue loan/SRF loan-Project #17022A. Roll call vote. Voting aye: Hinshaw, Olsen, Frederick, Yungbluth and Huse. Nay: None. Motion carried.

Resolution Authorizing the hiring of Garth Wolff and payment to Denison

Motion by Yungbluth second by Olsen to approve **Resolution 19-33** Resolution Authorizing the hiring of Garth Wolff and payment to Denison. Roll call vote. Voting aye: Hinshaw, Olsen, Frederick, Yungbluth and Huse. Nay: None. Motion carried.

Approve Law Enforcement Training Reimbursement Agreement between City of Milford and Garth Wolff

Motion by Huse second by Yungbluth to approve Law Enforcement Training Reimbursement Agreement between City of Milford and Garth Wolff. All voting aye. Motion carried.

COMMENTS BY MAYOR, COUNCIL, AND STAFF

City Administrator Reinsbach informed the council she received a letter today from the Okoboji Foundation in regards to the \$25,000 grant and unfortunately the City of Milford was not awarding any grant funding towards the MillStone Project.

With no other discussion, motion to adjourn by Yungbluth second by Huse at 8:20 p.m. All voting aye. Motion carried.

Respectfully submitted,

Steven R. Anderson, Mayor

LeAnn Reinsbach, City Administrator/Clerk