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MINUTES OF THE PROCEEDINGS
OF THE BURLINGTON, IOWA CITY COUNCIL

Meeting No. 11
June 4, 2012

The Burlington City Council met in regular session at 6:30 p.m. in the Thomas J. Smith Council Chambers, City Hall with Mayor Davidson, Council Members Anderson, Fleming, McCampbell and Reed present. Mayor Davidson extended his condolences to former Council Member Murray and his family. Council Member Reed stated that the reason the council meeting was not being aired was due to the recent lightening strike and equipment failure.

BURLINGTON CITY COUNCIL

PROCLAMATION:
Juneteenth Day: Fred Seay

CONSENT AGENDA: To the Public:

All matters listed under Item I., Consent Agenda, having been discussed were considered to be routine by the City Council and were enacted by one motion. There was no separate discussion of these items. If discussion was desired, that item was removed from the Consent Agenda and was considered separately.

MOTION: To approve all items listed under Item I., Consent Agenda.

DISCUSSION: Mayor Davidson reviewed the items listed on the consent agenda to the viewing audience. Council Member Reed announced those individuals appointed to various City commissions and boards. Leon Shahan of 1821 Mt. Pleasant Street requested the removal of the Resolution Declaring the Area of Downtown Adjacent to Jefferson Street Between Third Street and Seventh Street as a Slum and Blighted Area from the Consent Agenda for discussion at the close of the meeting. Council Member Reed requested the removal of the Resolution Authorizing a Contract Between the City of Burlington and Spark Consulting for Consulting Services in the Preparation of a Historic Survey and Nomination Project in Downtown Burlington for discussion at the close of the meeting. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - AYES)

CARRIED

ORDINANCES:

Introduced By: Anderson

Seconded By: Fleming

1. Motion to Amend the Motion for Preliminary Adoption of the Second Reading of an Ordinance Amending Various Sections of Chapter 163, Environmental Nuisances of the Burlington Municipal Code

DISCUSSION: The Planning and Development Director stated that there were no changes to the Ordinance Amending Various Sections of Chapter 163, Environmental Nuisances of the Burlington Municipal Code from the first reading. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - â AYESâ)

CARRIED

Introduced By: Reed

Seconded By: Fleming

2. Motion for Waiver of Preliminary Consideration and Adoption of the Second Reading and for Final Adoption of an Ordinance Amending Various Sections of Chapter 163, Environmental Nuisances of the Burlington Municipal Code

DISCUSSION: None.

(VOTE: 5 - â AYESâ)

CARRIED

Introduced By: Fleming

Seconded By: Anderson

3. Motion to Amend the Motion for Preliminary Adoption of the Second Reading of an Ordinance Vacating and Selling Lot C in the Final Plat of West Avenue Business Park Subdivision, City of Burlington, Des Moines County, Iowa

DISCUSSION: The Planning and Development Director stated that there were no changes to the Ordinance Vacating and Selling Lot C in the Final Plat of West Avenue Business Park Subdivision, City of Burlington, Des Moines County, Iowa from the first reading. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - â AYESâ)

CARRIED

Introduced By: Reed

Seconded By: Anderson

4. Motion for Waiver of Preliminary Consideration and Adoption of the Second Reading and for Final Adoption of an Ordinance Vacating and Selling Lot C in the

Final Plat of West Avenue Business Park Subdivision, City of Burlington, Des Moines County, Iowa

DISCUSSION: None.

(VOTE: 5 - â AYESâ)

CARRIED

RESOLUTIONS:

Introduced By: McCampbell

Seconded By: Reed

1. Resolution Authorizing the Issuance of a General Fund Loan Agreement Anticipation Note in a Principal Amount Not to Exceed \$2,000,000

DISCUSSION: The City Manager stated that the Resolution Authorizing the Issuance

of a General Fund Loan Agreement Anticipation Note in a Principal Amount Not to Exceed \$2,000,000.00 is designed to allow the City to meet the short term cash flow needs for June in anticipation for revenues that should be received by June

20, 2012. He stated that they have set action steps to be addressed. He stated

that the first step was to meet the short term cash flow needs and the second step was to hold public hearings to approve bonding for sewer projects. He stated that the Council will be holding several public hearings on June 18, 2012

to try to clean up several capital projects that have occurred. He stated that they are broken into Essential Corporate Purpose Bonds and General Corporate Purpose. He further stated that the Bonding Attorney will recommend how to finance the deficits in all of the capital project line items prior to the end of the year. He stated that there is \$5,000,000.00 worth of debt that is being cleaned up. He stated that \$1,500,000.00 is TIF related debt which will be paid

for out of the TIF fund. Council Member Anderson asked what percentage of bonding the City was at. The City Manager stated that the City is currently at 88%, and that 60%-80% is a good range to be in. He stated that the City is being fairly aggressive with the repayment and all of its existing debt will be paid off by 2020. He stated that past councils have done a good job at how they

financed debt. Leon Shahan of 1821 Mt. Pleasant Street stated that he ran for council in 2001 and at that time he made the City's debt an issue. He stated that the City is insolvent and needs to live within their means and quit borrowing money. Council Member McCampbell stated that he agreed with Leon Shahan that the City needs to be more fiscally responsible and cut where they can. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - AYES)

ADOPTED

Introduced By: Reed

Seconded By: Fleming

2. Resolution Declaring the Area of Downtown Adjacent to Jefferson Street Between Third Street and Seventh Street as a Slum and Blighted Area

DISCUSSION: Leon Shahan of 1821 Mt. Pleasant Street asked for clarification of the Resolution Declaring the Area of Downtown Adjacent to Jefferson Street Between Third Street and Seventh Street as a Slum and Blighted Area. Mayor Davidson stated that in 1994 the City Council declared this area a slum and blighted area in order to qualify for grant funding, which is needed. Leon Shahan asked if the City had to contribute money. The Planning and Development Director stated that there is not a set amount of money that the City has to contribute. Mayor Davidson stated that this is a \$500,000.00 grant from the Community Development Block Grant. Council Member Anderson stated that it is a facade grant for the buildings downtown and there is a 30% match by the property

owners. She stated that the other 70% would be paid for through the grant. She

stated that the City had to show some type of match so the request for the City was to improve the facade of the Senior Center. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - AYES)

ADOPTED

Introduced By: Reed

Seconded By: Anderson

3. Resolution Authorizing a Contract Between the City of Burlington and Spark Consulting for Consulting Services in the Preparation of a Historic Survey and Nomination Project in Downtown Burlington

DISCUSSION: The Planning and Development Director stated that the proposed Resolution Authorizing a Contract Between the City of Burlington and Spark Consulting for Consulting Services in the Preparation of a Historic Survey and Nomination Project in Downtown Burlington was a grant that the City received at the beginning of 2012 from the State through the Historic Preservation Commission. He stated that an intensive survey was done to determine if the area was eligible for the National Register. He further stated that it opens up

properties for historic tax credits for rehabilitation. He stated that the grant requires a local cash match of \$2,810.00. He stated that the area is East

of Fourth Street to the river and North of Valley Street. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 5 - AYES)

ADOPTED

MOTIONS:

Introduced By: McCampbell

Seconded By: Anderson

1. Motion to Rescind the Approval of the Resolution Amending the Personnel Manual for Non-Union Employees

DISCUSSION: Council Member McCampbell stated that he requested the Council look more at the personnel manual for non-union employees, as he is not comfortable with approving raises for non-union employees when the private sector was not receiving raises. Council Member Anderson stated that she agreed and that it was hard for her to give raises to the non-union employees when the Council is also discussing a wage freeze. Council Member Reed stated that in tough times the City needed to scale back. He also stated that the budget needed to be balanced. The City Manager stated that the wage scale was set three years ago.

Council Member McCampbell stated that the City needs to cut back anywhere it can. The Human Resources Director stated that she would like to correct the amount that she stated to the council at the last council meeting. She stated that the difference between last year's total of non-union base salary adjustments was an increase of \$62,935.00 and not \$33,591.00, which she previously stated at the prior City Council meeting. Council Member McCampbell stated that the employees have been receiving money from the City for years and wondered where their loyalty was back to the City. After considerable discussion by the council, the Human Resources Director was instructed to bring more options back to the council to be discussed at their next council meeting.

All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

Introduced By: McCampbell

Seconded By: Anderson

2. Motion to Withdraw the Motion to Rescind the Approval of the Resolution Amending the Personnel Manual for Non-Union Employees

DISCUSSION: None.

Introduced By: McCampbell

Seconded By: Anderson

3. Motion to Reinstate the Motion to Rescind the Approval of the Resolution Amending the Personnel Manual for Non-Union Employees

DISCUSSION: None.
(VOTE: 5 - â AYESâ)

CARRIED

COMMENTS FROM AUDIENCE: None.

Adjournment: 7:20 p.m.

Approved: June 18, 2012

Katie Music, CMC
Deputy City Clerk

Jim Davidson
Mayor

(See recording on file in the office of the City Clerk for complete discussion and documentation.)

ITEM I. Consent Agenda

FINANCES AND MISCELLANEOUS
Minutes of Previous Meetings
Payroll and City Claims

BEER, LIQUOR, WINE AND CIGARETTES

REPORTS AND BONDS

RESOLUTIONS:

1. Resolution Approving Refund of Liquor License for Blue Shop LLC dba/The Washington
2. Resolution Approving Nuisance Abatements for Various Properties

SET DATE FOR PUBLIC HEARINGS:

1. Consideration of Sale of Property Locally Known as 309 Marietta Street, City of Burlington, Des Moines County, Iowa (June 18, 2012)
2. Consideration of Sale of Property Locally Known as 131 South 7th Street, City of Burlington, Des Moines County, Iowa (June 18, 2012)
3. Consideration of a Loan Agreement in a Principal Amount Not to Exceed \$2,500,000 (June 18, 2012)
4. Consideration of a Loan Agreement No. 1 in a Principal Amount Not to Exceed \$700,000 (June 18, 2012)
5. Consideration of a Loan Agreement No. 2 in a Principal Amount Not to Exceed \$700,000 (June 18, 2012)
6. Consideration of a Loan Agreement No. 3 in a Principal Amount Not to Exceed \$700,000 (June 18, 2012)
7. Consideration of a Loan Agreement No. 4 in a Principal Amount Not to Exceed \$700,000 (June 18, 2012)
8. Consideration of an Ordinance Rezoning the Property Locally Known as 3460 Augusta Road from M-2, Heavy Industrial to M-1, Light Industrial Zoning District (July 2, 2012)

APPOINTMENTS:

Civil Service Commission: Rachel Taber
Riverfront Advisory Committee: Richard Welch