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MINUTES OF THE PROCEEDINGS
OF THE BURLINGTON, IOWA CITY COUNCIL

Meeting No. 4
February 18, 2020

The Burlington City Council met in regular session at 5:30 p.m. in the Thomas J. Smith Council Chambers, City Hall with Mayor Billups, Council Members Graham-Murray and Maupin present. Council Member Critser and Rinker were absent.

BURLINGTON CITY COUNCIL

PROCLAMATIONS:

- * Southeastern Community College 100th Anniversary - Dr. Michael Ash
- * Career and Technical Education Month - Dr. Michael Ash

MAYOR'S AWARD:

- * Scott Suesens

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.

Introduced By: Maupin Seconded By: Graham-Murray

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

DISCUSSION: Mayor Billups reviewed the items listed on the consent agenda to the viewing audience. He further removed the following Resolution from the consent agenda for discussion at the close of the meeting: Set Date for Public Hearing: March 2, 2020 for Consideration of 2020 General Obligation Corporate Purpose and Refunding Loan Agreements in an Aggregate Principal Amount Not to Exceed \$16,000,000. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 3 - "AYES")

CARRIED

HEARINGS:

1. Statement: Consideration of Sale of Lot 3 of Park View Subdivision, Burlington, Iowa, with Conditions

COMMENTS: The Development and Parks Director stated that the City had three lots for sale in Park View Subdivision for \$30,000.00 per lot. He stated that he received a bid from Johnson Homes (Randy Johnson) for lot three for \$25,000.00. He stated that the purchaser would need to follow and meet all of the restrictive covenants for the Park View Subdivision and a home would need to be built within 12-months of the sale of the property. Mayor Billups led an auction for the Sale of Property Locally Known as Lot 3 of Park View Subdivision, City of Burlington, Des Moines County, Iowa with conditions. Johnson Homes (Randy Johnson) was the only bidder at \$25,000.00. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

Introduced By: Maupin
Motion to Close

Seconded By: Graham-Murray

CARRIED

Introduced By: Maupin
Resolution Approving the Sale of Lot 3 of Park View Subdivision, Burlington, Iowa, with Conditions

Seconded By: Billups

DISCUSSION: None.
(VOTE: 3 - "AYES")

ADOPTED

2. Statement: Consideration of Fiscal Year 2020-2021 Maximum Property Tax Dollars for the City of Burlington

COMMENTS: The Director of Administrative Services stated that the public hearing on the Fiscal Year 2020-2021 Maximum Property Tax Dollars for the City of Burlington was a new requirement for cities. She stated that the City's property tax levy would be the same as last year. She stated that the maximum property tax dollars notice was also posted on the City's website and the City's Facebook page. The City Manager stated that this was a new step in the budget process to allow people to speak prior to the approval of the City's budget. Leon Shahan of 1821 Mt. Pleasant Street stated that the recent reassessments did not go down, but went up. He stated that there was a 15.6% increase in property taxes in his neighborhood. He stated that economic development was driving the property tax increase. He stated that the City Council was bankrupting the people of Burlington. The City Manager stated that there was a switch in residential valuations to 4.8% after the rollback. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

Introduced By: Maupin
Motion to Close

Seconded By: Graham-Murray

CARRIED

Introduced By: Maupin Seconded By: Graham-Murray
Resolution Approving Maximum Property Tax Dollars for the Fiscal Year 2021

DISCUSSION: None.
(VOTE: 3 - "AYES")

ADOPTED

RESOLUTIONS:

Introduced By: Graham-Murray Seconded By: Billups
1. Resolution Approving the Final Plat of Wunderlich Subdivision

DISCUSSION: The Development and Parks Director reviewed the final plat of Wunderlich Subdivision with Council and the viewing audience. He stated that Wunderlich Subdivision was a 3-lot subdivision located off of Tama Road. He stated that the subdivision was created to correct property lines where buildings were located on property lines. He stated that the subdivision was located in the City's 2-mile zone. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.
(VOTE: 3 - "AYES")

ADOPTED

Introduced By: Graham-Murray Seconded By: Billups
2. Resolution Approving Urban Revitalization Tax Exemptions Pursuant to Chapter 404 of the State Code of Iowa (Tax Abatements)

DISCUSSION: The Director of Administrative Services stated that property owners applied for tax abatements for the following: eight new residential homes; fifteen residential renovations and one-business/commercial renovation. She stated that the property owner can choose from three year tax abatements or 10-year sliding scale tax abatement. Leon Shahan of 1821 Mt. Pleasant Street stated that the tax abatement was taking away \$500,000.00 from the schools. He questioned if the property owners don't pay their full property taxes, then who does. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.
(VOTE: 3 - "AYES")

ADOPTED

Introduced By: Graham-Murray Seconded By: Maupin
3. Resolution Authorizing Application to the Rural Business Development Grant Through the U.S. Department of Agriculture, Rural Development in the State of Iowa

DISCUSSION: The Development and Parks Director reviewed the application for the Rural Business Development Grant through the U.S. Department of Agriculture, Rural Development in the State of Iowa with Council and the viewing audience. He stated that the City has committed \$10,000.00 in local funds toward the application of this grant program and has secured other contributions from the community as well. Tammy McCoy of 918 North 3rd Street stated that the grant was for the City of Burlington's Placemaking Action Pan for downtown businesses. She stated that the first business is the former Typewriter Shop. Steve Frevert, Executive Director of

Downtown Partners, stated that the deadline for the grant application was swiftly approaching. Council Member Graham-Murray stated that she was excited about the project. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.
(VOTE: 3 - "AYES")

ADOPTED

Introduced By: Billups Seconded By: Graham-Murray
Set Date for Public Hearing: March 2, 2020

1. Consideration of 2020 General Obligation Corporate Purpose and Refunding Loan Agreements in an Aggregate Principal Amount Not to Exceed \$16,000,000

DISCUSSION: Travis Squires of Piper Sandler and Company stated that the City Council would be holding a public hearing on March 2, 2020 for Consideration of 2020 General Obligation Corporate Purpose and Refunding Loan Agreements in an Aggregate Principal Amount Not to Exceed \$16,000,000. He stated that most of the debt was refinancing for a better interest rate. He reviewed projects and debt for 2019 and 2020 (illustration of bank qualified debt allocation); overview of CIP Planning (targets and goals of administration); City's financial profile valuations and debt limit; City's financial profile general obligation debt; City's financial profile sewer revenue debt; City's financial profile - other sources committed to debt; current year proposed financing (Series 2020A. Refinancing, 2020B Refinancing, Series 2020C New Capital Financing; CIP planning with "debt service levy"; CIP planning with "tax increment financing revenues" and CIP planning with "sewer revenues." The City Manager stated that he wanted the item discussed by Travis Squires so the Council had a better understanding of the loan agreements. Leon Shahan of 1821 Mt. Pleasant Street asked if Cascade Bride was removed what would it do to the loan agreements. The City Manager stated that the \$5,000,000.00 Cascade Bridge project was a \$.25 impact on the tax levy. All present had opportunity to speak and nothing additional was filed in the office of the City Clerk.

(VOTE: 3 - "AYES")

ADOPTED

COMMENTS FROM AUDIENCE: None.

Adjournment: 6:45 p.m.

Approved: March 2, 2020

Kathleen P. Salisbury, MMC
City Clerk

Jon D. Billups
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 Nuisance Abatements for Various Properties
2. Resolution Approving Refund of Liquor License for Burlington Lodge No. 84 dba/Burlington Elks Lodge No. 84
3. Resolution Approving Amendment No. 1 to the Agreement Between the Flood Mitigation Board and the City of Burlington
4. Resolution Approving Expanded Scope of Work from the 2019 HMA Resurfacing Project
5. Resolution Approving an Amendment to the Agreement with Piper Sandler and Company to Serve as Dissemination Agent for Secondary Market Disclosure

SET DATE FOR PUBLIC HEARING: MARCH 2, 2020

1. Consideration of Sale of Property Locally Known as 822 Linden Street, Burlington, Iowa, with Conditions