

OTTUMWA CITY COUNCIL MINUTES

SPECIAL MEETING NO. 13
Council Chambers, City Hall

April 28, 2020
5:30 O'Clock P.M.

The meeting convened at 5:31 P.M.

In order to protect the health and safety of our citizens and staff and mitigate the spread of COVID-19, we are following the Proclamation of a State Public Health Disaster Emergency issued at 12:00 P.M. on Tuesday, March 17, 2020, which has been extended through April 30, 2020. Mass Gatherings or events of more than 10 people in attendance are hereby prohibited at all locations and venues. As a result, meeting attendance will be limited to *Elected Officials and Essential Personnel as it relates to items presented on the Council Agenda in Council Chambers*. Comments and/or questions will be accepted in writing at the door on the Fourth St. entrance. Our City Admin. will continue to evaluate the impact of COVID-19 on our community and will follow the guidelines and requirements of Wapello County EMA, the IDPH, and the CDC. The City will continue to record and broadcast meetings of the City Council on the YouTube channel so they are accessible to the public.

During Public Hearings, individuals can call 641-683-4581 to address the Council. During the meeting, Staff will reserve a minimum of 4 minutes for each Public Hearing Item to allow time for individuals to call in for questions/concerns.

Present were Council Member Stevens, Meyers, Berg, Dalbey, Roe and Mayor Lazio.

Roe moved, seconded by Dalbey to approve the agenda as presented.

Meyers moved, seconded by Roe that Res. No. 83-2020, Directing the Acceptance of a Proposal to Purchase \$15,380,000* Gen. Obligation & Refunding Capital Loan Notes; and Approving the Form and Auth. Execution of a Note Purchase Agt, be passed and adopted. Finance Dir. Mulder stated these bonds will be used to fund the CSO projects previously approved by Council; and refinancing the two bonds provides savings of \$206,000. The following two loan notes in the next two resolutions are encompassed within this discussion. Tim Oswald with Piper Sandler also provided feedback on this bond agt. Finance rate for this issuance is 2.85% and the ave on the two that were refinanced was 3.28%. All ayes.

Roe moved, seconded by Stevens that Res. No. 84-2020, Auth. the Redemption of Outstanding Gen. Obligation Capital Loan Notes, Series 2012, dated April 2, 2012, be passed and adopted. All ayes.

Dalbey moved, seconded by Roe that Res. No. 85-2020, Auth. the Redemption of Outstanding Gen. Obligation Capital Loan Notes, Series 2013D, dated Dec. 30, 2013, be passed and adopted. All ayes.

Meyers moved, seconded by Dalbey that Res. No. 87-2020, Sets a public hearing for the approval of an Option to Purchase Property located within the City's West Gate URA on the corner of W. Main and S. Washington, known as a portion of the Washington St. parking lot, Ottumwa, IA, with Cutler Development, LLC, for 12:00 Noon on May 29, 2020, be passed and adopted. Dir. of Hlth. Insp. & Planning Flanagan reported this purchase option for Cutler Development LLC will allow for development on the south portion of the Washington lot while leaving the north portion open for parking. Cutler proposes to build a 3-story building with approx. 24 apartments on levels 2 and 3, 9,300 sq ft of retail space on level 1, with 10,000 sq ft of private parking and related site improvements. If Cutler is awarded the Grant, the city would proceed to prepare a Dev. Agt. with him

along with public notice and public hearing requirements. To satisfy competitive bidding requirements as well as Iowa Code Section 403.8, a Res should be passed setting a public hearing for the approval of the Option to Purchase. Councilman Dalbey is not impressed based on the calls he's received (as comparing this project to that of Washington Apartments) and will need to have more information before he is sold on it. All ayes.

Roe moved, seconded by Dalbey that Res. No. 88-2020, approving the publication of a public notice soliciting competing proposals for an option to purchase real estate located within the City's West Gate URA on the corner of W. Main and S. Washington, known as a portion of the Washington St. parking lot, Ottumwa, IA, with Cutler Development, LLC, be passed and adopted. All ayes.

Dalbey moved, seconded by Roe that Res. No. 89-2020, authorizing renewal and admin. services agt between Wellmark Blue Cross and Blue Shield of IA and the City of Ottumwa, effective July 1, 2020 through June 30, 2021, be passed and adopted. Finance Dir. Mulder reported we are increasing our stop loss coverage from \$100,000 to \$110,000 due to several large claims. Otherwise, the city's plan design, the deductibles and the out of pocket maximums will remain the same. There will be an increase in the premiums due to the rate increases. The city pays 90% of the premiums, while employees contribute 10%. There is also a buy-up dental plan for interested employees. Councilman Roe stated this is problematic in how to offset the amount of this increase in our already tight budget. We need to make some serious considerations in how we do health business. We will not be able to stay on this plan. Mulder stated we need to negotiate what percentage the city pays and what the employee pays. All ayes.

Mayor Lazio inquired if anyone wished to address the council on any item not on the agenda; there were none.

Meyers moved, seconded by Stevens to recess and reconvene in Room 108 for closed session proceedings. All ayes.

The meeting recessed at 6:09 P.M.

SPECIAL MEETING NO. 13
Room 108, City Hall

April 28, 2020
6:15 O'Clock P.M.

The meeting reconvened at 6:15 P.M.

Present were Council Member Stevens, Meyers, Berg, Dalbey, Roe and Mayor Lazio.

Roe moved, seconded by Dalbey to enter into closed session in accordance with Iowa Code Section 21.5 I.i. ("To evaluate the professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session.") for the purpose of conducting Police Chief interviews. All ayes.

The meeting entered closed session at 6:18 P.M.

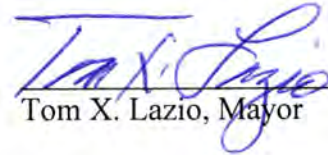
Roe moved, seconded by Meyers to return to open session at 9:17 P.M.

Roe moved, seconded by Meyers to extend an offer for Chief of Police to Chad Farrington with a starting salary of \$90,000 with goals set and a performance evaluation in 6 months with opportunity to increase salary to \$95,000 upon successful completion of set goals; and the option to negotiate said terms with the City Admin. upon acceptance. All ayes.


Roe moved, seconded by Dalbey that the meeting adjourn. All ayes.

Adjournment was at 9:18 P.M.

CITY OF OTTUMWA, IOWA


Tom X. Lazio, Mayor

ATTEST:


Christina Reinhard, City Clerk

