

The City Council met in regular monthly session pursuant to adjournment at 4:30 o'clock P.M. on December 2, 2013. A quorum was declared by Mayor Les Douma. The meeting was held in the Council Chambers, City Hall, 125 Central Ave SE, Orange City, Iowa.

Members Present: Council members Rod De Boer, Chad Oolman, and Mick Snieder

Members Absent: Council members Steve Roesner and Earl Woudstra

Staff: Duane Feekes, Janet Brown, Brad De Jong, Mark Gaul, Jim Pottebaum, Ken Meendering, Kent Anderson, Randy Van De Griend, and Bryan Gerritson

Guests: Doug Calsbeek, John Slegers, Deb De Haan, Chip Schultz, Mike Maloney, Peter McNally, Brenna Koedam, Tim Dietschy, Courtney Boone, Doug Buekelman, and Tony Vande Brake

Agenda: A motion was made by Council member Rod De Boer and duly seconded by Council member Chad Oolman approving the tentative agenda, with the deletion of the Closed Session, as the official agenda. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Chad Oolman, Mick Snieder; NAYS: None.

Approval of Minutes: The minutes of the November 18, 2013 council meeting were presented. A motion was made by Council member Chad Oolman and duly seconded by Council member Mick Snieder approving said minutes as published. On call of the roll motion carried. The vote was as follows: AYES: Chad Oolman, Mick Snieder, Rod De Boer; NAYS: None.

Community Development Block Grant Application:

This being the time and place a public hearing was held to consider the Community Development Block Grant application for \$450,000 to assist with the Orange City Area Daycare Expansion Project.

Mark Gaul read the following: The need for the project was identified by the Orange City Area Daycare & Preschool, the grant subrecipient, in cooperation and support from the City of Orange City, Northwestern College and MOC Floyd Valley School District. The need for this project was identified to address the necessary and appropriate level of child care services for the children and families in Orange City and surrounding areas. Additional design assistance was provided from the project architect, Cannon Moss Brygger Architects.

The estimated funding for the project will be comprised of \$450,000 in CDBG assistance and approximately \$1,250,000 in local funding supported by a number of sources including bond proceeds from the City of Orange City, fundraising, and financial support from Northwestern College and MOC Floyd Valley School District. Total project cost is estimated to be slightly more than \$1.7 million. An application for CDBG grant funds will be submitted to the Iowa Economic Development Authority by January 15, 2014. At least 53% of the CDBG funding will benefit persons of low-to-moderate income. The portion of the proposed \$450,000 CDBG funding that will benefit low-to-moderate income persons is \$238,500.

No persons or businesses are expected to be displaced as a result of the recommended project. In the event that any persons or businesses are displaced as a result of the recommended project, the entities involved in the project will adhere to the requirements of the Uniform Relocation and Assistance and Acquisition Act of 1974, as amended.

The project location and proposed improvements will be located within the city limits of Orange City, Iowa. The daycare center improvements include an addition onto the north side of the existing Orange City Area Daycare & Preschool. The proposed daycare addition will be located in an existing mixed use public/civic and commercial development along Iowa Highway 10 in Orange City. The nature of this project primarily includes the construction of an estimated 10,350 square feet addition onto the existing Orange City Area Daycare & Preschool along with 1,000 square feet of interior remodeling in the existing facility. The new facility will include 5 additional classrooms or daycare rooms, conference room, consultation offices, a large multipurpose room, and storage spaces.

The Mayor then called for comments from members of the audience and no one was heard speaking for or against the proposed application. The City Administrator reported that no written objections had been filed. The Mayor then closed the time for the public hearing.

A motion was made by Council member Rod De Boer and duly seconded by Council member Chad Oolman adopting a resolution authorizing the application to the Iowa CDBG Program, designating official signators and authorizing NWIPDC to prepare and administer the grant. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Chad Oolman, Mick Snieder; NAYS: None. The resolution was assigned number 12-2-13-1594 and appears in the official resolution book.

Not to Exceed \$950,000 General Obligation Capital Loan Notes, Series 2013C:

A motion was made by Council member Chad Oolman and duly seconded by Council member Mick Snieder adopting a resolution ratifying, confirming, and approving publication of notice of public hearing for the Not to Exceed \$950,000 General Obligation Capital Loan Notes, Series 2013C. On call of the roll motion carried. The vote was as follows: AYES: Chad Oolman, Mick Snieder, Rod De Boer; NAYS: None. The resolution was assigned number 12-2-13-1594 and appears in the official resolution book. Records are kept in Appendix 13.

This being the time and place as advertised a public hearing was held to consider the issuance of Not to Exceed \$950,000 General Obligation Capital Loan Notes, Series 2013C. The Mayor called for comments from members of the audience and no one was heard speaking for or against the proposed notes. The City Administrator reported that no written objections had been filed. The Mayor then closed the time for the public hearing.

A motion was made by Council member Mick Snieder and duly seconded by Council member Rod De Boer adopting a resolution instituting proceedings to take addition action on the proposed notes. On call of the roll motion carried. The vote was as follows: AYES: Mick Snieder, Rod De Boer, Chad Oolman; NAYS: None. The resolution was assigned number 12-2-13-1595 and appears in the official resolution book. Records are kept in Appendix 13.

\$905,000 General Obligation Capital Loan Notes, Series 2013C:

A motion was made by Council member Rod De Boer and duly seconded by Council member Chad Oolman adopting a resolution approving the Preliminary Official Statement. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Chad Oolman, Mick Snieder; NAYS: None. The resolution was assigned number 12-2-13-1596 and appears in the official resolution book. Records are kept in Appendix 13.

A motion was made by Council member Mick Snieder and duly seconded by Council member Chad Oolman adopting a resolution directing the acceptance of a proposal to purchase \$905,000 General Obligation Capital Loan Notes, Series 2013C. On call of the roll motion carried. The vote was as follows: AYES: Mick Snieder, Chad Oolman, Rod De Boer; NAYS: None. The resolution was assigned number 12-2-13-1597 and appears in the official resolution book. Records are kept in Appendix 13.

Frankfort Place Extension: This time was provided for the homeowners along the east side of the proposed Frankfort Place street extension going from Fareway to 11<sup>th</sup> Street to express their concerns before a final decision is made to proceed or not. Bryan Gerritson reviewed the steps and information regarding the project. He stated that the property lines are 48' from the curb; with the property nearest Fareway already being 24' from the current street. Courtney Boone, Tim Dietschy, and Brenna Koedam all addressed the Council with their concerns of safety for their children/grandchildren; losing their private backyards; losing property value; possible speeding on the proposed street; the way the proposed street will intersect with 11<sup>th</sup> Street; realtors stated that there would never be a street there; why not improve Concord Place instead. Also discussed drainage issues in the area. The property owners were informed they would not be assessed for the street. Action will be taken on this item at a future meeting when all members are present.

Department Reports: This time was provided for Randy Van De Griend representing the Street Department to discuss with the Council accomplishments and priorities of his department as the Council prepares for budget time.

Golf Course Board Nominees: A motion was made by Council member Rod De Boer and duly seconded by Council member Mick Snieder approving the slate of candidates for the Orange City Golf Course Association Board. The candidates are TJ Korver, Seth Vander Weide, Benji Hulstein, and Kris Brummel. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Mick Snieder, Chad Oolman; NAYS: None.

Cell Phone Tower Permit Application: A motion was made by Council member Chad Oolman and duly seconded by Council member Rod De Boer approving a 160' cell phone tower

permit application as submitted by Premier Wireless Inc. The monopole cell phone tower will be located on the Northwestern College property across from the Street Department and will allow both Premier and US Cellular to eventually vacate the grain elevator. The tower will be 139' tall and can be increased to 160' tall in the future if the airport closes and another cell phone provider needs a location for new antennas. On call of the roll motion carried. The vote was as follows: AYES: Chad Oolman, Rod De Boer, Mick Snieder; NAYS: None.

Administrative Reports:

Budget calendar.

Scheduled Meetings:

December 5	Strategic Planning Session, 9:00 A.M. to 3:00 P.M.
December 16	Council Meeting, 4:30 P.M.
December 18	Employee Recognition Dinner, PWEC, 6:30 P.M.
January 6	Council Meeting, 4:30 P.M.
January 20	Council Meeting, <b>4:00 P.M.</b>
January 27	Special Council Meeting, <b>4:00 P.M.</b>

Oral reports:

Council Comments: The Mayor called for comments from members of the Council and none were heard.

Adjournment: No further business appearing it was therefore moved by Council member Chad Oolman and duly seconded by Council member Rod De Boer to adjourn. On call of the roll motion carried. The vote was as follows: AYES: Chad Oolman, Rod De Boer, Mick Snieder; NAYS: None. Adjournment time was 5:38 o'clock P.M.

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Les Douma, Mayor

ATTEST: \_\_\_\_\_

Janet Brown, City Clerk