

The City Council met in semi-monthly session pursuant to adjournment at 4:00 o'clock P.M. on January 18, 2021. A quorum was declared by Mayor Deb De Haan. The meeting was held in the Council Chambers, City Hall, 125 Central Ave SE, Orange City, Iowa.

Members Present: Council members Aaron Beadner, Rod De Boer, Daron De Jong, Steve Roesner, and Tony Vande Brake

Members Absent: None

Staff: Earl Woudstra, Janet Brown, Mark Gaul, Jim Pottebaum, Kurt Frederes, Kent Anderson, and Matt Van Schouwen

Guests: Mike Hofman, John Slegers, Ann Minnick, Rick Droog, Brad Zwart, Wayne Dykstra, Gary Vande Vegte, and Doug Calsbeek

Agenda: A motion was made by Council member Tony Vande Brake and duly seconded by Council member Aaron Beadner approving the tentative agenda, as the official agenda. On call of the roll motion carried. The vote was as follows: AYES: Tony Vande Brake, Aaron Beadner, Rod De Boer, Daron De Jong, Steve Roesner; NAYS: None.

Citizen Comments: This time was provided for citizen comments and none were heard.

Approval of Minutes: The minutes of January 4, 2021 council meeting were presented. A motion was made by Council member Rod De Boer and duly seconded by Council member Tony Vande Brake approving said minutes as published. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Tony Vande Brake, Aaron Beadner, Daron De Jong, Steve Roesner; NAYS: None.

Financial Report: The monthly financial report for December 2020, representing cash balances for all funds was presented, whereupon it was therefore moved by Council member Daron De Jong and duly seconded by Council member Tony Vande Brake approving the monthly financial report as published. On call of the roll motion carried. The vote was as follows: AYES: Daron De Jong, Tony Vande Brake, Aaron Beadner, Rod De Boer, Steve Roesner; NAYS: None.

Monthly Bills: A Summary of Warrants report listing bills from December 22, 2020 through January 18, 2021 was presented. A motion was made by Council member Rod De Boer and duly seconded by Council member Daron De Jong approving the monthly bills, subject to audit. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Daron De Jong, Aaron Beadner, Steve Roesner, Tony Vande Brake; NAYS: None.

Engagement Agreements with Ahlers & Cooney, P.C.: A motion was made by Council member Aaron Beadner and duly seconded by Council member Tony Vande Brake approving the Engagement Agreements with Ahlers & Cooney, P.C. for their work as Bond Counsel and Disclosure Counsel for the Not to Exceed \$4,550,000 General Obligation Capital Loan Notes, Series 2021 and the Not to Exceed \$1,695,000 Electric Revenue Refunding Capital Loan Notes. On call of the roll motion carried. The vote was as follows: AYES: Aaron Beadner, Tony Vande Brake, Rod De Boer, Daron De Jong, Steve Roesner; NAYS: None. Records are kept in Appendix 19.

Not to Exceed \$4,550,000 General Obligation Capital Loan Notes: This being the time and place as advertised a public hearing was held on the authorization of a Loan Agreement and the issuance of Notes to evidence the obligation of the City thereunder. The Mayor called for comments from members of the audience and no one was heard speaking for or against the proposed Notes. The City Clerk 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 Tony Vande Brake and duly seconded by Council member Steve Roesner adopting a resolution instituting proceedings to take additional action. On call of the roll motion carried. The vote was as follows: AYES: Tony Vande Brake, Steve Roesner, Aaron Beadner, Rod De Boer, Daron De Jong; NAYS: None. The resolution was assigned number 1-18-21-1934 and appears in the official resolution book. Records are kept in Appendix 19.

\$4,435,000 (Dollar Amount Subject to Change) General Obligation Capital Loan Notes.

Series 2021A: A motion was made by Council member Rod De Boer and duly seconded by Council Member Tony Vande Brake adopting a resolution approving the Preliminary Official Statement. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Tony Vande Brake, Aaron Beadner, Daron De Jong, Steve Roesner; NAYS: None. The resolution was assigned number 1-18-21-1935 and appears in the official resolution book. Records are kept in Appendix 19.

Not to Exceed \$1,695,000 Electric Revenue Refunding Capital Loan Notes: This being the time and place as advertised a public hearing was held to consider the authorization of Loan Agreement and the issuance of Notes to evidence the obligation of the City thereunder. The Mayor called for comments from members of the audience and no one was heard speaking for or against the proposed Notes. The City Clerk 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 Aaron Beadner and duly seconded by Council member Rod De Boer adopting a resolution instituting proceedings to take additional action. On call of the roll motion carried. The vote was as follows: AYES: Aaron Beadner, Rod De Boer, Daron De Jong, Steve Roesner, Tony Vande Brake; NAYS: None. The resolution was assigned number 1-18-21-1936 and appears in the official resolution book. Records are kept in Appendix 19.

Department Reports: This time was provided for Kurt Frederes, representing Code Enforcement, and Jim Pottebaum, representing the Police Department, to discuss with the Council accomplishments and priorities of their departments as the Council prepares for budget time. No official action was taken.

Organization Reports: Appearing before the Council to provide an update was Ann Minnick, representing the Dutch Heritage Boosters and Mike Hofman and Rick Droog, representing the Tulip Festival/Chamber. No official action was taken.

Unity High School Project Update/Request: Appearing before the Council to provide an update on the Unity High School Project were Wayne Dykstra, Brad Zwart, and Gary Vande Vegte. Unity is proposing an addition of a gym, science labs, and a bus barn, along with some renovations of locker rooms, etc. at a cost of approximately \$6,500,000. They are requesting a five year pledge of \$50,000/year from the City. No official action was taken.

Boundary Service Plan and Agreement with Southern Sioux County Rural Water System: A motion was made by Council member Tony Vande Brake and duly seconded by Council member Rod De Boer approving the Boundary Service Plan and Agreement with Southern Sioux County Rural Water System for the purchase of water rights for the new MOC-FV Elementary School and housing development area. The agreement has been reviewed by the USDA, US Bank, and City Attorney Brad De Jong. The City will pay Southern Sioux County Rural Water System \$22,500 for ten years for the water rights to this territory. On call of the roll motion carried. The vote was as follows: AYES: Tony Vande Brake, Rod De Boer, Aaron Beadner, Daron De Jong, Steve Roesner; NAYS: None.

Resolution in Connection with the 2018 Street Improvements Project: Due to an oversight at Pluim Publishing the second publication of the Notice of Filing Plat and Schedule of Assessments was not published on December 17, 2020. According to State Code the Council may correct the levy by resolution and may reassess and relevel. A motion was made by Council member Aaron Beadner and duly seconded by Council member Rod De Boer adopting a resolution correcting levy of special assessments and authorizing reassessment and relevel. On call of the roll motion carried. The vote was as follows: AYES: Aaron Beadner, Rod De Boer, Daron De Jong, Steve Roesner, Tony Vande Brake; NAYS: None. The resolution was assigned number 1-18-21-1937 and appears in the official resolution book. Records are kept in Appendix 17.

Liquor License Renewal Applications: A motion was made by Council member Tony Vande Brake and duly seconded by Council member Daron De Jong approving the renewal application for a Special Class C Liquor License as submitted by 88 Chinese Restaurant and for a Class C Liquor License as submitted by Landsmeer Golf Course. On call of the roll motion carried. The vote was as follows: AYES: Tony Vande Brake, Daron De Jong, Aaron Beadner, Rod De Boer, Steve Roesner; NAYS: None.

Planning and Zoning Commission Appointment: Upon recommendation of Mayor De Haan, a motion was made by Council member Daron De Jong and duly seconded by Council member Tony Vande Brake approving the appointment Scott Heemstra for another 5-year term to the Planning and Zoning Commission. Joe Ivy has also resigned from the Commission since

he is moving out of town. On call of the roll motion carried. The vote was as follows: AYES: Daron De Jong, Tony Vande Brake, Aaron Beadner, Rod De Boer, Steve Roesner; NAYS: None.

Set Date for Public Hearing to Amend the City Ordinances for the Addition of Title 3, Building Regulations, Chapter 1, Article 4, Rental Housing Units: A motion was made by Council member Steve Roesner and duly seconded by Council member Aaron Beadner setting 4:30 o'clock P.M. on February 1, 2021 as the time for a public hearing to consider the addition of the Rental Housing Units to the City Code. On call of the roll motion carried. The vote was as follows: AYES: Steve Roesner, Aaron Beadner, Rod De Boer, Daron De Jong, Tony Vande Brake; NAYS: None.

Retail Encouragement Grant Application: A motion was made by Council member Rod De Boer and duly seconded by Council member Tony Vande Brake approving the Retail Encouragement Grant application of Joie Floral Designs which is owned by Lindsay Millard and will be located in the Hawkeye Building. Lindsay will have 2,214 square feet of retail sales space and qualifies for up to \$12,619.80 for a three year forgivable loan. On call of the roll motion carried. The vote was as follows: AYES: Rod De Boer, Tony Vande Brake, Aaron Beadner, Daron De Jong, Steve Roesner; NAYS: None.

Retail Utility Grant Applications: A motion was made by Council member Aaron Beadner and duly seconded by Council member Daron De Jong approving the Retail Utility Grant applications of New Life Nutrition, New Life Fitness, and New Life Tanning. The businesses are owned by Jill Verduin and are located in the Highway 10 Plaza, in the former Game Day Liquor, Anytime Fitness, and Après Soleiel locations. On call of the roll motion carried. The vote was as follows: AYES: Aaron Beadner, Daron De Jong, Rod De Boer, Steve Roesner, Tony Vande Brake; NAYS: None.

Administrative Reports:

Scheduled Meetings:

January 25	Special Council Meeting, 4:00 P.M.
February 1	Council Meeting, 4:30 P.M.
February 15	Council Meeting, 4:30 P.M.
March 1	Council Meeting, 4:30 P.M.
March 15	Council Meeting, 4:30 P.M.

Oral reports: No reports.

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

Fiscal Year 2021-2022 Budget Discussions – General Funds: Management presented a draft copy of the general funds proposed budget for the 2021-2022 fiscal year. The proposal included statement of changes in fund balances, sources and uses of working capital, statement of changes in retained earnings and line item detail of revenues and expenditures for the general funds. Also identified were tax levies for the proposed budget year and previous years. A lengthy discussion followed with no official action taken.

Adjournment: No further business appearing it was therefore moved by Council member Tony Vande Brake and duly seconded by Council member Rod De Boer to adjourn. On call of the roll motion carried. The vote was as follows: AYES: Tony Vande Brake, Rod De Boer, Aaron Beadner, Daron De Jong, Steve Roesner; NAYS: None. Adjournment time was 8:26 o'clock P.M.

Deb De Haan, Mayor

ATTEST: _____
Janet Brown, City Clerk