

Madrid City Council  
Regular Meeting  
February 6, 2017  
5:30 p.m.

The City Council meeting was called to order at 5:30 p.m. with Mayor Dirk Ringgenberg presiding.

Present at Roll Call: Steve Burich, Kurt Kruse, Dave Cook and Lane Shaver. Val Chapman was absent.

Other City Officials Present: City Administrator/Clerk Todd Kilzer, Public Works/Parks Director Scott Church, City Attorney John Jordan, Deputy City Clerk Mary Jo Reese, Public Safety Director Rick Tasler, Fire Chief Jim Murry, Madrid Labor Day Committee members Doug Worden and Chuck Rigby, Park Board members Dualla Carlson and Ron Hodges, and Fire Department member Curt Maddux.

Motion by Councilperson Shaver, seconded by Councilperson Kruse to approve the agenda for February 6, 2017.

Ayes: All Present

Motion Carried

Motion by Councilperson Shaver, seconded by Councilperson Cook to open the public hearing regarding Ordinance #473, "An Ordinance granting Black Hills/Iowa Gas Utility Company LLC d/b/a Black Hills Energy, a Delaware Corporation, its lessees, successors and assigns, a natural gas franchise and the authority to construct, operate, maintain and extend a natural gas distribution plant and system, and granting the right to use the streets, alleys, and other public places within the present or future corporate limits of the City of Madrid, Iowa."

Ayes: All Present

Motion Carried

Kilzer stated he received no commentary from the public either in person, in writing, or electronically regarding the proposed Ordinance. There were no citizens present at the public hearing who wished to speak regarding the matter. Motion by Councilperson Shaver, seconded by Councilperson Burich to close the public hearing at 5:32 p.m.

Ayes: All Present

Motion Carried

Motion by Councilperson Kruse, seconded by Councilperson Shaver to approve the City Council Meeting Minutes of January 17, 2017

Ayes: All Present

Motion Carried

Motion by Councilperson Shaver, seconded by Councilperson Burich to approve the claims for February 6, 2017 in the amount of \$ 33,777.58.

Ayes: All Present

Motion Carried

Motion by Councilperson Kruse, seconded by Councilperson Burich to approve the Professional Services Contractual Agreement with Mary Swalla Holmes. The agreement allows Holmes to research, plan, prepare and submit grants for the City of Madrid in partnership with the Madrid Area Chamber of Commerce as deemed necessary by the Mayor of Madrid. The contract period runs from February 1, 2017 to February 1, 2018. Holmes will be paid by the City of Madrid for a maximum of 200 hours at \$25.00 per hour during that time.

Ayes: All Present

Motion Carried

Labor Day Committee Chairperson Chuck Rigby asked the Council's permission to use the four acre lot the city owns on Southern Prairie Drive for a truck pull to be held in conjunction with the Labor Day Celebration on Saturday, September 2, 2017. They also plan to use land owned by Justin Rankin in the same area. Motion by Councilperson Kruse, seconded by Councilperson Cook to approve the use of City of Madrid property for the truck pull.

Ayes: All Present

Motion Carried

Rigby plans to pay the initial payment for the truck pull from the Labor Day budget and then acquire sponsors to donate the \$4,000 cost for the event. He would like the truck pull to be a free event for the public.

Rigby reported the first Labor Day meeting of the year will be held on Tuesday, February 7<sup>th</sup> at 6:30, and he has had many younger members of the community approach him regarding becoming volunteers for the celebration.

The Council considered a contract from the Midwest Pullers Association for the truck pull. Motion by Councilperson Kruse, seconded by Councilperson Shaver to give tentative approval of the contract pending review of the document by City Attorney John Jordan.

Ayes: All Present

Motion Carried

Dualla Carlson of the Parks and Recreation Board shared results of a recent on line survey developed by the board to solicit public opinion regarding the future of the cabin at Edgewood Park. The consensus was that the cabin be repaired and modernized by repairing the foundation, adding a modern kitchen and bathroom, restoring the fire place, and replacing the picnic tables with tables and chairs. Carlson stated the board will have a recommendation for the Council as soon as the board can compile the data from all the survey questions.

Carlson asked how many people can serve on the Parks and Recreation Board. Kilzer stated the number was reduced from seven to five in past years due to lack of interested volunteers. Carlson would like to see that number reinstated, as interest in the board has recently increased. Mayor Ringgenberg recommended as an alternative, the board may want to appoint working groups to assist with specific projects for a specific amount of time, instead of changing the number of board members.

Motion by Councilperson Burich, seconded by Councilperson Kruse to approve a Request for Approval from Trugreen to provide lawn care chemical service to the ball fields at Edgewood Park. The cost of the service for the 2017 season would total \$2,400.00

Ayes: All Present

Motion Carried

City Attorney John Jordan advised a trial date of November 1, 2017 has been set in a lawsuit the city filed against Russ McLaughlin regarding the property he is purchasing on contract at 246 West 2<sup>nd</sup> Street. The property has been deemed dangerous by the City. There will also be a trial setting conference on February 3<sup>rd</sup> regarding the property at 118 North Kennedy Avenue owned by the Welch family. That property has been abandoned for several years. There will also be a trial setting conference for the property at 234 West 2<sup>nd</sup> Street owned by the Victory Promise Church. That property has also been abandoned for several years and is in a dangerous state of disrepair. Jordan anticipates the trials for the Welch property, and the Victory Promise Church property will both be scheduled for 2018.

John Jordan reported that on February 28<sup>th</sup>, Jamie Graham filed a federal lawsuit against the City of Madrid, and three police officers who were involved in an altercation with Graham on February 28<sup>th</sup> of 2015. Jordan has spoken about the matter with Mayor Ringgenberg, Kilzer, and EMC Insurance Company, who carries the insurance for the City of Madrid. EMC plans to "vigorously and appropriately" defend the city in the lawsuit. Jordan will also be involved in the upcoming litigation.

Jim Murry reported the refrigerator at the fire station has stopped working and will be replaced with funds from the department's association account. Murry advised he will be teaching a firefighter 1 and firefighter 2 class starting February 27<sup>th</sup>. The cost of the class including books will be \$150.00 per student. He currently has eight students from Madrid who need to take the class. He would like to have a total of 12 participants. The cost for the Madrid participants will be \$1,200 which includes books and testing. Motion by Councilperson Cook, seconded by Councilperson Burich to approve the spending of \$1,200 for firefighter training class and testing.

Ayes: All Present

Motion Carried

Public Safety Director Rick Tasler thanked Public Works Director Scott Church for purchasing tires for the police vehicles from the IDOT for a reduced amount. He noted the vehicles will all be undergoing routine maintenance in the upcoming weeks.

Mayor Ringgenberg stated he has spoken with Kilzer regarding increasing the monthly donation to the Fire Department from \$250 to \$500 pending the department developing a standard operating procedure for compensating volunteers for fire and ems calls.

Public Works/Parks Director Scott Church discussed his cost saving proposal which calls for updating some equipment to promote productivity at a lower cost of doing business. Church proposes leasing some of the needed equipment with service agreements to allow for lower initial output of money. He stressed it is vital to maintain a strong working relationship with state and county counterparts. Church plans to use salt brine instead of sand as brine is safer on roads and allows for quicker cleanup at a lower cost. It also is safer for the storm sewer system. He proposed several items which he will implement in the next 90 days. He proposed leasing two mowers at a cost of \$11,700 per year for the two mowers, maintenance is included which will save money each year over out sourcing the mowing, and alleviate downtime due to broken equipment. He would also like to lease a gator type vehicle for \$6,950 per year to share between the park and the street department. The gator would come equipped with a snow blade to allow for use in the winter months. Church plans to purchase a milling head for the Bobcat which will be used to mill bumps, repair potholes and other surface defects and replace with asphalt. The milling head would eliminate the cost of cold mix and would cost the city \$9,300. He would like to also purchase a total patching machine which would eliminate the cost of contracting out street repairs. The cost of the total patcher is \$53,000 or \$12,500 per year paid over five years. He plans to purchase a new used street sweeper to reduce costs of repairs of the old equipment. The old street sweeper is outdated and costly to repair. The purchase of a 2008 street sweeper with maintenance agreement would cost \$90,000. Church also plans to change all current street signs to telespar street signs at a cost of \$11,000. It may be possible to obtain a grant from the IDOT to cover \$5,000 of that cost. Church asked the Council to approve \$40,000 in additional spending for FY 16-17 to cover the initial cost of this equipment.

Church explained expenses for FY 17-18 include the purchase of two snowplow blades at a cost of \$6,500 each to allow for two additional trucks to help with cleanup of snow events. He also plans to purchase a brine unit to be placed in the rear of the dump truck. He explained salt brine saves money over the cost of sand and allows for easier and faster cleanup of roads. The cost of the brine unit is \$6,800. He has already purchased a brine making unit from the IDOT for \$400.00. He then plans to purchase a multi unit vac pull behind unit to clean drains, storm sewers and lines. The cost of the unit would be \$38,000 payable over five years and would save the city from outsourcing the work. Church also plans to purchase one used dump trucks and two used pickup trucks from the DOT auction coming up in April 2018. He plans to spend \$20,000 on these three items. Church commented the city needs to turn over the equipment it owns more regularly to avoid high maintenance costs. Church asked the Council to approve \$98,000 in spending for FY 17-18 to cover expenses for this equipment.

Mayor Ringgenberg reminded the Council that Church was hired to economize the work force and reducing expenditures for contractors. He stated there has not been a property tax increase in six years and the Council with Church's help must decide if the city can afford the upgrades Church is proposing. Kilzer's task is to work the cost of the requests into the budget. Church stated the city currently does not have the equipment it needs to maintain the streets and parks, and feels his suggestions are a start in moving forward in that direction. Motion by Councilperson Burich, seconded by Councilperson Kruse to approve the purchase of equipment as stated.

Ayes: All Present

Motion Carried

Kilzer explained the recent DNR survey results advising the state inspects the water plant every year and reviews recordkeeping and the plant facility. The DNR then presents the city with a list of requirements, and a list of recommendations. Any areas of deficiency require immediate concerns. During the survey the DNR was concerned with Fluent/Affluent monitoring which is a turbidity issue. The Council will be asked to approve a control system upgrade to correct this problem later in the meeting. Another area of deficiency was chlorine contact time. The DNR has recently changed their requirements of this issue and the city will review its chlorine contact time to assure compliance with the IDNR rules. The DNR is also requiring an air quality permit for the generators located at the plant. Other areas of concern were signage at an eyewash

station, a contingency plan for water outages, assurance of accessibility to Well #10 and various other issues. City Engineer Perry Gjersvik has responded to the DNR regarding these issues on behalf of the City of Madrid.

The Council considered a request for approval from Automatic Systems for a control system upgrade in the amount of \$32,600. Councilperson Kruse stated the big issue is the old copper wire used in the present communications system. Kilzer advised Automatic Systems is using a cellular and a digital apparatus to eliminate the current analog system. Motion by Councilperson Shaver, seconded by Councilperson Cook to approve the purchase of the system.

Ayes: All Present

Motion Carried

Kilzer updated the Council on the status of the property at 322 North Main Street owned by Ron Leitzman. Mr. Leitzman has agreed to address the condition of the property in the spring of 2017 in preparation for selling the home. Kilzer also discussed the property owned by Brian Leitzman at 407 North Main Street. Brian Leitzman has moved from that property and is currently considering ways to remove the vacant home from that lot.

Motion by Councilperson Shaver, seconded by Councilperson Cook to approve a payment in the amount of \$1,250 to Boone County Economic Growth Corporation. Kilzer explained this is the first half payment of the annual fee of \$2,500.

Kilzer advised the Council he has nearly completed a grant application to the Boone County Endowment fund. The application which is due on February 10, 2017 requests money to update the SAM center to be handicap accessible. Funding from the grant would be used to create a more handicap accessible front entrance, update the kitchen, and update the restrooms. Kilzer feels Public Works may be able to assist with much of the other work needed on the building.

Kilzer stated he will have a budget proposal ready for the Council's approval at the next City Council meeting on February 20, 2017. The Council will need to act on the budget approval at that meeting to meet public hearing and publication requirements. The completed budget will need to be filed with the State of Iowa by March 15<sup>th</sup>.

Kilzer presented the Council with a debt service spreadsheet. The spreadsheet created shows what type of instrument used for the funding; name of the bond; original issuance amount of the bond; current principal and interest as of June 30, 2016; and maturity date of the notes. He pointed out the 2012 bond is a refinancing bond for the 2008 CDBG grant for repair of the sewer plant road after flooding; the city's share of the Highway 17 resurfacing project; the city's portion of the remaining amount owed on the canal project; the 3<sup>rd</sup> Street trail access and section of storm sewer main replacement; and street paving on the west end of 2<sup>nd</sup> Street. Kilzer reminded the Council that the recent bond for \$815,000 was for the Main Street Trail Access; storm sewer repairs between the Main Street Bridge and State Street Bridge; proposed City Hall improvements, Public safety building land purchase and the upcoming Annex Road Project. Kilzer stated the G.O debt levy for the city is currently slightly over \$3 million dollars. He pointed out the current bond of \$815,000 will be consolidated into a new G.O. bond on June of 2019.

Mayor Ringgenberg read proposed Ordinance #473 "An Ordinance granting Black Hills/Iowa Gas Utility Company, LLC d/b/a Black Hills Energy, a Delaware corporation, it's lessees, successors and assigns, a natural gas franchise and the authority to construct, operate, maintain, and extend a natural gas distribution plant and system, and granting the right to use the streets, alleys, and other public places within the present or future corporate limits of the City of Madrid Iowa." Kilzer advised this is the second reading of the proposed ordinance. The public hearing has been held, and the final reading for approval will be on January 20, 2017 during the City Council Meeting. The agreement also replaces a 1% local option sales tax with a 1% franchise fee. Motion by Councilperson Cook, seconded by Councilperson Shaver to approve the second reading of Ordinance #473.

Ayes: All Present

Motion Carried

Motion by Councilperson Shaver, seconded by Councilperson Kruse to approve a LOT donation to A.S.S.I.S.T in the amount of \$750.00.

Ayes: All Present

Motion Carried

Motion by Councilperson Kruse, seconded by Councilperson Cook to approve a request for tax abatement from Jeremy Forristall for improvements made to his residence at 303 East 8<sup>th</sup> Street.

Ayes: All Present

Motion Carried

Mayor Ringgenberg commented on several upcoming Eagle Scout Projects that will benefit Edgewood Park. Samuel Poage will be updating and expanding the volleyball courts. Funds from a wellness grant received by the city will pay for supplies needed for that project. Samuel presented the council with a workbook showing the breakdown of costs of materials for the project. Jacob Lowe will be updating the area around the flagpoles at the park and another project will involve improvements to the horseshoe pits.

Curt Maddux, a member of the Madrid Fire and Rescue department and a board member for Boone County 911 reported to the Council on a Boone County 911 meeting he attended on January 27<sup>th</sup>. The board discussed a problem with Madrid's emergency paging system. It was concluded the city needs a microwave dish at the elevator in Madrid. The cost of a microwave dish is \$50,000. The 911 board is currently proposing a new radio system with the Boone County Supervisors. The cost of the new radio system would be around \$3.3 million. The 911 board agreed to hire an advisor for the radio system issues. The 911 board will pay for 50% of the consulting fee. The consultant will also be hired to investigate the radio problems in Madrid. Kilzer expressed his concern that the 911 board agreed to pay half of a consulting fee, and the board has not been given a dollar amount for that service. He also stated that many times there are state agencies that do that type of consulting and direction for free. Mayor Ringgenberg commented that the cities in Boone County had previously agreed to access a tax levy to pay for a new emergency radio system, and the Board of Supervisors has not acted on that vote. Maddux also reported he received six new batteries and pagers for new members of the fire department from the 911 Board.

Mayor Ringgenberg stated he and Councilperson Kruse recently attended a meeting with Huxley Communications, regarding possibly bringing their services to Madrid. Ringgenberg advised this is one of several options the city is currently investigating. Citizens of Madrid have expressed their displeasure with the current available internet and phone providers used in the city.

Motion by Councilperson Kruse, seconded by Councilperson Shaver to adjourn the City Council Meeting at 6.56 p.m.

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Dirk D. Ringgenberg  
Mayor

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Attest:  
Todd D. Kilzer  
City Administrator/Clerk