

CITY OF DESOTO – REGULAR COUNCIL MEETING MINUTES

November 15, 2016 – Mayor Hasty called the meeting to order at 7:00pm.

Answering roll call was: Robert Greenway, Mathew Sanders, Kelly Summy, Karen Wilson, and Clayton Wright.

Staff present included City Clerk Marcia Thomas, Police Officer Justin Edwards, Public Works Director Dan Van Langen and City Attorney DeWayne Dalen.

Motion by Summy/Wilson to approve the agenda; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Wilson/Sanders to approve the consent agenda; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Wright/Wilson to approve Resolution 2017-09; A Resolution waiving the right to review Minor Plat of Venado Run, an official plat in Dallas County, Iowa, pursuant to Iowa Code 354.9.

Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Wilson/Summy to approve Resolution 2017-10; A Resolution fixing the date of November 28, 2016, at 7:00 P.M., 405 Walnut Street, De Soto, Iowa, for a public hearing on the proposal to enter into a second amendment to the development agreement with De Soto Corner Properties, L.L.C., and providing for publication of notice thereof; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Summy/Wilson to approve Resolution 2017-11; A Resolution fixing the date of November 28, 2016, at 7:00 P.M., 405 Walnut Street, De Soto, Iowa, for a public hearing on the proposal to enter into a development agreement with De Soto Corner Properties, L.L.C., and providing for publication notice thereof; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Summy/Wilson to approve Martens & Company, C.P.A, LLP independent audit report for fiscal year ending June 30, 2016; Clerk Thomas said the city had 3 findings; segregation of duties, separately maintained records; the De Soto Fire Department maintains separate accounting records that are not included in the city's accounting records and disbursements during the year ended June 30, 2016 exceeded the amounts budgeted in the Debt Service Fund; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Summy/Wilson to approve City of De Soto participation in potential access control on US 169; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Motion by Wright/Wilson to approve the proposal from Bartlett & West Engineering for geotechnical services for the pavement repair on Ash Street; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Tim Oswald with PiperJaffray discussed with the Mayor and City Council the pros and cons of the city building its own water treatment plant or purchasing their water from Xenia. Mr. Oswald wanted the city to compare costs of each option over a 40 year period, the life expectancy of a water treatment plant. The city is planning on using a combination of Tax Increment Financing and Water Revenue to finance the treatment plant. City Attorneys have misgivings on using TIF on the Xenia option. Discussion took place. Mayor Hasty and the City Council agreed to move forward with the city building its own water treatment plant.

Discussion took place on the City of De Soto offering a tax abatement on new construction, owner occupied, single family homes. Councilman Summy, Sanders and Wright agreed on 10 year tax abatement with the first 7 years being 100% abated and the remaining 3 years on a sliding scale. Councilwoman Wilson and Councilman Greenway preferred 7 year 100% tax abatement, similar to Adel's. More discussion will take place on tax abatement in the coming months.

Mayor Hasty and the City Council would like to thank Councilman Robert Greenway for his dedication to the City of De Soto. Councilman Greenway has resigned from the city council. At the regular council meeting, December 20th the council will appoint his replacement. Anyone wishing to be considered for the appointment, call city hall @ 834-2233.

Having no other business Mayor Hasty asked for a motion to adjourn. Motion by Summy/Wilson to adjourn @9:38pm; Greenway,Sanders,Summy,Wilson,Wright all in favor; Motion carried 5-0.

Mayor: Nick Hasty

Attest: City Clerk, Marcia Thomas

These minutes are subject to approval by the City Council at its next regular meeting.