

## **CITY OF DESOTO – REGULAR COUNCIL MEETING MINUTES**

August 18, 2020 – Mayor Butch Ostrander called the meeting to order at 7:00pm; The City of De Soto met via an electronic meeting due to Iowa Governor Kim Reynold's Proclamation of Disaster Emergency, which among other matters, ordered the prohibition of community gatherings of ten or more people at all locations. Therefore, in-person meetings of the City Council are impossible or impractical as contemplated by Iowa Code Section 21.4(1) (b).

Answering roll call was: Ted Hansen; Council members on the call/Zoom meeting were Pam Bach, Terri Golightly, Kelly Summy and Karen Wilson.

Staff present included City Clerk Marcia Thomas, Public Works Director Dan Van Langen and Fire Chief John Booth.

Motion by Hansen/Summy to approve the agenda; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Motion by Summy/Wilson to approve the consent agenda; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Mayor Ostrander opened the Public Hearing of the City Council of the City of De Soto in the State of Iowa, on the matter of the proposal to enter into a development agreement with Keystone Equity Group, L.L.C., and the hearing thereon @ 7:32p.m. Clerk Thomas said she did not receive any phone calls or written correspondence regarding the Public Hearing. Councilwoman Wilson wanted to verify that the developer was to receive 60% of the property tax revenue. Clerk Thomas said the City plans to meet the LMI assistance requirements by placing 26.22% of the Tax Increment in each fiscal year in which Tax Increment is collected in a LMI separate fund. The Developer will receive 60% of the remaining Tax Increment from property tax revenues paid on the minimum improvements. With no more questions from the audience Mayor Ostrander closed the Public Hearing @7:35p.m.

Mayor Ostrander opened the Public Hearing on proposed drawings, specifications, proposed form of contract, and engineer's probable cost for construction of the De Soto Water Treatment Plant @ 7:37p.m. Clerk Thomas said she did not receive any phone calls or written correspondence regarding the Public Hearing. City Engineer Mikael Brown said bids for the construction project will be received at City Hall until September 24<sup>th</sup> @3:00p.m. Councilwoman Golightly questioned Brown on the total cost of this project. Brown stated the projected 3.2 million was for the construction of the water treatment plant building only. Other costs associated with this project include engineering and legal costs, the cost of the easements, new well, new water main, waste water service lines and emergency connection to Xenia Rural Water and pressure filter and reverse osmosis equipment. With no more questions from the audience Mayor Ostrander closed the Public Hearing @7:56p.m.

Motion by Hansen/Wilson to approve Resolution 2021-03; A Resolution approving and authorizing execution of a Development Agreement by and between the City of City De Soto and Keystone Equity Group L.L.C.; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Motion by Summy/Golightly to award De Soto Groundwater Well No. 5 (Contract 2019-02) to Northway; Discussion took place; Summy, Bach in favor; Golightly, Hansen, Wilson opposed; Motion failed 2-3; Motion by Hansen/Wilson to award De Soto Groundwater Well No. 5 (Contract 2019-02) to Cahoy Well & Pump; Discussion took place; Bach, Golightly, Hansen, Wilson in favor; Summy opposed; Motion carried 4-1.

Discussion took place to award the Water Main, Wastewater Service Line & Emergency Connection (Contract 2019-03); Motion by Wilson/Hansen to reject all bids for the Water Main, Wastewater Service Line & Emergency Connection (Contract 2019-03) and rebid the contract; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Motion by Wilson/Hansen to approve proposed drawings, specifications, proposed form of contract and engineer's probable cost for the construction of the Water Treatment Plant; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Motion by Bach/Hansen to approve new tires for Police Department Explorer; \$705.00, installed state bid price; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Discussion took place whether the city should update the current city website or purchase a new city website; Councilwomen Bach and Golightly with Mayor Ostrander watched presentations from 3 different vendors and selected CIVICCMS; Councilwoman Golightly said the new website is affordable and user friendly, would be ADA compliant, has security and protection as a top priority, utility bill payments and other fees could be made online; Councilwoman Bach agreed with Golightly's assessment but questioned whether this was the right time to move forward with a new city website; Councilwoman Wilson was also in favor of a new city website but said in 12 to 18 months the city would be in a better financial position to hire additional staff to maintain the website; Councilman Hansen questioned Golightly if she knew what version of the Drupal platform CIVICCMS would be using to create the new website for De Soto; whether it was using version 7 or 8 which is their older versions or version 9 that is still in testing. Hansen's concern was if it was an older version then the city might have to convert to version 9 at an additional cost. Golightly did not know but said that CIVICCMS was a reputable company that would not put its customers at risk; Motion by Hansen/Golightly to approve the purchase of a new city website from CIVICCMS; Bach, Golightly in favor; Hansen, Summy, Wilson opposed; Motion failed 2-3.

Having no other business Mayor Ostrander asked for a motion to adjourn. Motion by Wilson/Summy to adjourn @9:45 p.m.; Bach, Golightly, Hansen, Summy, Wilson in favor; Motion carried 5-0.

Mayor: Butch Ostrander

Attest: City Clerk, Marcia Thomas

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