

Hills City Council Meeting
March 28, 2016
7:00 PM
Hills Fire Station Meeting Room

The regular Hills City Council meeting was called to order by Mayor Tim Kemp at 7:00 p.m. on Monday, March 28, 2016 at the Hills Fire Station Meeting Room.

Council members present were: Bruce Endris, Steve Harris, Merle Hill, Thom Kirkpatrick and Cathy Knebel. Absent: None. Also present: Cathy Fitzmaurice-Hill, City Administrator, Erek Sittig, City Attorney, Ron Wolfe, City Maintenance and members of the public.

Consent Agenda: A Motion was made by Knebel and seconded by Kirkpatrick to approve the consent agenda approving Agenda items, minutes from the Meeting of March 14, 2016, Scheduled list of claims and receipts from March 14, 2016 thru March 28, 2016. Ayes:5. Motion carried.

Public Comment: None.

Business:

The Mayor opened the Public Hearing on the City's intent to proceed with Project that may require the acquisition of property rights at 7:02 p.m. He requested comments from the public. No comments were received. The Public Hearing was closed at 7:03 p.m.

The Council received the recommendation from P&Z to approve the Final Plat for Hills Commercial Park subject to the City receiving the escrow agreement and an easement agreement as requested by City Attorney.

The City has received a request from Hills Commercial Park to approve the Final Plat prior to the completion of the improvements. A bond in the amount of \$78,100 has been submitted to the City as required by Hills Code to allow approval prior to completion. Councilor Kirkpatrick questioned that the plan did not provide for driveways. Sittig explained that the developers anticipate selling off more than one lot and will not know where drives will be place until usage is known. He explained that this would be covered by the Subdividers Agreement and reviewed under a site plan. He will review the escrow agreement and easement. The Plat will then need to be recorded before land can be sold. A motion was made by Hill and seconded by Endris to approve the Final Plat for Hills Commercial Park subject to the City receiving an approved escrow agreement and easement prior to the Plat being recorded. Ayes: 5. Motion carried.

The City will need to file a Budget Amendment for FY16 to show all water expenses. A motion was made by Kirkpatrick and seconded by Knebel to set the public hearing for the Budget Amendment at the April 25, 2016 meeting, starting at 7:00 p.m. Ayes – 5. Motion carried.

A motion was made by Kirkpatrick and seconded by Knebel to enter into closed session at 7:32 p.m. pursuant to Iowa Code Section 21.5 to discuss acquisition of wastewater easements. Ayes-5. Motion carried.

A motion was made Hill and seconded by Kirkpatrick to end the closed session at 7:46 p.m. Ayes -5. Motion carried.

Resolution 2016-08 was presented declaring the City's intent to proceed with and authorizing the acquisition of property rights for the Hills Wastewater Improvement Project. A motion was made by Hill and seconded by Kirkpatrick to approve Resolution 2016-07. A roll call vote was taken. Ayes: 5. Resolution 2016-08 passed.

Reports:

Attorney: Erek has received a Plan from Karen Branson in regard to the nuisance property on Main Street. He will respond and set out the expectations of the City including bringing the property up to Code and providing for inspection.

Fire Chief: No report.

Maintenance: Ron reported that most of the work has been completed at the Hills Commercial Park.

Sewer: No report.

Administrator: Cathy offered information to the Council on Curbside Composting as offered by Johnson County Refuse. The City could make this available to residents along with the regular pick up. This is intended for food waste and can help reduce garbage taken to the landfill. She will provide information in the next newsletter to determine interest from residents.

Mayor: Mayor Kemp provided examples of possible City logos to the Council. He suggested we request input from residents before finalizing a logo. He also discussed the possibility of entering a 28e Agreement with the Fire Association to govern the rights and responsibilities of each entity.

A Motion was made by Knebel and seconded by Harris to adjourn the meeting at 7:50 p.m. Ayes:5.
Motion carried.

Tim Kemp, Mayor

Cathy Fitzmaurice-Hill, City Administrator