

June 14, 2007

The Conrad City Council met in regular session on 06/14/07 in Council Chambers. Officials present were, Council Members, Bill Gearhart, LeAnn Lynch, Lowell Schleisman and Gary Stattler. Absent: Shauna Callaway. Mayor Gregg Sharp called the meeting to order at 7:00 PM and opened with the Pledge of Allegiance.

The agenda was approved as posted. Gearhart moved, Schleisman seconded, to approve the following consent items: Minutes from the 05/10/07 & 05/30/07 council meetings; May 2007 clerk's financial report; Payment of claims totaling \$177,975.43; Resolution 112-07.06 authorizing the transfer of money from one fund to another; Resolution 113-07.06 amending the salary resolution; Cigarette permits for RJ's Lounge, Conrad Foods, and Casey's General Store; Acknowledged a building permit submitted by Dean Lynch. Ayes- 4.

The following claims include expenses for the City, Park Board, Library, Museum, Fire Department, and B-CERT.

A-Kleen Towel, service	38.75	Iowa One Call, locates	25.20
Alliant, utilities	4426.41	Dave Juchems, mileage	14.55
American Girl, periodical	22.95	Kids Discover, periodical	19.95
Atlantic, periodical	29.95	Kiplinger's Personal Finance, periodical	23.95
Audio Adventures, audio visual	104.00	Ladehoff Lawn Care, lawn care	390.00
Dustin Blackburn, mowing	170.00	Ron Ladehoff, pool repairs	87.13
Susan Blythe, mileage	15.13	Library Petty Cash, misc.	119.72
Bob's Farm Center, diesel/lawn care	451.17	Marvel Comics, periodical	19.97
BWI, books	8.23	Matt Parrott, forms	406.66
Carol Schmitz, DC expense	786.63	Michael Todd, supply	274.15
Casey's, gas	252.35	Mid Iowa Coop, battery	85.95
Central IA Farm Store, parts	236.85	Midwest Wireless, cell phones	70.28
CNH Capital, parts	119.44	Moler Sanitation, services	890.00
Concrete Inc, concrete	190.08	Monkeytown, supply	270.57
Conrad Auto Supply, supplies	190.66	Municipal Supply, parts	916.81
Des Moines Register, periodical	221.00	NADA, periodical	60.00
Des Moines Stamp, stamp	55.75	People Weekly, periodical	50.00
Dorsey & Whitney, legal services	5027.90	Pepsi America, pool	371.20
Nick Eckerman, mow	140.00	Petty Cash, misc.	23.11
Jeri Edwards, refund	60.52	Pizza Ranch, concessions	22.00
EMP, B-CERT supply	632.40	Platinum Plus, training	253.00
Shaelynn Farnsworth, supplies	34.84	Premier, library contract	241.00
First National Bank, library items	786.14	The Record, publications	383.99
First State Bank, pool cash	67.00	Red Book, periodical	20.97
Garling Construction, library project	97,213.50	Ryken Engineering, services	3702.00
Gehrke Quarries, rock	178.73	Siemens Water Tech, parts	1470.08
Grundy Co. Development, project	150.00	Simmering-Cory, rehab admin	9950.00
Grundy County Landfill, fees	962.67	Jana Smith, mileage	15.13
Grundy Co. Sheriff, contract	4125.83	Sports Ill, periodical	35.96
Hanzelka, repairs	4507.76	State Treasurer, sales tax	1563.93
Hawkins, chemicals	571.50	Terracon, library project	3971.00
Heart of Iowa, phone/internet	379.34	Test America, lab	313.43
Heritage Microfilm, microfilming	158.70	Shane Tiernan, bldg permits	45.00
Denise Hoy, mileage	46.56	TIME, periodical	24.81
IMWCA, workers' comp	5420.00	Tyler Technologies, support	3326.00
Ingram, books & supplies	1285.19	U.S.P.S, envelopes	462.00
Injectson, haul sludge	1260.00	Viasys Neurocare, supply	465.25
ICS, computer repair	50.00	Wages, 05-11-07 to 06-14-07	17,077.75
Iowa DNR, certifications	120.00		
Iowa League of Cities, nomination	15.00	Totals Claims	\$177,975.43

Expenses per fund: General \$30,034.36; Road Use Tax \$9640.87; Employee Benefit \$1534.98; LOST \$786.63; TIF \$1290.00; Housing Rehab \$9950.00; Library Bldg Project \$108,157.40; Water \$8485.17; Sewer \$8096.02. May 2007 receipts per fund: General \$32,182.95; RUT \$6580.76; Employee Benefits \$1007.33; LOST \$5706.26; TIF \$4219.28; Debt Service \$7574.59; Housing Rehab \$11,800.00; Library Building Project \$11,198.53; Water \$12,619.60; Sewer \$30,753.17. Total \$123,642.47.

Carol Hibbs, Jane Gallentine, and Carol Schmitz, reported on their recent trip to Washington DC where they spent time at the Capitol with legislatures. They submitted a written report, highlighted several topics of interest, and expressed plans for future trips.

With the new library project well underway, council discussed the disposition of the current library building. A real estate transaction between the City of Conrad and NuCara is currently being explored. The proposed transaction is essentially an even up trade – the City would trade the Library for parcels owned by NuCara. The parcels include a vacant lot located south of the NuCara building and north of the Post Office situated on Main Street, and an office building with attached “lean to” located at 106 North Main. Council heard comments from Jim Barger to list the property with a realtor and from Al Stewart to consider holding an auction for the property. Carol Schmitz, Chairperson of the Community Development Committee, said the committee fully endorsed the proposal and encouraged Council to move forward with the transaction. After discussion Stattler moved, Lynch seconded, to authorize Mayor Sharp to contact Kirby Schmidt, City Attorney, to develop a timeline of the process and outline the procedures that the City would need to follow if the proposal is approved. Ayes - 4.

Council then discussed a request from NuCara for assistance in the event NuCara obtained the current library building. A letter from TJ Johnsrud indicated that NuCara would need to invest approximately \$70,000 to upgrade the building and relocate the Home Medical Equipment business. Shane Tiernan, Community Development Committee/Development Corporation, provided an analysis and proposal for tax increment financing (TIF) assistance to the NuCara Management Group. The proposal consisted of an up front grant between \$16,000 and \$26,000 based on a minimum assessment agreement. Council acknowledged the economic impact the NuCara business has in Conrad with 45 local jobs and a payroll of \$1,800,000. Council will take the proposal under consideration.

Library items:

- Stattler moved, Schleisman seconded, to appoint Keith Graff to a 4 year term on the Library Board; and to appoint Vicki Anderson to a 3 year term on the Library Board. Ayes – 4.
- Gearhart moved, Lynch seconded, to approve the following change orders: #4- relocate gas and electric service to the SPF building, add \$5236; #5- changing the location of the electrical service to feed the library, net add \$7938; #6- onsite over excavating, add \$21,840. Ayes – 4.
- No action was taken on the optional labor and material to install a transfer switch at the new library for an emergency generator. Gearhart will gather further information and report at the July regular meeting.
- Nancy Olson announced that the Library had received a \$5000 grant from Grundy County Community Foundation for the new library project.
- Stattler moved, Lynch seconded, to approve an expense of \$4545 for a donor giving wall at the new library. Ayes – 4. Council asked Library Board Members to consider adding a few blank plaques for future donations.

Council member Schleisman moved and Stattler seconded to adopt resolution #114-07.06 approving a subordination request from Connie Speicher for the housing rehabilitation program. Ayes: Schleisman, Gearhart, Lynch, Stattler. Nays: none.

Council member Stattler moved, Schleisman seconded, to set the suspension date for Conrad Foods cigarette permit from July 1 through July 30, 2007. The suspension is a result of a second violation, within a two year period, for selling cigarettes to a minor. Ayes – 4.

Stattler moved, Schleisman seconded, to approve an amendment to the City of Conrad’s Personnel Manual by adding a job description for “Temporary full-time help” and revising the amount of insurance benefit for full-time city employees. Ayes – 4.

Due to the difficulties with the sludge drying bed, Council member Gearhart made the recommendation to not rent the farm ground for calendar year 2008. After discussion it was decided to have Mayor Sharp alert the current renter of the possible situation, and then to monitor the sludge bed this summer. This item will be discussed again at the August 2007 regular council meeting.

Council discussed the washed out area of the bike trail near the Family Aquatic center caused by water run-off. City Clerk Hoy was instructed to forward pictures taken during a heavy rainfall to Gary Sindelar, City Engineer. Options to rectify the situation will be expected at the July regular council meeting.

With no further business evident, council adjourned at 8:37 PM.