

**MCGREGOR CITY COUNCIL
REGULAR MEETING
MARCH 20, 2013, 6:30 P.M.**

The MCGREGOR CITY COUNCIL met in Regular Session at 6:30 p.m. on **Wednesday, March 20, 2013** at City Hall with Mayor Hallberg presiding. The meeting was called to order at 6:30 p.m. Mayor Hallberg led the Pledge of Allegiance. Council members present: Muehlbauer, Bogdonovich, Collins and Halvorson. Absent -Carroll. Quorum present. Carroll joined the meeting at 6:38.

Muehlbauer moved, Bogdonovich seconded, to approve the Consent Agenda by one motion with Pay Request #1 for housing program excluded for a separate motion: a) Agenda as listed b) February 20, 2013 Regular meeting minutes and March 11, 2013 Special Meeting minutes c) Bills and Claims as presented for \$86,644.45 d) Treasurer's report month ended February 28, 2013 **Roll call vote: Ayes-all. Motion carried.** Collins moved, seconded by Bogdonovich to approve Pay request #1- Owner Occupied Rehabilitation – Hexom for \$19,116.00. **Roll call vote: Ayes – all. Motion carried.**

Mayor Hallberg opened a scheduled public hearing to take comments on the proposed vacation of the alley in Block 5 of Bigelow & McLaughlin's Addition, lying south of Church St. and North of Howard St. Sander reported she had one call from owner of the Village Motel asking about the vacation and an explanation if the location resolved his concern. No other comments were given and the hearing was closed. Muehlbauer moved, second by Bogdonovich to approve Resolution 04-03-2013 Authorizing Disposal of the alley in Block 5 to Irene Riley and delivery to her of a Quit Claim Deed upon payment of all costs associated with the vacation and disposal. **Roll call vote: Ayes – all. Motion carried.** Carroll moved, seconded by Halvorson to approve the first reading of Ordinance 03-01-2013 Providing for the Vacation of the Alley in Block 5 of Bigelow & McLaughlin Addition. **Roll call vote: Ayes- all. Motion carried.** Halvorson moved, seconded by Muehlbauer to waive the three reading requirement. **Roll call vote: Ayes – all. Motion carried.** Halvorson moved, seconded by Collins to approve final passage of Ordinance 03-01-2013. **Roll call vote: Ayes – all. Motion carried.** Effective upon publication.

Michael Hart, Northland Securities, was present to discuss the 2013 GO refunding. He presented a debt service schedule showing the annual payments if the maximum of \$1,300,000 is borrowed with a 12 year pay-off. There was also discussion about a revenue sharing agreement which will lay out specifics of payment from MMU for the water portion of the loan. The agreement should at a minimum cover reimbursement from MMU for the service lines and the debt service transfer from MMU to the city. If cost estimates are lower than the amount borrowed those funds can be spent on other projects as allowed by the bond documents. MMU has committed to \$26,400 annually for five years. Interest rates have not changed significantly since the process for the bonding began. Collins moved, seconded by Bogdonovich to approve Resolution 06-03-2013 Approving Loan Agreement and GO Corporate Purpose and Refunding Bonds and

Providing for the Levy of Taxes to Pay the Same. **Roll call vote: Ayes – all. Motion carried.**

A draft ordinance related to transient vendors and outdoor activities was discussed which would update the current Chapter 122 of the McGregor Code of Ordinances. Vendors have been setting up on private property near some of the scheduled chamber events and are not paying the chamber vendor fee which helps to offset the cost of advertising, musicians and other activities during the events. Revised ordinance would require a permit from the clerk. A fee would need to be established for the permit and bond would be required. Additionally private property events were discussed and a sample ordinance reviewed. A final draft will be completed for the next meeting.

Carl Hexom presented ideas for a Morel Mushroom Festival May 11 & 12th that would require use of the small parking lot adjacent to his building. Activities would take place from 10 a.m. to 6:00 p.m. outside then would be taken down. More details will be brought to the next council meeting for approval. Carolyn Goforth was present to represent Jeff Moses, River Bluff Maritime Museum, with a request to set up his mobile museum at the riverfront on several weekends throughout the summer. Halvorson moved, seconded by Bogdonovich to approve set up of the museum on the six weekends provided at riverfront park or on the paving near there. **Roll call vote: Ayes – all. Motion carried.** Carroll moved, seconded by Bogdonovich to approve street closure on July 19 & 20 for the Great River Car Show and Cruise and to clean the street and parking area and provide extra tables and garbage totes. **Roll call vote: Ayes – all. Motion carried.**

The annual report for the McGregor Historical Society was presented. Halvorson moved, seconded by Carroll to approve the annual report. **Roll call vote: Ayes – all. Motion carried.** Muehlbauer moved, seconded by Halvorson to suspend alternate side parking on Main Street from May 1 – November 1 on weekends only. **Roll call vote: Ayes – all. Motion carried.** Muehlbauer moved, seconded by Collins to sign a one year agreement with Brooks Realty for realty services for the Ohmer Ridge and RWW lots at the end of the current agreement with Dennis Schroeder. **Roll call vote: Ayes – all. Motion carried.** Muehlbauer moved, seconded by Bogdonovich to extend the incentives currently in place for the Ohmer Ridge and RWW lots through March 31, 2014. **Roll call vote: Ayes – Bogdonovich, Collins, Muehlbauer, Halvorson. Nays – Carroll.** Halvorson moved, seconded by Collins to approve Resolution 05-03-2013 Authorizing the Mayor and Clerk to Accept Offers to Purchase Lots in RWW and Ohmer Ridge. **Roll call vote: Ayes – Bogdonovich, Collins, Muehlbauer, Halvorson. Nays – Carroll.**

Mayor Hallberg read a proclamation for Earth Day, April 22, 2013. Mayor Hallberg proclaimed April as Keep Iowa Beautiful month and community beautification month in McGregor. Spring clean-up date set for Monday, April 22. Replacement of highway entry signs was discussed. Muehlbauer moved, second by Halvorson to get cost estimates for the replacement and bring to a future meeting. **Roll call vote: Ayes – all. Motion carried.**

2013 Urban Renewal Plan Amendment was discussed. Amended items include 6th St. bridge, Eagle Drive project, 2013 phase I sidewalk replacement project, riverfront improvement project, a blighted property acquisition, clearance and restoration project, second street water improvements, and the 2014 Northeast Iowa Housing Trust Fund Support Program. Carroll moved, seconded by Muehlbauer to approve Resolution 07-03-2013 Setting Hearing Date for Urban Renewal Plan Amendment. **Roll call vote: Ayes – All. Motion carried.**

With business concluded, Halvorson moved to adjourn the meeting. Seconded by Bogdonovich. **Ayes – All. Meeting adjourned.**

Lynette L. Sander
City Clerk