

November 5, 2018

The regular meeting of the Decorah City Council was called to order by Mayor Borowski at 5:45 p.m.

The meeting was opened with the Pledge of Allegiance.

Members present: Randy Schissel, Andy Carlson, Steve Luse, Kirk Johnson, Johanna Bergan, Dan Bellrichard, Ross Hadley

Motion by Luse, second by Bergan, to approve the agenda as presented. Roll call vote. All voting aye. Motion carried.

City Clerk, Tr. Hemesath gave the first quarter FY19 financial update. She also explained the need to consider moving forward with a small bond issue, discussed at the budget workshop, for various projects including refurbishing of water storage tanks, city hall walkway repairs and repairs/equipment replacement for the library building.

Review of 10-year work comp expenses was also given. The significant savings, reflected in the review, was attributed to the comprehensive safety program developed 10 years ago, efforts of the safety committee to develop and encourage a culture of safety and all employees who have embraced it.

Motion by Carlson, second by Bergan, to approve the consent agenda items as presented.

- a. Minutes of the October 15, 2018 meeting
- b. Claims
- c. Renewal Class C Liquor License for Courtyard & Cellar including Outdoor Service Area and Sunday Sales
- d. PPE #4 - Box Culvert and Trail Connection Project \$127,266.05
- e. PPE #2 - Vernon St. Storm Sewer Improvement Project \$39,249.76
- f. PPE #1 - 2018 Street and Alley Improvement Project \$224,253.41
- g. PPE #2 - Hangar Improvement Project \$35,108.91

Roll call vote. All Voting aye. Motion carried.

Motion by Hadley, Second by Luse, to approve a professional services agreement with McClure Engineering for the 2019 sidewalk improvement project. Roll call vote. Voting aye: Hadley, Luse, Schissel, Bellrichard, Bergan, Johnson. Voting nay: Carlson. Motion carried.

Motion by Hadley, second by Carlson, to reconsider Ordinance 1228. Councilperson Carlson stated he has reconsidered his position based on discussion with WCDI and others. Councilperson Bellrichard stated he has had concerns with the amount of the tax abatement but after receiving further information is comfortable with the proposal.

Councilperson Schissel believes this is an improper location for a housing development. Stated it was difficult getting the business park started and now that it's going it should be used for business development. Housing developments, such as this, would be better suited in area with connectivity to the community. For instance, the Vennehjem area, after completion of the Locust Road Improvements, will have sidewalk accessibility to downtown.

Bellrichard believes there are benefits to mixed use in the business park.

It was noted that two members, who voted in the prevailing majority to deny Ordinance 1228, made the motion and second to reconsider.

Roll call vote. Voting aye: Hadley, Carlson, Bellrichard, Luse, Bergan, Johnson. Voting nay: Schissel. Motion carried.

Motion by Johnson, second by Hadley, to waive the second and third readings and place the ordinance on its' final adoption.

Councilperson Schissel stated residents should have an opportunity to comment on this issue. A time for comment should be given at the next council meeting.

Roll call vote. Voting aye: Johnson, Hadley, Luse, Bellrichard, Carlson, Bergan. Voting nay: Schissel. Motion carried.

Motion by Luse, second by Hadley, to approve and certify the 2018 residential tax abatement applications. Complete list and applications are on file in the City Clerk's office. Roll call vote. All voting aye. Motion carried.

Short discussion was held on rezoning Ordinance 967. The zoning administrator has received an application for a variance regarding property at 107 William Street. The request is to build a larger than allowed commercial storage structure on the property. The board of adjustment is considering the request; however, it was determined during review that a possible restriction has been placed on a 1995 rezoning amendment (Ord 967). The October 3, 1995 city council minutes reflect a condition placed on the rezoning that no new nonconforming conditions be created on the property to be rezoned. This revelation has caused the Board of Adjustment to table the application for a variance until the matter can be discussed and possible action considered by city council.

Councilperson Bergan stated concerns about the appropriateness of re-addressing action taken by a previous council. Councilperson Luse stated the previous decision that no more non-conforming development be allowed makes sense.

City Manager Bird and Ass't. City Attorney Anderson will continue to research the issue and will advise if new information is uncovered.

Meeting adjourned on motion.

A handwritten signature in cursive script that reads "Wanda Hemesath".

Wanda Hemesath, MMC
City Clerk, Tr.