

May 6, 2019

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, Dan Bellrichard, Andy Carlson, Kirk Johnson, Steve Luse, Ross Hadley, Johanna Bergen.

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

Mayor Borowski recognized Municipal Clerk's Week May 5 – 11.

Brian Huinker, 115 Sunset Dr., requested the council consider yearly approval of the Housing Abatement Program at the beginning of the building season. It would allow contractors to work through the season to get homes enclosed and to complete the inside work during the winter. Under the current process it is not uncommon for a home to be incomplete by the end of the year and if the program is not approved for the subsequent year only a portion of the home would eligible for the tax abatement.

Dustin Mohs, Alliant Energy Representative, presented requested information reflecting the effect of the proposed increase on the largest city accounts

Motion by Hadley, second by Bergan, to approve the consent agenda as presented:

- a. Minutes of the April 15, April 22, April 26, 2019 meetings
- b. Claims
- c. Renewal Class B Beer Permit for Pizza Hut including Sunday Sales
- d. Renewal Class B Beer Permit for Pulpit Rock Brewing including Sunday Sales and Outdoor Service Area
- e. Renewal Class C Beer Permit for Kwik Star including Sunday Sales and Class B Native Wine privileges
- f. Renewal Special Class C Beer/Wine Permit for Dixie's Biergarten including Sunday Sales and Outdoor Service Area privileges
- g. Consider special event application for second annual Pulpit to Pulpit road run, Thursday, July 4, 2019
- h. Approval of Fraud Reporting Policy
- i. Approval of Procurement Policy
- j. Resolution 2955 consenting to assignment of paying agent/registrant agreement to UMB Bank

Roll call vote. All voting aye. Motion carried.

This being the date and time for a public hearing on the proposed development agreement with Ridge Development Company, LLC d/b/a DECO Bluffs Development LLC, the hearing was opened.

Stephanie Fromm, Winn. Co. Development and Decorah Jobs, expressed thanks to Mayor Borowski and Chad Bird, City Manager for all their assistance with this project. She further encouraged the council to continue working with developers both local and out-of-town.

Ron Fadness, 701 Day St., strongly encouraged support this project.

Scott Carlson, 405 Decorah Ave., encouraged approval.

Mark Jensen, Bluffton, asked the council to remember this decision has an impact across the county and encouraged their support.

Brian Ridge, Ridge Development Co., thanked Chad and Stephanie for all their help. He believes this will be positive for the entire region and looks forward to working with the city.

Becky Weiland, 702 E. Water St. encouraged support.

City Manager Bird stated receiving letters of support from Jody Niess and Steve and Karen Darrington.

Bird further explained three basic points important to the agreement:

- Total payments are for \$425,000 or 15 years, whichever occurs first and represent a maximum in either case
- Minimum assessed valuation of \$1,000,000
- Only applicable if HyVee signs a ten-year lease.

Motion by Johnson, second by Carlson, to approve Resolution 2950 approving the proposed development agreement with Ridge Development Co., LLC, d/a/a DECO Bluffs Development LLC, authorizing annual appropriate tax increment payments and pledging certain tax increment revenues to the payment of the agreement. Roll call vote. All voting aye. Motion carried.

This being the date and time for a public hearing on the proposed FY19 budget amendment the hearing was opened. No public comment. The hearing was closed.

City Clerk, Tr. Hemesath reviewed the amendment process.

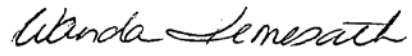
Motion by Schissel, second by Luse to adopt Resolution 2951 approving the proposed FY19 budget amendment. Roll call vote. All voting aye. Motion carried.

Motion by Schissel, second by Johnson, to approve Resolution 2956 setting May 20, 2019, 5:45 pm as the date and time for a public hearing on zoning code amendments, Chapter 17.44.010 – procedures the applications for rezoning real estate.

Councilperson Bergan thanked the mayor and council for having a work session on this. She believes this is an unnecessary change.

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

Meeting adjourned on motion.



Wanda Hemesath, MMC
City Clerk, Tr