

MINUTES OF THE FAIRFIELD CITY COUNCIL MEETING

March 13, 2017

The Fairfield City Council met in regular session on Monday, March 13, 2017 at 7:00 P.M. with Mayor Malloy presiding. Members present were: Flournoy, Halley, Anderson, Rasmussen, and Hamilton. Revolinski and Thompson were absent.

CONSENT AGENDA

Moved by Hamilton, seconded by Rasmussen

AYES: Hamilton, Rasmussen, Halley, Anderson, Flournoy

**TO APPROVE THE MINUTES OF THE FEBRUARY 27, 2017  
REGULAR CITY COUNCIL MEETING.**

**TO APPROVE THE MARCH 10, 2017 PAYROLL IN  
THE AMOUNT OF \$117,775.40.**

**TO APPROVE THE FEBRUARY FINANCE REPORTS AND  
TRANSFERS.**

**TO APPROVE RESOLUTION NO. 3470 PROVIDING  
PART TIME EMPLOYMENT IN THE PARK & RECREATION  
DEPARTMENT.**

**TO APPROVE RESOLUTION NO. 3471 PROVIDING FULL  
TIME EMPLOYMENT IN THE STREET DEPARTMENT.**

**TO APPROVE RESOLUTION NO. 3472 PROVIDING  
PART TIME EMPLOYMENT IN THE FIRE DEPARTMENT.**

**TO APPROVE A LIQUOR LICENSE FOR PIZZA HUT.**

**TO APPROVE A LIQUOR LICENSE FOR QUALITY  
QUICK STOP.**

**TO APPROVE OPERATING CLAIMS IN THE AMOUNT  
OF \$1,335,814.63.**

Minutes  
3/13/17

RESOLUTIONS, ACTION ITEMS & ORDINANCES

Moved by Flournoy, seconded by Hamilton

AYES: Flournoy, Hamilton, Anderson, Rasmussen, Halley

**TO SET A PUBLIC HEARING ON MARCH 27,  
2017 AT 7:00 P.M. FOR A PETITION TO REZONE  
LAND FROM B2 SERVICE BUSINESS DISTRICT  
TO A PLANNED UNIT DEVELOPMENT (PUD) DISTRICT.**

Moved by Anderson, seconded by Hamilton

AYES: Anderson, Hamilton, Halley, Rasmussen, Flournoy

**TO SET A PUBLIC HEARING ON MARCH 27,  
2017 AT 7:00 P.M. FOR CONSIDERATION OF  
A PLANNED UNIT DEVELOPMENT (NEIGHBORHOOD  
BUILDERS & DEVELOPERS).**

Moved by Hamilton, seconded by Flournoy

AYES: Hamilton, Flournoy, Rasmussen, Halley, Anderson

**TO SET A PUBLIC HEARING ON MARCH 27,  
2017 AT 7:00 P.M. FOR CONSIDERATION  
OF A FINAL PLAT (LINCOLN COURT SUBDIVISION).**

Moved by Anderson, seconded by Flournoy

AYES: Anderson, Flournoy, Halley, Rasmussen, Hamilton

**TO SET A PUBLIC HEARING ON MARCH 27,  
2017 FOR NUISANCE ABATEMENT ASSESSMENTS.**

Moved by Rasmussen, seconded by Anderson

AYES: Rasmussen, Anderson, Hamilton, Halley, Flournoy

**TO ENTER INTO A REBATE INCENTIVE AGREEMENT  
WITH IOWA LIGHT & POWER/ALLIANT ENERGY  
FOR THE WASTEWATER TREATMENT PLANT  
RENOVATION.**

Minutes  
3/13/17

Moved by Anderson, seconded by Flournoy

AYES: Anderson, Flournoy, Halley, Hamilton, Rasmussen

**TO APPROVE CHANGE ORDER NO. 3 FOR  
S.M. HENTGES AS RECOMMENDED BY  
ENGINEER MELANIE CARLSON.**

Moved by Flournoy, seconded by Rasmussen

AYES: Flournoy, Rasmussen, Hamilton, Halley, Anderson

**TO APPROVE CHANGE ORDER NO. 4 FOR  
S.M. HENTGES AS RECOMMENDED BY  
ENGINEER MELANIE CARLSON.**

Moved by Flournoy, seconded by Anderson

AYES: Flournoy, Anderson, Halley, Hamilton, Rasmussen

**TO APPROVE CHANGE ORDER NO. 5 FOR  
S.M. HENTGES AS RECOMMENDED BY  
ENGINEER MELANIE CARLSON.**

Moved by Flournoy, seconded by Rasmussen

AYES: Flournoy, Rasmussen, Hamilton, Halley, Anderson

**TO APPROVE CHANGE ORDER NO. 6 FOR  
S.M. HENTGES AS RECOMMENDED BY  
ENGINEER MELANIE CARLSON.**

Moved by Hamilton, seconded by Flournoy

AYES: Hamilton, Flournoy, Anderson, Halley, Rasmussen

**TO APPROVE CHANGE ORDER NO. 2 FOR  
LANGMAN CONSTRUCTION AS RECOMMENDED  
BY ENGINEER MELANIE CARLSON.**

Minutes  
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Moved by Anderson, seconded by Rasmussen

AYES: Anderson, Rasmussen, Halley, Flournoy, Hamilton

**TO ADOPT RESOLUTION NO. 3473 PROVIDING  
SUPPORT OF WORKFORCE HOUSING TAX  
INCENTIVE PROGRAM APPLICATION (NORTH  
CAMPUS VILLAGE PHASE 5).**

Moved by Flournoy, seconded by Rasmussen

AYES: Flournoy, Rasmussen, Hamilton, Halley, Anderson

**TO ADOPT RESOLUTION NO. 3474 APPROVING  
DELINQUENT UTILITY ACCOUNT BALANCE  
WRITE-OFFS.**

Moved by Flournoy, seconded by Anderson

AYES: Flournoy, Anderson, Halley, Hamilton, Rasmussen

**TO TABLE THE CONSIDERATION OF FOUR  
RATIFICATIONS ON SOUTH MAIN FOR A  
SEWER PROJECT.**

#### MAYOR REPORT

Moved by Anderson, seconded by Rasmussen

AYES: Anderson, Rasmussen, Hamilton, Halley, Flournoy

**TO APPOINT MELAANI WELB TO THE  
BEAUTIFICATION COMMISSION AS  
RECOMMENDED BY MAYOR MALLOY.**

#### COMMITTEE & BOARD REPORTS

Property Committee Chairperson, Daryn Hamilton, told the Council that the Committee had met and decided to repeal Chapter 20.76 and replace it with a new ordinance pertaining to the sign ordinance.

Moved by Hamilton, seconded by Halley

AYES: Hamilton, Halley, Flournoy, Rasmussen, Anderson

Minutes  
3/13/17

**TO REPEAL CHAPTER 20.76 OF THE MUNICIPAL CODE  
PERTAINING TO THE SIGN ORDINANCE.**

Moved by Hamilton, seconded by Flournoy

AYES: Hamilton, Flournoy, Anderson, Rasmussen, Halley

**TO PASS FROM THE FIRST READING TO THE SECOND  
READING OF ORDINANCE NO. 1149 REPLACING  
CHAPTER 20.76 (SIGN ORDINANCE).**

CLOSED SESSION – IOWA CODE 21.5 (j)

Moved by Anderson, seconded by Hamilton

AYES: Anderson, Hamilton, Halley, Rasmussen, Flournoy

**TO ENTER INTO CLOSED SESSION AT 7:45 P.M.  
TO DISCUSS THE PURCHASE OF PARTICULAR  
REAL ESTATE ONLY WHERE PREMATURE DISCLOSURE  
COULD BE REASONABLY EXPECTED TO INCREASE  
THE PRICE THE GOVERNMENTAL BODY WOULD  
HAVE TO PAY FOR THAT PROPERTY. THE MINUTES  
AND THE TAPE RECORDING OF A SESSION CLOSED UNDER  
THIS PARAGRAPH SHALL BE AVAILABLE FOR PUBLIC  
EXAMINATION WHEN THE TRANSACTION DISCUSSED  
IS COMPLETED.**

Moved by Anderson, seconded by Hamilton

AYES: Anderson, Hamilton, Flournoy, Rasmussen, Halley

**TO ENTER BACK INTO OPEN SESSION AT 8:17 P.M.**

Minutes

3/13/17

Moved by Flournoy, seconded by Hamilton

AYES: Flournoy, Hamilton, Halley, Rasmussen, Anderson

**TO DIRECT THE CITY ATTORNEY TO SEND LETTERS  
TO PROPERTY OWNERS AS DISCUSSED IN  
CLOSED SESSION.**

ADJOURNMENT

Moved by Hamilton, seconded by Anderson

AYES: Hamilton, Anderson, Rasmussen, Halley, Flournoy

**TO ADJOURN AT 8:20.**

Submitted by:

Joy Messer  
City Clerk