

MINUTES OF THE FAIRFIELD CITY COUNCIL

December 18, 2017

The Fairfield City Council met in regular session on Monday, December 18, 2017 at 7:00 P.M. with Mayor Malloy presiding. Members present were: Revolinski, Flournoy, Halley, Rasmussen, Thompson and Hamilton. Absent: Anderson.

CONSENT AGENDA

Moved by Revolinski, seconded by Hamilton

AYES: Revolinski, Hamilton, Thompson, Rasmussen, Flournoy and Halley

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

**TO APPROVE THE DECEMBER 1, 2017 PAYROLL IN THE  
AMOUNT OF \$127,172.97.**

**TO APPROVE THE DECEMBER 15, 2017 PAYROLL IN THE  
AMOUNT OF \$138,107.67.**

**TO ACCEPT THE LIBRARY BOARD MINUTES.**

**TO ACCEPT THE AIRPORT COMMITTEE MINUTES.**

**TO ACCEPT THE NOVEMBER FINANCE REPORT AND  
TRANSFERS.**

**TO APPROVE GENERAL OBLIGATION DEBT IN THE  
AMOUNT OF \$136,575.00.**

**TO APPROVE STATE REVOLVING FUND DEBT IN THE  
AMOUNT OF \$75,416.25.**

**TO APPROVE USDA STEP I DEBT IN THE AMOUNT  
OF \$12,975.00.**

**TO APPROVE COBANK INTERIM FINANCING DEBT  
IN THE AMOUNT OF \$441.71.**

**TO ADOPT RESOLUTION NO. 3563 PROVIDING  
EMPLOYMENT IN THE PARK & RECREATION DEPARTMENT.**

**TO APPROVE A LIQUOR LICENSE FOR ILA.**

**TO APPROVE A LIQUOR LICENSE FOR FLAMINGO LANES.**

**TO APPROVE A LIQUOR LICENSE FOR LA HACIENDA DE MARIJO.**

**TO APPROVE OPERATING CLAIMS IN THE AMOUNT OF \$990,441.27.**

PUBLIC FORUM / APPEARANCES

Dan Miller appeared before the City Council asking the Mayor to declare January as Radon Month.

Moved by Rasmussen, seconded by Flournoy

AYES: Rasmussen, Flournoy, Halley, Hamilton, Revolinski and Thompson

**TO DECLARE JANUARY AS RADON MONTH.**

Mayor Malloy then presented a Proclamation to Mr. Miller declaring January as Radon Month.

Maxine appeared before City Council requesting action regarding night nuisance. Mayor Malloy referred the request to the Public Safety & Transportation Committee.

RESOLUTIONS, ACTION ITEMS & ORDINANCES

Rodney Crater, 202 W Fillmore Ave., approached City Council to request a bee keeping permit at his residence. Mr. Crater was advised to contact his neighbors for consent and bring the request back to Council at that time.

Moved by Thompson, seconded by Flournoy

AYES: Thompson, Flournoy, Rasmussen, Revolinski, Hamilton and Halley

**TO APPROVE THE FIVE (5) YEAR FAIRFIELD MUNICIPAL AIRPORT CAPITAL IMPROVEMENT PLAN (CIP) INCLUDING LOCAL MATCH OF PHASE I.**

Moved by Hamilton, seconded by Rasmussen

AYES: Hamilton, Rasmussen, Revolinski, Halley, Flournoy and Thompson

**TO AWARD THE SANITARY SEWER POINT**

**REPAIR FOR LITTLE FAWN & TAYLOR AVE.  
TO DRISH CONSTRUCTION IN THE AMOUNT  
OF \$17,199.50.**

Mayor Malloy announced this was the time and date set for a public hearing of public improvements which may require acquisition of agricultural land. There were no written or verbal comments, so the public hearing was closed.

Moved by Thompson, seconded by Hamilton

AYES: Thompson, Hamilton, Flournoy, Revolinski, Halley and Rasmussen

**TO ADOPT RESOLUTION NO. 3564 AUTHORIZING PUBLIC  
IMPROVEMENT WHICH MAY REQUIRE ACQUISITION OF  
AGRICULTURAL LAND.**

Mayor Malloy announced this was the time and date set for a public hearing on the matter of New Chicago Planned Unit Development submitted by Accelerated Learning. There were no written or verbal objections, so the public hearing was closed.

Moved by Thompson, seconded by Hamilton

AYES: Thompson, Hamilton, Flournoy, Revolinski, Halley and Rasmussen

**TO ADOPT RESOLUTION NO. 3565 ACCEPTING  
THE NEW CHICAGO PLANNED UNIT DEVELOPMENT  
AS RECOMMENDED BY THE PLANNING & ZONING  
COMMISSION.**

Mayor Malloy announced this was the time and date set for a public hearing on the matter of the vacation of a portion of the public east/west alley between Lots 14 & 19 in Block Five (5) of Henn's Subdivision of Blocks Five (5) and Six (6) of Henn, Williams & Company's Addition to the City of Fairfield, Jefferson County, Iowa. There were no written or verbal objections, so the public hearing was closed.

Moved by Revolinski, seconded by Flournoy

AYES: Revolinski, Flournoy, Thompson, Hamilton, Halley and Rasmussen

**TO ADOPT RESOLUTION NO. 3566 AUTHORIZING THE  
VACATION OF A PORTION OF THE PUBLIC EAST/WEST  
ALLEY BETWEEN LOTS 14 & 19 IN BLOCK FIVE (5) OF  
HENN'S SUBDIVISION OF BLOCKS FIVE (5) AND SIX (6)  
OF HENN, WILLIAMS & COMPANY'S ADDITION TO THE  
CITY OF FAIRFIELD, JEFFERSON COUNTY, IOWA.**

Moved by Hamilton, seconded by Rasmussen

AYES: Hamilton, Rasmussen, Halley, Thompson, Revolinski and Flournoy

**TO ADOPT RESOLUTION NO. 3567 PROPOSING TO  
SELL REAL ESTATE AND SET A PUBLIC HEARING FOR  
JANUARY 8, 2018 AT 7:00 PM.**

Mayor Malloy opened a public hearing of the first reading of an Ordinance rezoning New Chicago Planned Unit Development from B1 General Business District to PUD Planned Unit Development District. There were no written or verbal objections, so the public hearing was closed.

Moved by Hamilton, seconded by Flournoy

AYES: Hamilton, Flournoy, Thompson, Halley, Revolinski and Rasmussen

**TO PASS FROM 1<sup>ST</sup> TO 2<sup>ND</sup> READING OF ORDINANCE  
1156 REZONING NEW CHICAGO PLANNED UNIT  
DEVELOPMENT FROM B1 GENERAL BUSINESS  
DISTRICT TO PUD PLANNED UNIT DEVELOPMENT  
DISTRICT.**

Mayor Malloy opened a public hearing of the first reading of an Ordinance rezoning Cannon Sub Pcl B Lot 3 from M2 General Manufacturing District to B1 General Business District. There were no written or verbal objections, so the public hearing was closed.

Moved by Revolinski, seconded by Hamilton

AYES: Revolinski, Hamilton, Flournoy, Rasmussen and Thompson

ABSTAIN: Halley

**TO PASS FROM 1<sup>ST</sup> TO 2<sup>ND</sup> READING OF ORDINANCE  
1157 REZONING CANNON SUB PCL B LOT 3 FROM M2  
GENERAL MANUFACTURING DISTRICT TO B1 GENERAL  
BUSINESS DISTRICT.**

Mayor Malloy announced this was the time and date set for a public hearing on the Matter of an Ordinance Providing that General Property Taxes Levied and Collected Each Year on all Property Located Within the West Industrial Park Urban Renewal Area, in the City of Fairfield, County of Jefferson, State of Iowa, by and for the Benefit of the State of Iowa, City of Fairfield, County of Jefferson, Fairfield Community School District, and other Taxing Districts, be Paid to a Special Fund for Payment of Principal and Interest on Loans, Monies Advanced to and Indebtedness, including Bonds, Issued or to be Issued, Incurred by the City in Connection with the West Industrial Park Urban Renewal Area (The West

Industrial Park Urban Renewal Plan). There were no written or oral objections, so Malloy closed the public hearing.

Moved by Thompson, seconded by Hamilton

AYES: Thompson, Hamilton, Revolinski, Rasmussen, Flournoy and Halley

**TO PASS FROM 1<sup>ST</sup> TO 2<sup>ND</sup> READING OF ORDINANCE  
1158 PROVIDING THAT GENERAL PROPERTY TAXES  
LEVIED AND COLLECTED EACH YEAR ON ALL PROPERTY  
LOCATED WITHIN THE WEST INDUSTRIAL PARK URBAN  
RENEWAL AREA, IN THE CITY OF FAIRFIELD, COUNTY OF  
JEFFERSON, STATE OF IOWA, BY AND FOR THE BENEFIT  
OF THE STATE OF IOWA, CITY OF FAIRFIELD, COUNTY  
OF JEFFERSON, FAIRFIELD COMMUNITY SCHOOL DISTRICT,  
AND OTHER TAXING DISTRICTS, BE PAID TO A SPECIAL  
FUND FOR PAYMENT OF PRINCIPAL AND INTEREST ON  
LOANS, MONIES ADVANCED TO AND INDEBTEDNESS,  
INCLUDING BONDS, ISSUED OR TO BE ISSUED,  
INCURRED BY THE CITY IN CONNECTION WITH THE WEST  
INDUSTRIAL PARK URBAN RENEWAL AREA (THE WEST  
INDUSTRIAL PARK URBAN RENEWAL PLAN).**

Mayor Malloy announced this was the time and date set for a public hearing on the Matter of an Ordinance Providing that General Property Taxes Levied and Collected Each Year on all Property Located Within the Lincoln Avenue Urban Renewal Area, in the City of Fairfield, County of Jefferson, State of Iowa, by and for the Benefit of the State of Iowa, City of Fairfield, County of Jefferson, Fairfield Community School District, and other Taxing Districts, be Paid to a Special Fund for Payment of Principal and Interest on Loans, Monies Advanced to and Indebtedness, including Bonds, Issued or to be Issued, Incurred by the City in Connection with the Lincoln Avenue Urban Renewal Area (The Lincoln Avenue Urban Renewal Plan). There were no written or oral objections, so Malloy closed the public hearing.

Moved by Rasmussen, seconded by Thompson

AYES: Rasmussen, Thompson, Hamilton, Revolinski, Flournoy and Halley

**TO PASS FROM 1<sup>ST</sup> TO 2<sup>ND</sup> READING OF ORDINANCE  
1159 PROVIDING THAT GENERAL PROPERTY TAXES  
LEVIED AND COLLECTED EACH YEAR ON ALL PROPERTY  
LOCATED WITHIN THE LINCOLN AVENUE URBAN  
RENEWAL AREA, IN THE CITY OF FAIRFIELD, COUNTY OF  
JEFFERSON, STATE OF IOWA, BY AND FOR THE BENEFIT**

**OF THE STATE OF IOWA, CITY OF FAIRFIELD, COUNTY OF JEFFERSON, FAIRFIELD COMMUNITY SCHOOL DISTRICT, AND OTHER TAXING DISTRICTS, BE PAID TO A SPECIAL FUND FOR PAYMENT OF PRINCIPAL AND INTEREST ON LOANS, MONIES ADVANCED TO AND INDEBTEDNESS, INCLUDING BONDS, ISSUED OR TO BE ISSUED, INCURRED BY THE CITY IN CONNECTION WITH THE WEST INDUSTRIAL PARK URBAN RENEWAL AREA (THE LINCOLN AVENUE URBAN RENEWAL PLAN).**

Mayor Malloy opened a public hearing on the second reading of an Ordinance 1155 amending general misdemeanor penalty provisions. There were no written or verbal objections, so the public hearing was closed.

Moved by Flournoy, seconded by Hamilton

AYES: Flournoy, Hamilton, Rasmussen, Halley, Revolinski and Thompson

**TO SUSPEND THE RULES.**

Moved by Flournoy, seconded by Hamilton

AYES: Flournoy, Hamilton, Rasmussen, Halley, Revolinski and Thompson

**TO PASS FROM THE SECOND READING THROUGH THE THIRD AND FINAL READING AND ADOPT ORDINANCE NO. 1155 AMENDING THE GENERAL MISDEMEANOR PENALTY PROVISIONS.**

Mayor Malloy opened a public hearing of the third and final reading of Ordinance 1154 rezoning 413 N 3<sup>rd</sup> Street from M2 General Manufacturing District to B1 General Business District. There were no written or verbal objections, so the public hearing was closed.

Moved by Hamilton, seconded by Rasmussen

AYES: Hamilton, Rasmussen, Flournoy, Thompson, Halley and Revolinski

**TO PASS THROUGH THE 3<sup>RD</sup> & FINAL READING OF ORDINANCE 1154 REZONING 413 N 3<sup>RD</sup> STREET FROM M2 GENERAL MANUFACTURING DISTRICT TO B1 GENERAL BUSINESS DISTRICT.**

MAYOR REPORT

Mayor Malloy gave a progress report regarding downtown lighting and also stated he would like to schedule a City Council work session for Saturday, January 6<sup>th</sup>, 2018 at 9:00 AM.

COMMITTEE & BOARD REPORTS

Ways and Means Chairperson Thompson stated the Committee met regarding annual membership fee to FEDA, Cambridge Sportsplex donor wall, the Fairfield Public Library solar expansion, and a proposed solar installation project various City departments.

Moved by Thompson, seconded by Flournoy

AYES: Thompson, Flournoy, Revolinski, Rasmussen, Hamilton and Halley

**TO AUTHORIZE THE ANNUAL FEDA MEMBERSHIP  
FEE PAYMENT OF \$16,000 FROM THE GENERAL  
FUND AS RECOMMENDED BY THE COMMITTEE.**

Moved by Thompson, seconded by Flournoy

AYES: Thompson, Flournoy, Hamilton, Halley, Rasmussen and Revolinski

**TO APPROVE UP TO ONE THIRD (1/3<sup>rd</sup>)  
OF THE \$8,100 ESTIMATED COST FOR  
THE CAT GRANT REQUIRED DONOR WALL  
AT THE CAMBRIDGE SPORTSPLEX TO BE  
PAID OUT OF L.O.S.T. AS RECOMMENDED  
BY THE COMMITTEE.**

Moved by Thompson, seconded by Flournoy

AYES: Thompson, Flournoy, Rasmussen, Hamilton and Revolinski

ABSTAIN: Halley

**TO REQUEST RFP FOR THE LIBRARY SOLAR  
EXPANSION PROJECT AS RECOMMENDED  
BY THE COMMITTEE.**

Moved by Thompson, seconded by Flournoy

AYES: Thompson, Flournoy, Revolinski, Rasmussen and Hamilton

ABSTAIN: Halley

**TO REQUEST RFP FOR THE PROPOSED SOLAR  
PROJECT FOR SEVEN (7) CITY LOCATIONS AS**

**RECOMMENDED BY THE COMMITTEE.**

Terry Baker and Darien Sloat gave an update from the Wayfinding Committee. It is the Committee's recommendation to make downtown two-way streets to make it more user friendly, business friendly and easier for out-of-town visitors to get around and patronize the downtown businesses. The Committee's recommendation was referred to the Public Safety & Transportation Committee.

Water & Sewer Utilities Chairperson Flournoy reported the Committee met prior to the Council meeting for a utility bill reduction request, in which the Committee denied the request.

ADMINISTRATION & DEPARTMENT REPORTS

Fire Chief Scott Vaughan informed Council "Shop With A Hero" was a huge success. This was a joint effort between the Fairfield Fire Department, the Fairfield Police Department, the Jefferson County Sheriff's Department and the Fairfield Elks Club, who was a major factor in the success. They were able to provide forty-eight (48) kids and twenty (20) families with presents, cookies, Walmart gift cards and food vouchers at HyVee.

Councilperson Michael Halley reported the North Entry sign project has been completed with the exception of the landscaping to be finished in the spring. He also stated the project came in under budget.

Mayor Malloy announced this would be John Revolinski's last meeting after twenty (20) years of service. City Council voiced their sentiments and gratitude followed by Mayor Malloy presenting John with a key to the City.

ADJOURNMENT

Moved by Revolinski, seconded by Hamilton

AYES: Revolinski, Hamilton, Thompson, Rasmussen, Halley and Flournoy

**TO ADJOURN AT 8:27 P.M.**

Submitted by:

Rebekah Loper  
City Clerk