The Adel City Council met in regular session at Adel City Hall, 301 S. 10th St., Adel, Iowa, on Monday, July 23, 2018 at 6:00 p.m. Mayor Peters called the meeting to order and the following answered roll: Christensen, McAdon, Miller, and Selby. Council Member Ockerman was not present at the meeting.

Staff Present: City Attorney Stone, City Administrator Brown, City Clerk Steele, Accounting Clerk Leopard, Water Superintendent Altenhofen, Parks and Recreation Director Schenck, and Assistant Fire Chief Nemechek.

COMMENTs FROM THE PUBLIC

Amber Bradley, 700 Meadow Road – Asked for some clarification on the tax abatement program

*** Council Member Ockerman was absent from all votes ***

CONSENT AGENDA

a) Consider Approval of City Council Minutes Dated July 10, 2018

b) Consider Approval of Ahlers & Cooney, P.C. Invoice dated June 22, 2018 to be Applied to Retainer

Motion by McAdon, seconded by Selby, to approve the consent agenda

Roll: Ayes-Unanimous. Motion carried.

DEPARTMENT HEAD REPORT

Water Watch/Warning Update – Water Superintendent, Jordon Altenhofen – Informed council a Water Watch was put in place last week due to the water plant production was at 70% capacity. He stated this week production is almost at 80% capacity, which could trigger a Tier 1 or Tier 2 Water Warning of Adel’s Water Conservation Plan. Altenhofen advised council he couldn’t justify moving to the Water Warning quite yet but will keep a close watch on the water plant’s production.

NEW BUSINESS

a) Consider Approval of Resolution No. 18-41, Fixing Date for Public Hearing Prior to Final Action on Project Approval to Consider a Public Improvement Project Which May Require Acquisition of Agricultural Land

Motion by Christensen, seconded by McAdon, to approve Resolution No. 18-41 and set a public hearing date for September 11, 2018 at 6:00 p.m.

Roll: Ayes-Unanimous. Motion carried.

b) Discussion/Possible Action on Sewer Rate Appeals regarding Deduct Water Meters

Council Member Ockerman phoned in from 6:15 p.m. to 6:26 p.m. to participate in the discussion.

City Attorney Stone gave brief background of current ordinances and policies regarding deduct meters and how there is some contradiction. Discussion included updating city ordinances and policies to make sure they are uniform and moving in the direction where all residents are able to obtain deduct meters. The water committee will hold a meeting on August 7, 2018 at 7:00 p.m. No action was taken.
c) Consider Approval of Resolution No. 18-42, Approving Budget Transfers for City Attorney Services Retainer
   Motion by Miller, seconded by McAdon, to approve Resolution No. 18-42
   Roll: Ayes-Unanimous. Motion carried.

   d) Consider Approval of Resolution No. 18-43, Approving a Temporary Easement to Allow Construction of East Annexation Sewer Improvements – Andrew Johnson
   Motion by McAdon, seconded by Christensen, to approve Resolution No. 18-43
   Roll: Ayes-Unanimous. Motion carried.

OTHER BUSINESS

1. Mayor Peters gave an update from the meeting with Iowa DOT regarding the Highway 169 Improvement project.
2. Mayor Peters announced he did some restructuring of the council committees to accommodate each individual’s strengths.
3. Meeting adjourned 6:44 p.m.

   James Peters, Mayor

Attest: Jackie Steele, City Clerk