

January 19, 2004
Council Chambers
City Hall
Tipton, Iowa

The City Council of the City of Tipton, Cedar County, Iowa, met in Regular Session at 7:00 p.m. Mayor Young called the meeting to order. Upon roll being called the following named council members were present: Eaton, Kepford, Starr, McGlaughlin, Stonerook. Also present Schrad and Foley. Visitors: Julie Courter, Ron Hembry, Doug Boldt, Randy Weaver, Steve Lacina, Burt & Charline Thumm and the press.

AGENDA: Motion by Eaton, seconded by Stonerook to approve the agenda as presented. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

COMMUNICATIONS: The following individuals addressed the council:

CharlineThumm. Read a letter addressing concerns she had regarding prohibited parking on Through Highways, high utility rates, garbage pickup and leaf pickup routes within the city of Tipton.

Ken Miller. He was concerned about the water bill he received for \$150. Miller said his water pipes froze up and broke at his trailer located at 1107 Lynn Street, Lot #4. He said water continued to run through the water meter until the pipes were repaired. Miller feels he should not be responsible for paying for the water while the pipes were broke. After a short discussion, council suggested Public Works Director Boldt review the situation and see if anything can be resolved between Miller and the City.

CONSENT AGENDA: Motion by Kepford, seconded by Starr to approve the following:

1. Minutes of the previous meeting.
2. Clerk's/Investment Reports
3. Following list of claims

ABC FIRE PROTECTION	21.75
ALEXIS FIRE EQUIPMENT	189.71
ALLIANCE WATER RESOURCES	16685.17
ALLIANT ENERGY	188.03
BOW TIE EQUIPMENT	1150.47
BURMEISTER ELECTRIC COMPANY	677.25
BUSINESS RADIO SALES	418.26
CBE GROUP	249.58
CEDAR COUNTY PUBLIC HEALTH	225.00
CEDAR COUNTY CO-OP	1389.56
CEDAR COUNTY ENGINEER	844.20
CEDAR COUNTY SOLID WASTE	1915.50
CEDAR RAPIDS WELDING	9.77
CITY CARTON	764.40
CITY ELECTRIC SUPPLY	297.31
CITY OF TIPTON FUNDS	202299.03
DORSEY & WHITNEY	4155.60
EASTERN IOWA LIGHT & POWER	806.08
ECIA	25.69
FARM PLAN CORP.	663.28
FINANCIAL ADJUSTMENT BUREAU	258.00

G&K SERVICES	49.14
GARDEN & ASSOCIATES	17632.12
GENERAL PEST CONTROL	86.05
GORTON COMMUNICATIONS	372.50
HEIMAN FIRE EQUIPMENT	296.45
HYDRAULIC SPECIALTY	110.00
IOWA ASSOCIATION	81.80
IOWA NETWORK SERVICES	16.95
KOFRON BUILDERS	282.94
LATTA HARRIS HANON	10392.28
METROTECH	759.28
NEW HORIZON FS	167.92
NORTHERN MUNICIPAL	1761.91
O'ROURKE MOTORS	135.00
PAUL DOLTER	675.00
PITNEY BOWES	153.60
PRAXAIR DISTRIBUTION	22.64
QUILL CORPORATION	58.77
RESCO	240.35
RIVER CITY FORD TRUCK	26.01
RK DIXON	22.00
SCHIMBERG	347.05
SORIS FINANCIAL	1120.93
STUELAND CHEVROLET	263.98
SWEET COMPUTER SERVICES	360.00
T & M CLOTHING	790.05
TERRY DURIN COMPANY	369.60
TIPTON BAKERY	19.80
TIPTON CONSERVATIVE	1449.40
TIPTON ELECTRIC MOTORS	16.80
TIPTON TIRE & AUTO	647.34
WASTE MANAGEMENT	10761.42
WENDLING QUARRIES	1078.24
XEROX CORPORATION	111.59

Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

NEW LIBRARY DIRECTOR: Mayor Young introduced Julia Courter as the new Tipton Public Library Director to the Council. Courter started her new position January 1st of this year and she advised the council that things have been running very smoothly thus far. Courter said she was looking forward to meeting the public and hoped the citizens of the community will utilize the Library as much as possible.

PUBLIC HEARING: Mayor Young opened the Public Hearing on the request to rezone. No written or oral objections were received. With none being heard, Mayor Young closed the Public Hearing. The mayor introduced the first reading of the following proposed ordinance amendment:

ORDINANCE NO. 466

AN ORDINANCE AMENDING CHAPTER 61 OF THE TIPTON MUNICIPAL CODE BY CHANGING A PORTION OF THE ZONING DISTRICT MAP

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF TIPTON, IOWA

SECTION 1. The Zoning district Map of the City of Tipton is amended by changing the Zoning of the following property:

REZONE: Lot 3, located in the Fraseur Ninth Addition of Tipton.

FROM: C-2 (Central Business District)
TO: R-1 (Single Family Dwelling)

SECTION 2. When effective: The ordinance shall be in full force and effective after final passage, approval and publication by law.

Motion by Eaton and seconded by Starr to waive the second and third readings of this ordinance and move for final passage. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

CITY COUNCIL POLICY & PROCEDURES MANUAL: City Manager Schrad presented the council with a slightly modified City Council & Procedures Manual. Schrad advised the council that the manual is to serve as a guide for the council and employees in a variety of areas. Council member Kepford had some questions concerning the manual and current city ordinances that are in effect which were previously adopted by the City Council. After a brief discussion, Schrad said he was open to suggestions and encouraged the council to meet with him if they had any questions pertaining to the manual.

VARIATION OF SUBDIVISION REQUIREMENT: Planning and Zoning Administrator Boldt informed the council that the Zoning Commission received a request from Randy and Linda Weaver to rezone lots 2 and 3 of Block 303 in the Northwestern Improvement Company's Addition. The Weaver's are requesting to rezone these two lots from M-1 (Light Industrial) to R-1 (Single Family) Dwelling).

Boldt said that during their discussion, the commission noticed that one of the lots would not have any street frontage which is in violation of city code which states that all residential lots shall have 60 feet of street frontage. Boldt went on to say that the Weaver's feel that in order for this subdivision to work financially, they would need this lot to make six build able lots.

Lastly, Boldt went on to say that Planning & Zoning feels that without a variation or exception being made that this area may not ever get developed residentially. After a short discussion, motion was made by Kepford and seconded by Starr to approve the variation recommended by Planning and Zoning. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

DATE FOR PUBLIC HEARING: Motion by Starr, seconded by McGlaughlin to hold a Public Hearing on February 2, 2004 at 7:00 p.m. on an ordinance amendment for a request to rezone lots 2 and 3 of Block 303 in the Northwestern Improvements Company's Addition. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

TEDCO REQUEST, ADVANCE ON MORTGAGE: In a letter to the City Council, TEDCO Board President Dave Stephens is requesting an advance on the \$875,000 Line of Credit loan between the City and TEDCO. Stephens said the advance is to pay for two invoices submitted from Weaver's Inc. for grading work and tile work on Lots 1 and 3 of the Tipton Business Park. The amount of the invoices is \$16,068.60 and \$8,910.59. After a brief discussion, motion was made by Starr and seconded by McGlaughlin to approve payment to Weaver's Inc. for the above two invoices per the terms specified by the letter from Dave Stephens. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

AQUATIC CENTER CAMPAIGN: Doug Boldt gave a brief update on the status of the Community Aquatic Center Campaign. He said there is an informational meeting scheduled which is open to the public and the bond referendum is set for February 10th.

MONTHLY WATER REPORT: Motion by Starr, seconded by Kepford to approve the monthly water report for December. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

COMMITTEE APPOINTMENTS, 2004: Mayor Young presented the council with the following City Council Committee appointments. The modified committees listing was developed by City Manager Schrad.

COMMUNITY PROTECTION: Kepford, McGlaughlin, Schrad. Includes Ambulance, 911, Disaster Services, Crime Stoppers, Police and Fire.

PHYSICAL ENVIRONMENT: Stonerook, McGlaughlin, Schrad. Includes Electric, Gas, Water, Sanitary Sewer and Solid Waste.

POLICY AND ADMINISTRATION: Eaton Starr, Schrad. Includes Finance, Insurance, Personnel, Technology and TIF.

TRANSPORTATION AND FACILITIES: Stonerook, Eaton, Schrad. Includes Buildings and Grounds, Streets, Equipment, Airport.

A listing of Appointed Commissions & Boards were also presented by the mayor. After a brief discussion, motion was made by Stonerook and seconded by Starr to approve the 2004 Committees, Commissions & Boards appointments. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

BUDGET WORK SESSION: Motion by Starr, seconded by McGlaughlin to hold a Special Council meeting on January 26, 2004 at 5:15 for discussion of the FY 2004-2005 City of Tipton proposed budget. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

CEDCO UPDATE: Steve Lacina, Site Consultant for Cedar County Economic Development Commission (CEDCO) gave a brief presentation of the activities that CEDCO has been involved with during the past year. A brochure outlining those activities was presented to the City Council for review.

ADJOURN: With no further business to come before the council, motion was made by Stonerook and seconded by McGlaughlin to adjourn. Motion carried by the following vote:

Aye: Eaton, Kepford, McGlaughlin, Starr, Stonerook
Nay: None

Mayor

ATTEST: _____
City Clerk