

(The following is a synopsis of the minutes of the West Branch City Council meeting. The full text of the minutes is available for inspection at the City Clerk's office. The minutes are not approved until the next regularly scheduled City Council meeting.)

**West Branch, Iowa
Council Chambers**

City Council Work Session

**February 9, 2015
7:00 p.m.**

Mayor Worrell opened the West Branch City Council work session at 7:03 p.m. by welcoming the audience and the following City staff: City Administrator Matt Muckler, Deputy City Clerk Leslie Brick, Police Chief Mike Horihan, Library Director Nick Shimmin, Park & Recreation Director Melissa Russell, and Public Works Director Matt Goodale. Council members: Jordan Ellyson, Colton Miller, Mary Beth Stevenson, and Brian Pierce. Absent: Councilperson Tim Shields.

Discussion of Meadows Subdivision Phase 2

Mayor Worrell opened the discussion and introduced Brad Larson of KLM Investments. Larson opened with advising the Council that KLM Investments would be presenting a final plat for approval for The Meadows Subdivision Phase 2 at a Special Planning and Zoning Commission meeting scheduled for Wednesday, February 18, 2015 at 6:30 p.m. Larson reported that several issues have been addressed by the request of the Planning and Zoning Commission and City feedback from prior meetings. KLM Investments, LLC has made the determination that the requested wet bottom basin was not financially feasible. KLM has decided to propose a dry bottom basin instead. This out lot would be maintained by a homeowners association. A trail easement would be provided within the out lot and the City would be responsible for constructing and maintaining the trail. In addition, two crosswalks have been added. One crossing Dawson Drive to the south and one across Main Street that will line up with the proposed new high school entrance, sidewalks will now be on both sides of Dawson Street. Park land would be established with Phase III and handed over to the City to maintain. Muckler commented that he was pleased to see the trail placed behind the homes rather than in front of future property owners' homes. He cited that this would be a safer option for residents and children using the trail. Councilperson Stevenson voiced her concerns on storm water flow and the 100 year flood plain with it being in the middle of lot number 31. She also voiced concern with lots 32, 33 and 34 for the same reasons.

Total Employee Compensation

Muckler noted that Council expressed a preference for the FY15 payment distribution. However, Muckler reported that the water & sewer funds could not absorb those compensation costs, so he presented the budget with the FY16 employee compensation payment distribution and with the 4th officer as requested at the previous City Council Work Session.

General Fund Non-Salary Expenditures

Muckler ran through the highlights of General Fund expenditures citing the following:

- 1) 4th Police Officer and vehicle (Council Goal #9)
- 2) Back to FY15 payroll distribution
- 3) \$45,000 match for storm water utility (Council Goal #3)
- 4) \$22,000 towards new half-ton truck (Council Goal #1)
- 5) \$7,500 for partnership with the National Park Service
- 6) Funding for HHTD inflatables and fireworks (Council Goal #3)
- 7) Expanded summer camp program

Revenue Estimates for all other Funds

Muckler estimated FY16 revenues to be approximately \$4,045,335 which includes transfer and General Fund spending. Revenues from transfers total \$494,061 and General Fund Revenue (not including transfers) of \$1,615,981. Therefore, revenue estimates for all other funds is \$1,935,293.

Property Tax Levy highlights:

- 1) Property tax to increase \$0.55/\$1000 of assessed value to fund the Capital Improvement Plan
- 2) First property tax levy increase in five years

Non-Salary Expenditures for all other Funds

Muckler highlighted the following expenditures for the FY15/16 year:

Road Use Tax: (All related to Council Goal #1)

- 1) \$55,000 seal coat Greenview, 1/4th of the cemetery and other places in town
- 2) \$13,000 crack sealing
- 3) \$45,000 new plow truck (\$12,000 to come from GF Reserve Line)
- 4) \$20,000 alley improvements
- 5) \$3,000 towards ½ ton truck to be purchased primarily with General Funds
- 6) \$2,500 street patch at S. 2nd and S. Maple

Capital Improvement Plan: (All related to Council Goals #1 and #9)

- 1) \$500,000 4th Street from Animal Clinic to Reagan Blvd.
- 2) \$70,000 Main Street crossings at Pedersen St. and Scott Dr.
- 3) \$110,000 Main & Oliphant intersection improvements
- 4) \$150,000 Main & Foster intersection improvements

Park & Rec:

- 1) Moving forward with park capital improvements as LOST becomes available

Debt Service:

- 1) Completely pay off Fobian Lawsuit Settlement
- 2) Make \$177,489 payment on General Obligation Property Acquisition Note (Park in PV)
- 3) Additional portion of water bonds paid from Water Fund

Water and Sewer Fund:

- 1) \$100,000 for water system improvements
- 2) \$65,000 for I & I Phase 2 Work
- 3) \$10,000-\$30,000 Maintenance on Well #6
- 4) \$15,000 Maintenance on media in water filters

Fire Department:

- 1) LOST Funding for Radio Purchases, amount estimated between \$125,000 and \$150,000

Storm Water Utility:

- 1) Still under development, but would like to install infrastructure from Pedersen St to the creek
- 2) Ditch cleaning in Greenview and storm water piping/intake repairs

Council Member Input - Questions and Comments for Staff

No additional comments.

ADJOURNMENT

Motion by Stevenson to adjourn the work session, second by Ellyson. Motion carried on a voice vote.
City Council work session adjourned at 8:13 p.m.

Mark Worrell, Mayor

ATTEST: _____
Leslie Brick, Deputy City Clerk