

Muscatine County Board of Supervisors
Monday, June 13, 2016

The Muscatine County Board of Supervisors met in regular session at 9:00 A.M. with Howard, Kelly, Sorensen, Sauer and Bonebrake present. Chairperson Sorensen presiding.

On a motion by Kelly, second by Sauer, the agenda was approved as presented. Ayes: All.

On a motion by Howard, second by Kelly, the Board approved Resolution #06-13-16-01 Approval of a Combined Preliminary and Final Plat of Shady Acres Addition, containing approximately 33 acres in Fulton Township. Roll call vote: Ayes: All.

The Board reviewed a variance granted by the Muscatine County Board of Adjustment on Friday, January 3, 2016. Case #16-06-01 is an application filed by Waterfront Properties LLC, Record Owner by Jeff King. This property is located in Sweetland Township, 3372 Hwy 22, Lots 1 & 2, Blk. 7 & East 40' Adams Street, Fairport, in the SE $\frac{1}{4}$ of Sec. 25-T77N-R1W, containing approximately 0.44 acres, and is zoned I-1 Light Industrial District. This request, if approved, would allow the Zoning Administrator to issue a Variance that would allow a proposed 72' X 48' storage building to be 32 feet from the rear setback, instead of the required 40 feet. The Board of Adjustment approved this request. Case #16-06-02 is an application filed by Timothy J. or Pamela A. Gray, Record Owners. This property is located in Montpelier Township, 3686 Dismore Road, in the SE $\frac{1}{4}$ of Sec. 21-T77N-R1E, containing approximately 0.45 acres, and is zoned A-1 Agricultural District. This request, if approved, would allow the Zoning Administrator to issue a Variance that would allow the Gray's to build a detached accessory structure 10 feet from the front lot line, instead of the required 50 feet. The Board of Adjustment approved this request. Case #16-06-04 is an application filed by Susan K. Vela, Record Owner. This property is located in Moscow Township, 1213 Marolf Drive, Tract #6, Plat of Survey, in the NW $\frac{1}{4}$ of Sec. 17-T78N-R2W, containing approximately 9,583 square feet, and is zoned A-1 Agricultural District. This request, if approved, would allow the Zoning Administrator to issue a Variance due to the fact that this lot only contains 9,583 square feet and the required minimum square footage is 20,000 square feet. The Board of Adjustment approved this request. On a motion by Kelly, second by Sauer, the Board accepted the three variances. Ayes: All.

The Board reviewed Special Use Permits granted by the Board of Adjustment on June 3, 2016: Case #16-06-04 is an application filed by Susan K. Vela, Record Owner. This property is located in Moscow Township, 1213 Marolf Drive, Tract #6, Plat of Survey, in the NW $\frac{1}{4}$ of Sec. 17-T78N-R2W, containing approximately 9,583 square feet, and is zoned A-1 Agricultural District. This request would allow the Zoning Administrator to issue a Special Use Permit in order for Ms. Vela to place a travel trailer on this lot for her to use as a Seasonal Recreational Cottage. The Board of Adjustment approved this request on the condition that the camper must be on the site less than 180 consecutive days; that it must remain fully licensed and able to be moved; and cannot have anything permanent attached to it. Case #16-06-05 is an application filed by Deeda Rock, Seasonal Recreational Cottage (RV Camper) Owner and Marolf Drive Homeowner's Association, Inc, Property Owner. This property is located in Moscow Township, 1237 Marolf Drive, buildings on Leased Land; Gov. Lot 6, Marolf, Lot 2, in the NW $\frac{1}{4}$ of Sec. 17-T78N-R2W, zoned A-1 Agricultural District. This request would allow the Zoning Administrator to issue a

Special Use Permit in order for Ms. Rock to place a seasonal recreational cottage (12' X 39' 2-bedroom RV) on this lot. Case #16-06-03 is an application filed by JED Partnership LLC, Record Owners. This property is located in Wapsi Township, 1249 Hwy 70, East of Hwy 70, in the NE¼ of Section 13-T78N-R4W, containing approximately 2.21 acres, and is zoned C-2 Commercial District. This request would allow the Zoning Administrator to issue Approval of a Non-Conforming Use to either rebuild or reconstruct the existing dwelling located at 1249 Hwy 70, after it was destroyed by lightning. The Board of Adjustment approved this request.

On a motion by Kelly, second by Howard, the Board set a public hearing for Monday, June 20, 2016 at 9:00 A.M. on adopting a proposed Wind Energy Conversion Systems ordinance. Ayes: All.

On a motion by Kelly, second by Sauer, the Board approved the following utility permit: Windstream Communications – placement of 1,080 feet of cable along the west side of Davis Avenue near 1749 Davis Avenue. Ayes: All.

County Engineer Keith White stated they are receiving dozens of utility permit applications from CenturyLink and incurring issues with their contractor tearing up roads without prior notification to Secondary Roads. White stated that until the problems are resolved, he is not going to recommend approval of CenturyLink permits. Planning and Zoning Administrator Eric Furnas stated he has received 77 permit applications for electrical service that he will not act on until the Secondary Road issues are resolved.

County Engineer Keith White updated the Board on Secondary Road Projects.

On a motion by Kelly, second by Bonebrake, a letting date was set for July 11, 2016 at 9:00 A.M. for four hot mix asphalt overlay projects: LFM-(03-01)—7X-70 on Pettibone Avenue from 57th Street to Stewart Road; L-(FR-2)—73-70 on 57th Street from Muscatine Corp. Line to Stewart Road and Stewart Road to Pettibone Avenue; LFM-(FR-5)—7X-70 on Stewart Road from County Line to Fruitland Road; and L-(M16-1)—73-70 on Moscow Road from 155th Street to Hwy 6 (bridge). Ayes: All.

On a motion by Howard, second by Sauer, minutes of the June 6, 2016 regular meeting and June 6, 2016 special meeting were approved as written. Ayes: All.

Correspondence:

The Board received Notification of Appeal of Assessment by Menards, Inc.

Committee Reports:

Kelly attended a Seventh Judicial District meeting June 9th.

On a motion by Kelly, second by Bonebrake, the Board approved Resolution #06-16-01-02 Setting Date for Sale of General Obligation Urban Renewal Refunding Bonds, Series 2016B. Roll call vote: Ayes: All. The sealed bids will be received and reviewed by the Administration Office on June 27, 2016 at 10:00 A.M. The Board will meet June 27, 2016 at 7:00 P.M. to consider the bids and pass a resolution providing for the award and sale of the Bonds.

On a motion by Bonebrake, second by Sauer, the Board approved Resolution #06-13-16-03 Authorizing the Issuance of \$6,365,000 General Obligation County Purpose and Refunding Bonds, Series 2016A and Providing for the Levy of Taxes to Pay the Bonds. Roll call vote: Ayes: All.

Administrative Services Director Nancy Schreiber stated Community Services has not been filling their vacant case manager positions for a period of time due to the uncertainty of what would be happening with case management due to the implementation of Medicaid Managed Care by the State of Iowa, but now feel they can justify an additional staff person. Schreiber stated Community Services believes this will be revenue neutral due to the reimbursement they will receive from the managed care company. On a motion by Kelly, second by Howard, the Board authorized the Community Services Director to fill one additional Case Manager position. Ayes: All.

On a motion by Sauer, second by Kelly, the Chairperson was authorized to sign a letter of support for the Muscatine-Louisa Island Levee District's request for assistance from the US Army Corps of Engineers on a project to raise the Muscatine levee system. Ayes: All.

On a motion by Bonebrake, second by Kelly, the Board approved the FY 16/17 Salary Schedule (2% adjustment to the FY15/16 schedule). Ayes: All.

On a motion by Kelly, second by Howard, the Board adopted a revised Muscatine County Salary Administration Program dated June 13, 2016. Ayes: All.

Administrative Services Director Nancy Schreiber reminded the Board that the Triumph Consulting Salary Administration Program recommendations implemented July 1, 2015 included grade placement increases for 10 positions. Schreiber stated the Board directed her to place the employees in a step that would result in a maximum increase of 7.5% with the indication that similar adjustments would be allowed in future years until such time as all affected employees regained their step placement. Schreiber requested a similar increase this year which would return 4 of the 8 remaining employees to the step they would have reached without the grade change. On a motion by Kelly, second by Howard, Administrative Services Director Nancy Schreiber was directed to make step adjustments of up to a 7.5% increase (including the 2% salary scale adjustment) for the remaining 8 employees to regain their step placement. Ayes: All.

On a motion by Kelly, second by Bonebrake, Howard and Sauer were appointed to negotiate a FY16/17 salary increase with the County Engineer. Ayes: All.

The Board reviewed the health/dental fund balance as of May 31, 2016.

The Board recessed at 10:04 A.M. and reconvened at 10:11 A.M.

On a motion by Kelly, second by Sauer, the Board went into closed session at 10:12 A.M. pursuant to Chapter 21.5.1(i), Code of Iowa, for a performance evaluation. Roll call vote: Ayes: All. Planning and Zoning Administrator Eric Furnas had requested a closed session. On a

motion by Kelly, second by Bonebrake, the Board returned to open session at 11:12 A.M. Roll call vote: Ayes: All.

On a motion by Kelly, second by Sauer, the Board went into closed session at 11:13 A.M. pursuant to Chapter 21.5.1(j), Code of Iowa, to discuss the sale of real estate. Roll call vote: Ayes: All. On a motion by Kelly, second by Sauer, the Board returned to open session at 11:41 A.M. Roll call vote: Ayes: All.

The meeting was adjourned at 11:42 A.M.

ATTEST:

Leslie A. Soule
County Auditor

Jeff Sorensen, Chairperson
Board of Supervisors