

March 13, 2023

The city council of the City of Sioux Center met on the above date in regular session at 4:00 p.m. in the city offices. Members present were Mayor David Krahlung and Councilmembers John Brantsen, Eric Moerman, Dale Vander Berg, Randy Vreugdenhil, Jenn Vermeer. Staff present: Murray Hulstein, Darryl Ten Pas, Dennis Dokter, Adam Fedders, Brian Van Engen, Maggie Landegent, Joel Gonzalez.

Opportunity was given for public input/communication. Having no one present, the Finance Director, Darryl Ten Pas, submitted the consent agenda consisting of minutes of March 6, 2023, bills, finance report, and a liquor license renewal for Terrace View Event Center. It was moved by Councilmember Vreugdenhil and supported by Councilmember Moerman to approve the consent agenda as submitted. Upon voice vote, all the councilmembers voted Aye. Nays: none. Motion carried.

The finance director reported that, as part of financing for infrastructure work at Brookview commercial area and development of 13th Street and 1st Ave. SW, staff is recommending the Council consider the proposal of up to \$2.6 million of general obligation capital loan notes and introduced Tim Oswald to review the proposal at the meeting. It was moved by Councilmember Moerman and supported by Councilmember Vreugdenhil to approve **RESOLUTION SC-R-10-23, RESOLUTION DIRECTING THE ACCEPTANCE OF A PROPOSAL TO PURCHASE \$2,600,000 (DOLLAR AMOUNT SUBJECT TO CHANGE) GENERAL OBLIGATION CAPITAL LOAN NOTES, SERIES 2023**, approving Option A from JP Morgan Chase. Upon roll call vote, the vote was: Ayes: Brantsen, Moerman, Vander Berg, Vermeer, Vreugdenhil. Nays: None. Motion carried.

The City Manager, Scott Wynja, introduced Crystallyn Sterler, Executive Director of the Low Rent Housing Agency, to give a report on the operation, activities and plans for the New Homestead Low Rent Housing Agency. The council received the report for information.

The city manager and Assistant City Manager, Dennis Dokter, introduced Monty Prins, Heritage Board Chair, to share an update on Heritage Village activities and plans, including an update on the planned Heritage Center. It was moved by Councilmember Vreugdenhil and supported by Councilmember Brantsen to approve hiring CMBA Architects to help design the Heritage Center. Upon voice vote, all the councilmembers voted Aye. Nays: none. Motion carried.

The city manager introduced Jon Crane, of the Ridge Golf Course, to share a report on a proposed 9-hole par-3 addition. The council received the report for information.

The finance director shared that, as part of financing the Meadow Creek Water Quality Restoration Project that will use the city's current SRF sewer plant loan notes, the city council needs to hold a public hearing for the financing of \$472,000 of General Obligation Capital Loan Notes. Mayor Krahlung opened the public hearing calling for all written and/or oral comments. Hearing none, he closed the hearing. It was moved by Councilmember Vander Berg and supported by Councilmember Vermeer to approve **RESOLUTION SC-R-11-23, A RESOLUTION INSTITUTING PROCEEDINGS TO TAKE ADDITIONAL ACTION FOR THE AUTHORIZATION OF A LOAN AND DISBURSEMENT AGREEMENT AND THE ISSUANCE OF NOT TO EXCEED \$472,000 GENERAL OBLIGATION CAPITAL LOAN NOTES**. Upon roll call vote, the vote was: Ayes: Brantsen, Moerman, Vander Berg, Vermeer, Vreugdenhil. Nays: None. Motion carried.

The finance director then shared that, as part of financing the Meadow Creek Water Quality Restoration Project that will use the city's current SRF sewer plant loan notes, the city council needs to hold a public hearing for the financing of \$475,000 of Sewer Revenue Obligation Capital Loan Notes and of \$553,000 Taxable Sewer Revenue Capital Loan Notes. Mayor Krahlung opened the public hearing regarding the

former, calling for all written and/or oral comments. Hearing none, he closed the hearing. It was moved by Councilmember Vander Berg and supported by Councilmember Vermeer to approve **RESOLUTION SC-R-12-13, A RESOLUTION INSTITUTING PROCEEDINGS TO TAKE ADDITIONAL ACTION FOR THE AUTHORIZATION OF A LOAN AND DISBURSEMENT AGREEMENT AND THE ISSUANCE OF NOT TO EXCEED \$475,000 SEWER REVENUE CAPITAL LOAN NOTES**. Upon roll call vote, the vote was: Ayes: Brantsen, Moerman, Vander Berg, Vermeer, Vreugdenhil. Nays: None. Motion carried.

Mayor Krahlung then opened the public hearing calling for all written and/or oral comments regarding the taxable notes. Hearing none, he closed the hearing. It was moved by Councilmember Brantsen and supported by Councilmember Vreugdenhil to approve **RESOLUTION SC-R-13-23, A RESOLUTION INSTITUTING PROCEEDINGS TO TAKE ADDITIONAL ACTION FOR THE AUTHORIZATION OF A LOAN AND DISBURSEMENT AGREEMENT AND THE ISSUANCE OF NOT TO EXCEED \$553,000 TAXABLE SEWER REVENUE CAPITAL LOAN NOTES**. Upon roll call vote, the vote was: Ayes: Brantsen, Moerman, Vander Berg, Vermeer, Vreugdenhil. Nays: None. Motion carried.

The finance director reported a public hearing has been scheduled to receive comments regarding the proposed budget for FY 2023-24, setting the tax rate on property in Sioux Center at \$11.13500 per \$1,000 of assessed value. Mayor Krahlung opened the public hearing calling for all written and/or oral comments. Hearing none, he closed the hearing. It was moved by Councilmember Vermeer and supported by Councilmember Vander Berg to approve **RESOLUTION NO. SC-R-14-23, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIOUX CENTER, IOWA, APPROVING ADOPTION OF BUDGET AND CERTIFICATION OF CITY TAXES FOR FISCAL YEAR 2023-2024**. Upon roll call vote, the vote was: Ayes: Brantsen, Moerman, Vander Berg, Vermeer, Vreugdenhil. Nays: None. Motion carried.

The city manager reported that Schelling Construction and Yeadon Domes have completed work and has reached substantial completion for the American State Bank Sports Complex. It was moved by Councilmember Moerman and supported by Councilmember Brantsen to accept the construction project by Schelling Construction and pay the final payment for the \$6,138,323.31 project. Upon voice vote, all the councilmembers voted Aye. Nays: none. Motion carried.

It was moved by Councilmember Vreugdenhil and supported by Councilmember Brantsen to accept Yeadon Dome's completion of the dome fabric membrane, installation, inflation units, and all attachments related to the dome and pay final payment for the \$1,890,366.00. project. Upon voice vote, all the councilmembers voted Aye. Nays: none. Motion carried.

In other business the council:

- heard that easements had not been secured in time to receive a Destination Iowa grant for a recreation trail connection between Sioux Center and Orange City, and staff will continue to look into funding opportunities.
- reviewed upcoming council meetings, including April 3 and 24, both starting at 3:30 p.m. with staff reports, all at the City Office.

The meeting adjourned at 5:52 p.m.

David Krahlung, Mayor

ATTEST: _____
Scott Wynja, City Clerk

