

North Liberty Town Council Minutes – March 5, 2014

The regularly scheduled meeting of the North Liberty Town Council was held at the North Liberty Community Building. Gerry Brown called the meeting to order at 7:02 P.M. He led the Pledge of Allegiance. Richard Warner gave the Invocation.

Will Groves, Jr., Brett Voreis and Matthew Peterson Council Members, Town Marshal Michael Sawdon, Utilities Manager Skip Davidson, Attorney John Peddycord and Vicki Kitchen Clerk-Treasurer were in attendance. Girl Scout Trop 00293 and two others were present. There was no representation from the press.

Will Groves, Jr. made a motion to approve the consent agenda including February 19, 2014 and vouchers. Will Groves, Jr. seconded the motion. All voted to approve.

Girl Scout 00293 made a presentation on saving water for a badge. They requested permission to put rain barrels downtown for watering the plants in the pots downtown. They are going to purchase the barrels with proceeds from selling Girl Scout cookies. Brett Voreis stated he could probably get them several barrels at no cost to the Girl Scouts. Will Groves, Jr. made a motion granting permission to Girl Scout Troop 00293 to locate the rain barrels downtown for the 2014 Rain Barrel Project. Brett Voreis seconded the motion. All voted to approve.

The Park WPA Historic Preservation Restoration re-bids were opened.

North Liberty Park Restoration Project-Historic Preservation Funds						
Bid Date: January 8, 2014						
Bid Opening Date: January 22, 2014						
Company	Complete	Scope A	Scope B	Combined Bid	Date	
TJ & J Masonry-James Birkey	yes	22,550	24,300	46,850	6/30/2014	
Withdrawn						
Paul's Construction	yes	65,000	112,000	197,000	6/15/2014	
Zolkowski Construction	yes	99,942	63,545	163,487	6/30/2014	
Gibson-Lewis Construction	yes	61,970	76,170	138,140	6/23/2014	
Re-Bid Date: March 5, 2014						
Bid Opening Date: March 5, 2014						
Company	Complete	Scope A	Scope B	Scope C	Combined Bid	Date
Gibson-Lewis	yes	51,200	71,650	32,000	\$150,000	6/20/2014
Zolkowski Construction	yes	72,398	20,313	29,824	\$121,535	6/9/2014
*Recommended bid for Scopes A & B for total of \$90,711						

The bids were taken under advisement. Kurt Garner will prepare his recommendation.

Lonnie Jimerson brought a final site plan for 305 W. Maple Avenue. The site will need an encroachment agreement with the Town. The final site plan had a drainage calculation by Lang Feeney. The Town Council discussed whether paving should be required. The American Legion was new construction but due to the size and unusual shape with an existing building was discussed. Attorney Peddycord stated that the Town Council could be setting a precedent by not asphalt/cementing the parking lot per North Liberty Town Code. The establishment will be carryout only with four parking spaces. A time limit for the planting season was discussed. Richard Warner made a motion to approve Ordinance #2014-03 for rezoning of 305 W. Maple Avenue subject to variances, receipt and recording of commitment and allowing a six month planting season from the date of tonight's meeting. Brett Voreis seconded the motion. All voted to approve.

Skip Davidson reported that Walkerton is out of salt and sand. The Town has a small amount in the vehicles but will be saving in case of ice.

Town Marshal Sawdon had previously submitted the February 2014 Police Report. A copy is filed with the minutes. Town Marshal Sawdon said he would work on getting a landline for the police station. The canine agreement was tabled.

Attorney Peddycord will be working with Skip Davidson regarding the Unsafe Building Town Code in regards to 110 E. Rupel St.

Vicki Kitchen reported the owner of 108 W. Harrison Street has purchased a lot in the North Liberty Industrial Park. He has been given the zoning chart. He stated when he met with the clerk-treasurer he was going to work on the former church when the weather breaks.

Attorney Peddycord had previously contacted the counsel for Jayl regarding the fence (formerly Midwest Logistics) on Town property. Discussion followed. Attorney Peddycord to send another request to have the fence moved since they have not responded to the e-mail regarding the lease of the property.

The American Legion fence needs to be moved for the INDOT T/E construction to begin this spring.

Social Media/Media Request was tabled.

Richard Warner made a motion to approve Resolution #2014-05 allowing a Water Trickling Sewer Credit for the meter reading of March 18, 2014. Will Groves, Jr. seconded the motion. All in favor none opposed.

The former slaughter house appraisals have been received. The two required appraisals came in at \$26,000.00 and \$20,000.00. Will Groves, Jr. will contact Kelly Prentkowski regarding the appraisals. These costs have been included in the wastewater rate study currently being conducted.

Richard Warner made a motion o approve Resolution #2014-06 for Gerry Brown to be signatory on the State Revolving Fund application. Matthew Peterson seconded the motion. All voted to approve.

St. Joseph County Emergency Management will be sending a letter requesting \$3,750.00 - \$5,000.00 to upgrade the storm antenna within the corporate limits of the Town of North Liberty.

DLZ has submitted a scope of work to complete the wastewater State Revolving Fund application not to exceed \$7,500.00. Will Groves, Jr. made a motion to accept the DLZ scope of work for the SRF application. Matthew Peterson seconded the motion. All voted to approve.

Kenna Consulting submitted an updated Fair Housing Ordinance that is required by OCRA for our wastewater grant application. Attorney Peddycord has reviewed the ordinance. Richard Warner made a motion to approve the Fair Housing Ordinance. Matthew Peterson seconded the motion. All voted to approve.

INDOT LPA Contracts for Tamarack Trail DES 1383396 and Safe Routes to School Phase II School Drive to Wrenwood are being reviewed by Attorney Peddycord.

With no further business before the North Liberty Town Council, Will Groves, Jr. made a motion to adjourn at 8:15. Richard Warner seconded the motion. The vote was unanimous.

Vicki L. Kitchen, Clerk-Treasurer

Gerry E. Brown
Matthew Peterson
Richard J. Warner