HULL CITY COUNCIL

City of Hull

Proceedings of

May 24, 2021

Mayor Moss called the meeting to order at 5:00 pm. In attendance were Councilpersons John Emerick, Kyle Te Slaa, Eric Rankin, and Les Van Roekel. Also present were Jim Collins, Denise Keizer, Brent Kleinwolterink, Dwayne Bonestroo and Glenn Hulstein.

A motion was made by Rankin and supported by Van Roekel to approve the agenda. Motion carried 4-0.

A motion was made by Te Slaa and supported by Emerick to approve the consent agenda which consisted of the minutes of May 10, 2021, May claims report #2, and the ownership change of Dollar General Store #18768. Motion carried 4-0.

Kim Wielenga joined the meeting at this time.

Discussion was held regarding the 1613 6th Street out of compliance with variance setback. Discussion was tabled so the council can get additional information.

Mayor Moss opened the public hearing for Amendment No. 1 to the Maple Street URP at 5:35 pm. Being no written or verbal comments Mayor Moss closed the public hearing at 5:45 pm.

A motion was made by Rankin and supported by Wielenga to approve Resolution 052421A, a resolution determining an area of the City to be an Economic Development Area, and that the rehabilitation, conservation, redevelopment, development, or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the city; designating such area as appropriate for Urban Renewal projects; and adopting Amendment No. 1 to the Maple Street Development Urban Renewal Plan. Roll call vote was as follows: Ayes – Rankin, Te Slaa, Van Roekel, Wielenga and Emerick. Nays – none. Mayor Moss declared the resolution adopted.

Mayor Moss opened the public hearing for the Development Agreement with HIDC (2021 Agreement) at 6:09 pm. Being no written or verbal comments Mayor Moss closed the public hearing at 6:10 pm.

A motion was made by Emerick and supported by Te Slaa to approve Resolution 052421B, a resolution approving and authorizing execution of a Development Agreement by and between the City of Hull and Hull Industrial Development Corporation (2021 Agreement). Roll call vote was as follows: Ayes – Emerick, Wielenga, Van Roekel, Te Slaa and Rankin. Nays – none. Mayor Moss declared the resolution adopted.

Mayor Moss opened the public hearing for the First Amendment to 2019 DA Agreement with HIDC at 6:11 pm. Being no written or verbal comments Mayor Moss closed the public hearing at 6:12 pm.

A motion was made by Van Roekel and supported by Wielenga to approve Resolution 052421C, a resolution approving and authorizing execution of a First Amendment to the 2019 Agreement for private development by and between The City of Hull and the Hull Industrial Development Corporation. Roll call vote was as follows: Ayes – Van Roekel, Te Slaa, Rankin, Emerick and Wielenga. Nays – none. Mayor Moss declared the resolution adopted.

A motion was made by Emerick and supported by Rankin to approve Resolution 052421D, a resolution fixing June 14, 2021 for a meeting on the Authorization of a Loan Agreement and the Issuance of not to exceed $1,715,000 General Obligation Capital Loan Notes of The City of Hull, State of Iowa (for essential corporate purposes), and providing for publication of notice thereof. Roll call vote was as follows: Ayes – Wielenga, Van Roekel, Te Slaa, Rankin and Emerick. Nays – none. Mayor Moss declared the resolution adopted.

A motion was made by Rankin and supported by Emerick to approve Resolution 052421E, a resolution fixing June 14, 2021 for a meeting on the Authorization of a Loan Agreement and the Issuance of not to exceed $190,000 General Obligation Capital Loan Notes of The City of Hull, State of Iowa (for general corporate purposes), and providing for the publication of notice thereof. Roll call vote was as follows: Ayes – Wielenga, Emerick, Rankin, Te Slaa and Van Roekel. Nays – none. Mayor Moss declared the resolution adopted.

A motion was made by Emerick and supported by Wielenga to approve authorization for the mayor to sign The Bond Council Engagement Agreement with Ahlers & Cooney. Motion carried 5-0.

The Grant Agreement in support of HIDC, Annual Report was given for information.

A motion was made by Emerick and supported by Te Slaa to approve the Certificate for Payment #1 for $51,566.24 to Firm Foundation Concrete for the 2021 Main Street Improvement Project. Motion carried 5-0.

A motion was made by Te Slaa and supported by Wielenga to approve the Certificate of Payment #1 for $47,224.04 to Firm Foundation Concrete for the 2021 Elm Street Improvement Project. Motion carried 5-0.

A motion was made by Rankin and supported by Te Slaa to approve the Class E Liquor License of Casey’s General Store #1166. Motion carried 5-0.

Public Correspondence – Collins shared a Construction Newsletter from DGR.

Administrator’s Report – Collins noted a building permit was given to Rutger Van Wingerden. Collins updated the council regarding Maple Heights, Liberty Heights, Walnut Heights, and Commerce Center inquiries. Collins presented information from the American Legion for Memorial Day events. Collins updated the council regarding a crosswalk signal. Collins updated the council regarding Kiwanis donations. Collins noted additional information is being received regarding Westside Park Shelters. Collins noted Brent Kleinwolterink submitted paperwork for the first wastewater licensure test. Collins updated the council regarding public works projects. Council noted Kleinwolterink needs to check with J & J regarding the completion of the bathrooms in Westside Park. Collins noted the hydrants have been flushed.

John Emerick left the meeting at 6:49 pm.

Finance – no report.

Streets & Storm Sewer – no report.

Building, Equipment, & Grounds – no report.

Parks, Pool, Recreation – Discussion was held regarding the rec softball/baseball program.

Public Safety Committee -- no report

City Utilities – no report

Economic Development – noted earlier.

Other Business – none.

Upcoming Events— The next City Council meetings will be held on June 14th and June 28th at 5:00 pm. The Public Hearings for the bonding on Elm, Main and Bike Trail Projects will be held on June 14, 2021. The Zoning update meeting will be held on June 9, 2021. Collins noted he will be on vacation the week of May 31st.

Adjournment – A motion was made by Wielenga and supported by Te Slaa to adjourn the meeting at 7:02 pm. Motion carried 4-0.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Jim Collins Arlan Moss

City Administrator Mayor