

Mount Pleasant, Iowa, November 21, 2023

The Mount Pleasant City Council met in adjourned session on Tuesday, November 21, 2023, at 5:30 p.m. at City Hall, 307 East Monroe Street, second-floor meeting room. The meeting was called to order by the Mayor and the roll being called there were present Steven K. Brimhall in the Chair and the following named Councilmembers.

Present: Engberg, McWilliams, Griffith, Batty

Absent: White, Crull

It was moved by Councilmember McWilliams and seconded by Councilmember Batty that the Council approve the following consent agenda items with one roll call motion vote:

the minutes of the November 8, 2023, City Council meeting.

the payment of bills totaling \$46,139.01

the report of officers.

Renewal of a Class B Retail Alcohol License for Cobb Oil Co. INC at 2120 E Washington Street.

Roll call vote 4-0. Motion carried.

Councilmember Griffith moved and Councilmember Engberg seconded that the Council approve the agenda as printed.

Roll call vote 4-0. Motion carried.

5:31 p.m. A Public Hearing was held as advertised to sell/transfer 202 N. Porter.

5:32 p.m. Batty motioned to close the Public Hearing, Engberg seconded the motion.

Roll call vote 4-0. Motion carried. No oral or written arguments were heard.

It was moved by Councilmember Griffith and seconded by Councilmember Batty that the Council adopt the following entitled Resolution No. 2023-87:

RESOLUTION DIRECTING THE TRANSFER OF REAL PROPERTY LOCATED AT 202 N PORTER ST TO GREAT RIVER HOUSING, INC.

Roll call vote 4-0. Resolution adopted, signed by the Mayor and hereby made a portion of these minutes.

5:33 p.m. A Public Hearing was held as advertised on a zone change application from M-1 to M-2 on vacant land at 2000-2200 block of W Washington Street. 5:35 p.m. McWilliams motioned to close the Public Hearing, Batty seconded the motion. Roll call vote, 4-0. Motion carried. No oral or written arguments were heard.

It was moved by Councilmember Griffith and seconded by Councilmember Batty that the Council read for the second time the following Ordinance:

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF MOUNT PLEASANT, IOWA, BY REZONING AND CHANGING THE DISTRICT CLASSIFICATION OF PROPERTY CONSISTING OF VACANT FARMLAND AND A DWELLING LOCATED ON THE SOUTH SIDE OF W WASHINGTON ST COMMONLY KNOWN AS 2000-2200 W WASHINGTON ST FROM "M-1 LIMITED INDUSTRIAL DISTRICT" TO "M-2 LIGHT INDUSTRIAL DISTRICT"

Roll call vote 4-0.

Councilmember Griffith moved and Councilmember Batty seconded that the Council approve the Annual Finance Report that must be submitted to the State.
Motion carried, 4-0.

Councilmember Griffith introduced the following Resolution entitled Resolution "2023:88" RESOLUTION DETERMINING THE NECESSITY AND FIXING A DATE FOR A PUBLIC HEARING ON THE MATTER OF THE ADOPTION OF A PROPOSED SECOND AMENDED AND RESTATED MOUNT PLEASANT URBAN REVITALIZATION PLAN and moved its adoption. Councilmember Batty seconded the motion to adopt. The roll was called, and the vote was:

Ayes: Engberg, Griffith, Batty, McWilliams
Nays: None

Whereupon, the Mayor declared the Resolution duly adopted as follows:

RESOLUTION NO. 2023-88

RESOLUTION DETERMINING THE NECESSITY AND FIXING A DATE FOR A PUBLIC HEARING ON THE MATTER OF THE ADOPTION OF A PROPOSED SECOND AMENDED AND RESTATED MOUNT PLEASANT URBAN REVITALIZATION PLAN

WHEREAS, pursuant to the provisions of Iowa Code Chapter 404, by resolution adopted June 27, 2007, the City of Mount Pleasant, Iowa (the "City"), designated certain areas of the City as a revitalization area, by the adoption of the Amended and Restated Mount Pleasant Urban Revitalization Plan for the Mount Pleasant Urban Revitalization Area (the "Revitalization Area" or "Area"); and

WHEREAS, the Amended and Restated Mount Pleasant Urban Revitalization Plan has subsequently been amended twice, lastly by the adoption of Amendment No. 2 to the Amended and Restated Plan, adopted by Resolution No. 2022-14 on February 23, 2022; and

WHEREAS, by the foregoing action, the Council has determined that the

Revitalization Area within the City can be revitalized as authorized by Iowa Code Chapter 404; and

WHEREAS, a proposed Second Amended and Restated Mount Pleasant Urban Revitalization Plan (the "Plan") has been prepared the purpose of which is to, among other things, extend the duration of the Plan and to reflect changes to Iowa Code Chapter 404; and

WHEREAS, before such Plan can be adopted, it is necessary that a public hearing be held thereon and that due notice be given in accordance with the requirements of Iowa Code Chapter 404.

NOW THEREFORE, BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF MOUNT PLEASANT, STATE OF IOWA:

Section 1. It is determined that the rehabilitation, conservation, redevelopment, economic development or a combination thereof of the Area is necessary in the interest of the public health, safety, or welfare of the residents of the City, and the Area substantially meets the criteria of Iowa Code Section 404.1 and the proposed Plan, attached to this Resolution as Exhibit 1, is declared to substantially meet the criteria of Iowa Code Section 404.2(2).

Section 2. It is determined that it is in the best interests of the citizens of the City to hold a public hearing on the matter of the adoption of the Plan at a regularly scheduled meeting of the City Council, on December 13, 2023, at 5:30 P.M., in the Council Chambers, City Hall, 307 East Monroe Street, Mount Pleasant, Iowa.

Section 3 That the City Clerk. be and is hereby directed to publish a notice of a public hearing on the Plan, at least once not less than seven days prior to the date of said public hearing, as provided in Iowa Code Section 404.2(6): December 13, 2023, should be the next regularly scheduled City Council meeting after the publication of notice.

Section 4. Be it further resolved that copies of the Plan be made available to the public through the office of the City Clerk.

Section 5. The notice of the proposed hearing shall be in substantially the following form:

NOTICE OF PUBLIC HEARING OF THE CITY COUNCIL OF THE CITY OF MOUNT PLEASANT, IOWA, ON THE MATTER OF THE ADOPTION OF A PROPOSED SECOND AMENDED AND RESTATED MOUNT PLEASANT URBAN REVITALIZATION PLAN

Public notice is hereby given that the City Council of the City of Mount Pleasant, Iowa, will hold a public hearing on December 13, 2023, at 5:30 P.M., in the Council Chambers, City Hall, 307 East Monroe Street, Mount Pleasant, Iowa, at which meeting the Council proposes to take action on the adoption of a Second Amended and Restated Mount Pleasant Urban Revitalization Plan ("Plan") for the Mount Pleasant Urban Revitalization Area ("Area") described therein, under the authority of Iowa Code Chapter 404, as amended.

The purpose of the Second Amended and Restated Plan is to, among other things, extend the duration of the Plan and to reflect changes to Iowa Code Chapter 404.

Any persons interested may appear at said meeting of the Council and present evidence for or against the adoption of the Plan. The proposed Plan is on file in the office of the City Clerk and available for public inspection or copying during ordinary business hours.

This notice is given by order of the City Council of the City of Mount Pleasant, Iowa, pursuant to Section 404.2, Code of Iowa.

Dated this 21st day of November 2023.

PASSED AND APPROVED this 21st day of November 2023.

Roll call vote 4-0. Motion carried.

It was moved by Councilmember Griffith and seconded by Councilmember Engberg that the Council approve the 5-year Master Agreement with McClure Engineering to provide Engineering Services at the airport. Motion carried, 4-0.

It was moved by Councilmember McWilliams and seconded by Councilmember Griffith that the Council approve an Engineering Service Agreement with McClure Engineering for Airport Taxi Lane Extension Project. Motion carried, 4-0.

It was moved by Councilmember Griffith and seconded by Councilmember Engberg that the Council approve an Engineering Service Agreement with McClure Engineering for Airport Hangar Roof Replacement. Motion carried, 4-0.

Councilmember Griffith moved and Councilmember Batty seconded that the Council adopt the following entitled Resolution No. 2023-89:

**RESOLUTION AUTHORIZING PURCHASE OF REAL PROPERTY
LOCALLY KNOWN AS 1205 N BROADWAY STREET, MT. PLEASANT, IOWA**

Roll call vote 4-0. Motion carried.

Councilmember Griffith moved and Councilmember Batty seconded that the Council adopt the following entitled Resolution No. 2023-90:

**RESOLUTION AUTHORIZING PURCHASE OF REAL PROPERTY LOCALLY KNOWN
AS 500 NORTH HAMLIN STREET LOCATED GENERALLY IN LOT 16 OF WIER'S
ADDITION TO MT. PLEASANT, IOWA**

Roll call vote 4-0. Motion carried.

Ed Kropa, 20th Century Car Club, thanked the City staff and Council for their support

of the 2023 car cruise events.

Marlene Hill, 303 E Butternut Lane, had questions and concerns regarding the new solid waste collection program.

Dean King, 103 N Adams, asked if the new solid waste collection program would affect commercial properties and was told that the new system is only for residential properties.

It was moved by Councilmember Batty and seconded by Councilmember Engberg that the Council adjourn. Motion carried. Meeting adjourned at 5:55 p.m. to meet in regular session on Wednesday, December 13, 2023.

Steven K Brimhall, Mayor

ATTEST:

Lori Davis, City Clerk