

The Mount Pleasant City Council will meet in Regular Session on Wednesday, December 13, 2023, at City Hall, 307 E. Monroe Street, second-floor meeting room at 5:30 p.m.

## A G E N D A

1. Roll Call.
2. Consent Agenda: To the Public – All items with an asterisk (\*) are routine by the City Council and will be enacted by one motion and a roll call of the Councilmembers. There will be no separate discussion of items unless the Mayor, a Councilmember or citizen so request, in which event the item will be removed from the Consent Agenda and will be considered in its normal sequence on the Agenda.
3. Receive & file communications – Kayleigh Septer and Theresa Rose Library update.
4. Approve agenda.
- \*5. Approve minutes of previous meetings.
- \*6. Approve payment of bills.
- \*7. Receive report of Officers including Transfer Resolution No. (2023-91) approving November Transfers.
8. Old Business-
  - a) 5:30 p.m. Public Hearing on the matter of the adoption of a proposed Second Amended and Restated Mount Pleasant Urban Revitalization Plan.
  - b) Resolution (2023-92) adopting the proposed Second Amended and Restated Mount Pleasant Urban Revitalization Plan.
  - c) 2nd reading of an ordinance for Zone Change from M-1 to M-2, vacant land 2000-2200 block of W Washington Street.
9. New Business-
  - a) Resolution (2023-93) naming Brent Schleisman to the Southeast Iowa Regional Planning Commission Board of Directors.
  - b) Authorize the Mayor to sign the Engineering Services Agreement with Warner Engineering for E Linden Drive-2025.

- c) Authorize the Mayor to sign an Engineering Services Agreement with Warner Engineering for Winfield Avenue – 2026.
- d) Approve Site Plan for Flexible Use business building at 1100 Block N Broadway Street.
- e) Resolution (2023-94) approving contract for refuse hauling services between WEMIGA Waste, Inc., Lance Refuse, Inc., and the City of Mount Pleasant.
- f) Approve a 5-year FAA (CIP) Capital Improvement Program for the Mount Pleasant Municipal Airport.

10. Public Forum.

11. Adjourn to meet in regular session on Wednesday, December 27, 2023, at 5:30 p.m.

**City Council  
Agenda Preview  
December 13, 2023**

**Roll Call:**

Council Members.

**Consent Agenda:**

The Mayor will ask for a motion to approve routine items, i.e. minutes of previous meetings, bills, certain types of routine permits, etc. The Council can approve these types of items with one motion. A council member may request to pull an item if they wish to discuss it in more detail.

**Receive and File Communications:**

Kayleigh Septer, Theresa Rose will be updating the Council on Library Activities

**Approve Agenda:**

The Mayor will ask if there are any changes to the agenda and ask for approval.

**Old Business:**

- 8a) This is the time set for a Public Hearing for the proposal to amend the Cities Urban Revitalization (tax abatement) ordinance. The State Legislature changed what is eligible for tax abatement and at what percentages could be allowed. The Council must amend our current ordinance to follow the State Law.
- 8b) This Resolution would approve the amendment to the Cities Urban Revitalization Plan to follow the State's new law taking effect July 1, 2024.
- 8c) This is the second reading of an ordinance to amend the zoning map of property at 2000-2200 W Washington Street from M-1 limited industrial to M-2 light industrial district. This will allow a 6-lot subdivision to be created with one of the lots proposed to be used for a new concrete plant which requires and M-2 zoning classification.

**New Business:**

- 9a) This resolution will appoint Brent Schleisman (City Administrator) to serve as the City of Mount Pleasant representative on the Southeast Iowa Regional Planning Commission Board of Directors.
- 9b) This motion would approve an Engineering Service Agreement (ESA) with Warner Engineering for the design and construction oversight of the proposed Linden Drive reconstruction project. The Street Committee has reviewed the proposal and recommended approval.
- 9c) This motion would approve an Engineering Service Agreement with Warner Engineering for the design and construction oversight of the proposed West

Winfield reconstruction project. The Street Committee has reviewed the proposal and recommended approval.

- 9d) This motion would approve the proposed site plan for a multi-use structure located at 1100 N. Broadway. The Planning and Zoning Commission will have a recommendation for the council.
- 9e) This resolution would authorize the Mayor to sign a contract for the collection of curbside garbage collection with Wemiga Waste and Lance Refuse. The Personnel & Finance Committee and the Sanitation Committee have been reviewing this proposal since February of 2023 and are recommending approval.
- 9f) This motion would approve the City's 5-year C.I.P (Capital Improvement Program) with the FAA for airport improvements. By approving this plan, the City becomes eligible for FAA funding.

The Mayor will acknowledge the request to address the Council. That person should identify themselves and then address the Council.

Adjourn to meet in regular session on Wednesday, December 27<sup>th</sup>, 2023, at 5:30 p.m.