

**HAMPTON CITY COUNCIL  
REGULAR SESSION MINUTES  
TUESDAY, DECEMBER 22, 2009, 5:30 P.M.**

The Hampton City Council Regular Session was called to order at City Council Chambers by Mayor Diane Weldin at 5:30 p.m. Council members in attendance were Patrick Palmer, Bill Hodge, Chad Hanson, Karen Schmidt, Craig Eckhardt and Steve Harms. Mayor Weldin invited those present to join in the Pledge of Allegiance to the U.S. flag. Mayor Weldin called for a motion to approve the **agenda**, with an amendment to add to New Business, "Consideration of incentive package for Spec Building 2 prospect, presented by FCDA." Motion by Schmidt, seconded by Palmer, to approve the agenda as amended. Motion approved unanimously.

**Public Comment:** Mayor Weldin invited those wishing to make public comment to address the Council. Ted Guldborg, 114 1st Avenue SE, asked if the Council could agree to not levy a tax if the L.O.S.T. falls short on a pool debt payment. Response was given by City Manager Dunt and Council members, noting that is the reason G.O./LOST Bonds are being proposed to provide for potential funding needs, and the consensus of the Council is to avoid raising taxes whenever possible, but they have no power to tie the hands of future Councils in the event the debt service levy is warranted. Harms reminded Guldborg that the council's intent last August was to have the voters approve using LOST revenues to pay for the aquatic center specifically to avoid a property tax increase to pay for an aquatic center.

Mayor Weldin opened the **Public Hearing** regarding Resolution 2009-26; taking additional action for the issuance of G.O. Bonds for financing of the aquatic center project at 5:35 p.m. Mayor Weldin referred comment to City Manager Dunt for details. Hodge had questions regarding funding for park improvements. Dunt advised no comments or objections to the resolution had been received by City Hall prior to the meeting. Opportunity was given for the public to address the Council; none. With no additional comments voiced, Mayor Weldin closed the public hearing at 5:38 p.m.

**Committee Reports:** **Finance and Personnel** report given by Eckhardt, with recommendation for Council consideration of authorizing City staff to order and purchase a new police patrol vehicle, as well as renewal of Wellmark health insurance. Motion by Eckhardt, seconded by Harms, to authorize City staff to **order and purchase a new police patrol vehicle, a 2010 Ford Explorer**, with specifications and estimated costs as presented. Questions by Council fielded by Chief Beltran. Motion approved unanimously. Dunt provided details of consultations with the City labor attorney in reviewing health insurance alternatives for employees and as they relate to the union contract. Motion by Eckhardt, seconded by Schmidt, to **renew the City's health insurance contract with Wellmark** as proposed. Hodge noted a conflict of interest; spouse's employment by the City. Motion approved with five in favor and one abstained (Hodge). **City Services** report given by Palmer; next meeting January 5th. **Public Assets** report given by Hodge; next meeting January 19th.

**New Business:** Mayor Weldin called on Karen Mitchell, FCDA Director, to address the Council regarding consideration of an **incentive package for Spec Building 2 prospect**. Mitchell advised the prospective buyer of Spec Building 2 is **Hickman Egg Ranch, Inc.**, with the potential of 15-20 jobs. FCDA adjusted the asking price of the building and requests the City consider TIF rebates with a development agreement. Motion by Harms, seconded by Hanson, to approve the purchase incentive package as proposed for Spec Building 2, and direct City staff to employ the services of Ahlers & Cooney to draft a development agreement between the City of Hampton and the prospective buyer, Hickman Family Farms, which will be presented at a future meeting for final approval by City Council. Motion approved unanimously.

Mayor Weldin presented the following **mayoral two-year appointments, beginning January 1, 2010: City Services Committee** - Steve Harms, Chair, Craig Eckhardt, and Jim Davies; Karen Schmidt, alternate. **Public Assets Committee** - Bill Hodge, Chair, Karen Schmidt, and Dick Lukensmeyer; Craig Eckhardt, alternate. **Finance & Personnel Committee** - Karen Schmidt, Chair, Craig Eckhardt and Steve Harms; Bill Hodge, alternate. **City Treasurer** - Ron Dunt. **City Attorney** - Michael Cross. **City Official Newspaper** - Hampton Chronicle. **City Representative & Alternate to North Iowa Landfill Board** - Doug Tarr, Rep., Mayor Weldin, alternate. Motion by Eckhardt, seconded by Hodge to approve the appointments as proposed by Mayor Weldin. Palmer questioned the appointments being made before the first of the year; Mayor Weldin noted the January schedule listing two committee meetings prior to the first regular session. Roll call vote: Ayes - Harms, Eckhardt, Hodge and Schmidt. Nays - Hanson and Palmer. Motion carried. Eckhardt later noted the need to appoint a Mayor Protem; it was agreed this could be added to the agenda for the January 12, 2010, session.

Mayor Weldin called for a motion to **approve claims**. Motion by Schmidt to approve claims, as recommended by the Finance Committee, totaling \$804,169.46. Seconded by Harms. It was noted that the total included payments to the Iowa D.O.T. for construction costs of the Highway 65 Project; \$714,424.55. Motion approved unanimously.

Mayor Weldin referred to City Manager Dunt the reading of **Resolution 2009-26, "Resolution instituting proceedings to take additional action for the issuance of not to exceed \$3,000,000 General Obligation Local Option Sales Tax Bonds."** Motion by Hanson, seconded by Palmer, to approve and adopt Resolution 2009-26. Roll call vote: Ayes - Palmer, Hanson, Schmidt, Hodge, Harms, and Eckhardt. Nays - None. Motion approved, and Resolution adopted.

Motion by Hanson to approve the **Consent Agenda**, including previous minutes as drafted for publication from the December 8, 2009, Regular Session, and scheduling the next Regular Session for Tuesday, January 12, 2010, at 5:30 p.m. Second by Harms. Motion approved unanimously.

**Staff Reports** given by **Chief Ray Beltran**, Police Dept.; **Doug Tarr**, Public Works Director; and **Ron Dunt**, City Manager, extending best wishes and appreciation to Pat Palmer and Chad Hanson for their service on the City Council.

**Council Reports** given by **Harms, Hodge, Schmidt, and Eckhardt**, voicing appreciations to Palmer and Hanson for their service on the Council, and wishing everyone a Merry Christmas. Questions regarding reports from the Fire Dept. on their fund raising and roster of elected officers were also mentioned. **Hanson** thanked the City staff, Mayor and Council, noting various positive steps made by the City during his time on the Council. **Palmer** thanked City staff, as well as Hanson for his recent service on the school board; also, sharing various comments of events and issues addressed during his tenure as a Council member. **Mayor's Report** given by **Mayor Weldin**, inviting the public to attend meetings, thanking committee chairs for their service, and wishing everyone a Merry Christmas. Mayor Weldin then presented plaques to Pat Palmer and Chad Hanson from the City in thanks for their service on the Hampton City Council, inviting the public to remain for refreshments following adjournment.

Motion to adjourn by Hanson at 6:25 p.m. Second by Hodge. Motion approved unanimously.  
**Adjournment 6:25 p.m.**

Attest:

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Ron Dunt, City Manager

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Mayor Diane Weldin