



ROBINS CITY COUNCIL MINUTES OF THE SEPTEMBER 3RD, 2019 MEETING

Mayor Hinz called the meeting to order at 5:30 p.m. in the Robins City Hall on Tuesday, September 3rd, 2019. After the Pledge of Allegiance to the Flag, roll call was taken with Councilors Brad Sevcik, Dick Pilcher, Roger Overbeck, Marilyn Cook and Don Norton present along with Engineer Dax Suntken, Attorney Ryan Tang, Planning and Zoning Administrator Dean Helander, Police Captain Gary Manhart, City Clerk/Treasurer Lori Pickart and around 20 guests. Norton moved to approve the agenda, Sevcik seconded and all voted aye.

COMMITTEE REPORTS

- > Mayor Hinz reported a lot of construction continues around town such as the Eagle View development on North Center Point Road; the Sandridge Development along West Main Street; Tradesman Square on North Center Point Road; the paving projects on Quass Road, North Troy Road and Singer Hill Lane, and the South Troy Park Pavilion/Restroom Facility.
- > Streets Coordinator Brad Sevcik agreed it is nice to have the street paving completed. He noted everything else seems to be quiet.
- > Public Safety Coordinator Dick Pilcher deferred to Captain Manhart who reported a complaint on Main Street at the Cedar Valley Nature Trail in that bicyclists are not stopping or in some cases even slowing down when crossing Main Street. He noted there is adequate signage and advised everyone to be careful in the area. He noted year to date there are 41 cases, 60 calls for service and 12 fights along 200 trips, stops, etc. He advised the council the two new in-car computers have arrived.
- > Public Works Coordinator Roger Overbeck noted everything is working as expected.
- > Finance Coordinator Marilyn Cook noted the city is getting ready to sell \$2M in bonds with half being for commercial development, the other half being for the Indian Creek Sewer Upgrade.
- > Parks Coordinator Don Norton noted the contractor has poured footings for the South Troy Park Pavilion/Restroom Facility, adding the water loop has been completed. He advised the audience of the upcoming Civic Club meeting at 7:00 on Tuesday September 10th.
- > Engineer Suntken noted he has brought samples for the Council's review relating to the restroom stalls and ceiling color in the pavilion and asked for their input.

CITIZEN COMMENTS - AGENDA ITEMS

- > Bruce Lyon of 435 Beverly Street voiced his concerns relating to the proposed rezoning along Quass Road from A-1 to R-3, adding he is against it and wants to see it rezoned to R-2.

CITIZEN COMMENTS - NON-AGENDA ITEMS

- > Barb Kalwalter, 3301 Wubbens Road in Toddville noted the small creek which runs through the property being developed by Bryce Ricklef's turns into a 400' wide monster when it rains, adding she is going to get flooded. She noted the code say you cannot flood your neighbors adding that he is raising the ground level. She noted she is not against him building, but doesn't want to get flooded.
- > Brad Butschi, 195 Pine Crest Drive noted the Council should keep the property in Robins Square as Commercial Zoning, adding apartments don't fit. He noted they should be located along County Home Road.
- > Joe Suchan, 1115 Morrison Drive noted his neighbor's wind generator blade, landed in his driveway (400' away) and another landed 200' away up the road in

2014 with the high winds. He noted the owner was to remove the generator if it was not in use for 6 months. He added it is time for him to take it down.

CONSENT AGENDA

Pilcher moved to approve the Consent Agenda, Cook seconded. Mayor Hinz noted the agenda is incorrect in that the amount of the pay request to Peak Construction should read \$94,775.56. Items included were the Minutes of the August 19th, 2019 meeting; the Financial Report; the list of bills submitted; and Resolution No. 0919-6, approving Pay Request #2 to Peak Construction in the amount of \$94,775.56 for work done on the South Troy Road Park Pavilion. On the vote, all voted aye.

OLD BUSINESS

None

NEW BUSINESS

- a. **Public Hearing-Future Land Use Map.** Mayor Hinz opened the public hearing to hear comments and concerns relating to amending the Future Land Use Map for Parcel A of Plat of Survey No. 2300 (located along Quass Road) from Agricultural Use to Future Multi-Family Residential at 7:21 p.m. Helander noted the P&Z has reviewed this and recommended approval of the change to the City Council. There were no additional comments received.
- b. **Close Public Hearing.** Mayor Hinz closed the public hearing at 7:23 p.m. Sevcik moved to approve the First Reading of proposed Ordinance No. 1907 amending the Future Land Use Map. There was no additional discussion. On the vote all voted aye except Cook who voted nay.
- c. **Public Hearing- Rezoning.** Mayor Hinz opened the public hearing to hear comments and concerns relating to the rezoning request to rezone Parcel A of Plat of Survey No. 2300 (located along Quass Road) from A-1 Agricultural zoning to R-2, Two-Family, Medium-Density Residential at 7:25 p.m. Helander noted the P&Z also reviewed this request and has recommended approval to the City Council. Overbeck asked why there is no access to the future Kings Way and added he thought the city did not want additional accesses to Quass Road. Suntken noted Park Court may be an access in the future. Cook asked how the developer was going to get utilities to the property and noted the city cannot bond to take the utilities to the development without including an additional 30% in the bond for low to moderate income monies. She noted she anticipates the extension to cost near \$1M.
- d. **Close Public Hearing.** The Public Hearing closed at 7:37 p.m. Sevcik moved to approve the First Reading of proposed Ordinance No. 1908 rezoning Parcel A of Plat of Survey No. 2300 from A-1 Agricultural to R-3, Two-Family, Medium-Density Residential, Pilcher seconded. On the vote, all voted aye except Cook who voted nay.
- e. **Public Hearing for Plans, Specs, etc.** Mayor Hinz opened the public hearing to hear comments relating to the plans, specifications, form of contract and estimate of cost for the Sanitary Sewer Extension from I-380 to Burd Lane at 7:40 p.m. Suntken noted the bids were received and opened on Wednesday, September 25th. The Council discussed the variance between the bids received noting the main differences were the rock removal and trenching costs.
- f. **Close Public Hearing.** Mayor Hinz closed the public hearing at 7:42 p.m. Cook moved to approve Resolution No. 0919-3, approving and confirming the plans, specifications, form of contract and estimate of cost for the Sanitary Sewer Extension from I-380 to Burd Lane, Overbeck seconded and all voted aye.
- g. **Approving Contract.** Sevcik moved to approve Resolution No. 0919-4 awarding the contract for the Sanitary Sewer Extension from I-380 to Burd Lane to Rathje Construction in the amount of \$96,558.50, Overbeck seconded and all voted aye.

- h. **Supplemental Agreement.** Pilcher moved to approve Resolution No 0919-2, approving a Supplemental Agreement with Snyder and Associates for construction administration, staking and observation for the Sanitary Sewer Extension from I-380 to Burd Lane, Sevcik seconded and all voted aye.
- i. **Standard Professional Services Agreement.** The Council reviewed the proposed Standard Professional Services Agreement along with Exhibits A,B, and C relating to the installation of water in the D&M Addition. Overbeck asked if perhaps the city could lay a tile in the ditch as they are never dry since people run their sump pump lines into it. Cook commented perhaps we could do what we did along Emerald Court? Overbeck moved to approve Resolution No. 0919-5 approving the agreement, Sevcik seconded. On the vote, all voted aye.

Sevcik moved to adjourn at 8:01 p.m., Pilcher seconded and all voted aye.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer