

NOVEMBER 03, 2008

Mayor Slaughter called to order at 6:30 PM the regular meeting of the Lone Tree City Council with K. Brown, Larsen, S. Brown and Lemley present. Ogren was absent. Others attending: Merry Thomae, Jim Bopp, Brad Judge, Russ Forbes, Bruce Kout, Kris Gillham, Julie Chown, Tom Martin, Maryann Dennis, Janet Finn-Takes, Jeff Lihs, Todd Hayes, Wilbur Huff, Jay Callan, David Smith, Dennis Nicola.

Motions carried with all Ayes unless noted. K. Brown, Lemley moved to approve the agenda as presented. CARRIED. K. Brown, Larsen moved to approve the consent agenda (minutes, Clerk's reports and bills received). CARRIED. Water samples were read from East Side Village and UP Church, reported safe and filed.

K. Brown, S. Brown moved to open the public hearing for the Housing Grant Application. CARRIED 6:31 PM. Maryann Dennis described the project:

a. How the need for the project was identified – Data from the Iowa City Area Realtors was examined. The data included the SW quadrant of Johnson County, where Lone Tree is located. Sales data indicates the average price of a three bedroom home in this area is \$164,409. It is generally accepted that housing costs are affordable if a household pays no more than 30% of their income for their mortgage, taxes, insurance and utilities. The price of homes in this area are out of reach of many employed households with incomes below 80% of the area median income as established for this area by HUD.

b. How the project will be funded and the sources of funds - First time homebuyers must qualify for a loan to purchase the land and the construction of the home. Buyers must be qualified for a permanent, fixed rate mortgage from a private lender, IFA First Home Program or a USDA mortgage product to pay for the construction loan. State of Iowa HOME funds will be used to provide each homebuyer \$35,000 for down payment assistance, mortgage buy down and closing costs. Each home buyer will also receive \$5,000 from the City of Lone Tree to further reduce the price of the home. Homes will be priced to include all closing costs, fees and landscaping.

c. The date the housing fund application will be submitted - The application will be submitted on November 21, 2008 to the Iowa Department of Economic Development in Des Moines.

d. Requested amount of federal funds (State of IA HOME funds) - The City of Lone Tree will request \$175,000 in federal funds to provide assistance to five home buyers.

e. Estimated portion of federal funds that will benefit persons of low and moderate income - 100% of the federal funds will benefit persons of low and moderate income.

f. Where the project will be conducted - The project will be located in Lone Tree, Iowa.

g. Plans to minimize the displacement of persons or businesses as a result of the project - No persons will be displaced as a result of this new construction project.

h. Plans to assist persons actually displaced - No persons will be actually displaced as a result of this new construction project.

i. The nature of the proposed activity - The proposed activity will provide assistance to five first time home buyers to purchase newly constructed three bedroom

homes in the Fremont Heights subdivision in Lone Tree. Assistance will be in the form of down payment, mortgage buy down and closing cost assistance. Federal funds in the amount of \$35,000 and \$5,000 from the City of Lone Tree will be provided to each of the five home buyers. Buyers will have incomes at or below 80% of the area median income and will be required to utilize the home as their principal residence. The value of the homes will be determined by an independent appraisal. The homes will remain affordable for 10 years through resale provisions recorded with the property.

Persons with questions or complaints regarding the proposal are directed to contact Merry Thomae, City Clerk, 123 N. DeVoe Street, Lone Tree, Iowa 52755. Phone 319-629-4615. OR Maryann Dennis, Consultant, The Housing Fellowship, 322 East 2nd Street, Iowa City, Iowa 52240. Phone 319-358-9212.

Persons/Groups representing low-and moderate-income persons in need of technical assistance in preparing their proposals for the request and use of federal funds are directed to contact Maryann Dennis, Consultant, The Housing Fellowship, 322 East 2nd Street, Iowa City, IA 52240. Phone 319-358-9212.

No oral or written objections were heard. S. Brown, Lemley moved to close the public hearing for the Housing fund grant application. CARRIED 6:42 PM.

Mayor Slaughter updated the council on the S. DeVoe Street Project.

Nuisances were discussed and additional letters will be sent to non-compliant citizens.

K. Brown, Larsen moved to allow Brad Judge to attend the Annual Water & Wastewater Conference and to pay for registration, hotel, mileage & meals. CARRIED.

Jay Callan mobile home was tabled until a work session which was scheduled for November 18th at 6:30 PM.

Lemley, Larsen moved to approve the Legion liquor license renewal. CARRIED.

S. Brown, K. Brown moved to approve **RESOLUTION 2008-DD (PROJECTS DESIGNATED FOR REIMBURSEMENT BY TIF FUNDS)**. CARRIED.

K. Brown, S. Brown moved to re-appoint Maureen Klebe to the Library Board. CARRIED.

Lemley, S. Brown moved to charge East Side Village \$50.00 per month to continue to pick up their yard waste. CARRIED.

Sidewalk discussions were tabled until the work session.

Ogren was given permission to check into the possibility of re-surfacing DeVoe Street from Commercial St. to Pioneer Rd.

Larsen, Lemley moved to adjourn. CARRIED.

Mayor Slaughter declared the meeting adjourned at 7:20 PM.

FOLLOWING CLAIMS PAID IN OCTOBER

GENERAL FUND

| | | |
|------------------------|------------------|---------|
| Johnson County Sheriff | police contract | 3510.00 |
| Johnson County Refuse | refuse contract | 2089.50 |
| Standard Pest Control | bug spray | 28.00 |
| Johnson County SEATS | ½ contract & del | 3806.50 |
| US Cellular | phones | 49.27 |
| Lynch, Greenleaf | atty fees | 130.00 |
| Iowa Book & Supply | supplies | 36.36 |
| Slechta Communications | legals | 288.91 |

| | | |
|----------------------|--------------|----------|
| LT's Grocery | supplies | 154.70 |
| Menard's | supplies | 125.73 |
| Cobb Oil Co | fuel | 156.01 |
| Helen Lemley | program | 206.29 |
| Feldman Lawn Care | mowing | 1400.00 |
| AgVantage FS | seed | 86.50 |
| Verizon | phone fees | 7.14 |
| Smith Sales & Serv | leaf vacuum | 8729.10 |
| Iowa Telecom | phone fees | 188.76 |
| Alliant Energy | gas & elec | 610.55 |
| Fire Association | budgets | 25308.58 |
| Lensing Funeral Home | refund | 100.00 |
| F & M Sav. Bank | FICA, whhld | 730.73 |
| IPERS | pymnt, whhld | 590.95 |
| Payroll | salaries | 143.96 |

ROAD USE FUND

| | | |
|-----------------|---------------|---------|
| Alliant Energy | street lights | 1331.71 |
| F & M Sav. Bank | FICA, whhld | 592.42 |
| IPERS | pymnt, whhld | 113.84 |
| Payroll | salaries | 1920.44 |

WATER UTILITY

| | | |
|---------------------|--------------|---------|
| Iowa Telecom | phones | 169.29 |
| Iowa Book & Supply | supplies | 22.07 |
| Advanced Water Tech | chemicals | 963.16 |
| Hawkins Inc | chlorine | 519.50 |
| Lab Safety | supplies | 33.90 |
| Hach Company | supplies | 509.41 |
| Kirkwood College | education | 395.00 |
| Hygienic Labs | tests | 66.00 |
| Verizon | phone fees | 7.14 |
| Alliant Energy | elec fees | 656.35 |
| Blue Cross | premium | 3067.77 |
| F & M Sav Bank | FICA, whhld | 876.50 |
| IPERS | pymnt, whhld | 265.02 |
| Payroll | salaries | 5086.28 |

CEMETERY TRUST

| | | |
|----------------|--------|---------|
| F & M Sav Band | invest | 6100.00 |
|----------------|--------|---------|

SEWER UTILITY

| | | |
|-----------------|------------|---------|
| Iowa Telecom | phones | 114.57 |
| US Cellular | phones | 49.27 |
| Hygienic Labs | tests | 1170.00 |
| FCX Performance | transducer | 943.85 |

| | | |
|----------------|-----------|--------|
| USA Bluebook | supplies | 332.45 |
| AgVantage FS | fuel | 109.30 |
| R E C | elec fees | 142.06 |
| Alliant Energy | elec fees | 340.52 |
| Steve Flake | phone | 25.00 |

SENIOR DINING

| | | |
|--------------------|--------------|---------|
| Bud's Custom Meats | food | 64.75 |
| F & M Sav Bank | FICA, whhld | 556.73 |
| IPERS | pymnt, whhld | 312.26 |
| Wilbur Huff | mileage | 168.96 |
| Lisa Czyzewicz | meal del | 52.80 |
| Hawkeye Foods | supplies | 3081.04 |
| LT's Grocery | supplies | 553.17 |
| Payroll | salaries | 2605.27 |

FINANCIAL STATEMENT

| | RECEIPTS | DISBURSEMENTS |
|---------------------|-----------------|----------------------|
| GENERAL FUND | \$140,772.34 | \$48,477.54 |
| ROAD USE | 6,395.97 | 3,958.41 |
| WATER UTILITY | 18,326.15 | 12,637.39 |
| WATER REVENUE | 3,677.67 | |
| DEBT SERVICE | 14,505.81 | |
| TRUST & AGENCY | 225.00 | |
| CEMETERY TRUST | | 6,100.00 |
| SEWER | 13,792.27 | 3,227.02 |
| SR DINING | 5,406.00 | 7,394.98 |
| TOTALS | 203,101.21 | 81,795.34 |
| CASH IN CHECKING | 430,056.80 | |
| SAVING CERTIFICATES | 218,025.00 | |

MERRY THOMAE, TREASURER

ELDON E. SLAUGHTER, MAYOR

_____/s/ Merry Thomae_____ **ATTEST**

MERRY THOMAE, CITY CLERK

submitted for publication 11-04-08