

Tuesday, September, 2018  
7:00 p.m.

Regular Meeting  
Lake View Municipal Building

The Lake View City Council met in regular session on Tuesday, September, 2018 at the Lake View Municipal Building. The meeting was called to order by Mayor John Westergaard at 7:00 p.m. Roll call was taken: Present: Councilors Tami Moeller, Terry Reis, Ken Steinkamp, Vickie Toms, and Dave Woltman. Also present: Bill Leners, Jeremy Behrens, Judy Kramer, Dick & Jane Croll, Dale & Christy Boeckman, Jesse Beckman, Ron & Joyce Bettin, Ed & Roxanne Rohner, Jeanine Kurth, Richard Stoffregen, Linda Drilling, Catherine Mayton, JoAnn Peters, Nathan Boeckman, Chris Brotherton, Connie Aasen, Carolyn Church, Cort Stargell, and Carol Roth.

Motion by Woltman, second by Moeller, to approve the consent agenda. Roll call vote: All ayes. Motion carried.

- a. Approve the tentative agenda.
- b. Approve minutes from August 20<sup>th</sup>.
- c. Approve building permit applications for:
  - i. Frank & Katherine Richardson, 309 Crescent Park Drive, new garage.
  - i. Earl Schade, 121 Blossom Street, addition to garage.
- d. Approve bills and authorize payment.

**END OF CONSENT AGENDA**

Boeckman Re-Zoning Request

At 7:01 p.m., Mayor Westergaard opened a public hearing on a request for a zoning change from Dale & Christy Boeckman. They propose to re-zone the property at 176 Crescent Park Drive from R-3 Residential to C – Commercial. This is the old Stock Popcorn Bin Site.

Dale Boeckman stated they would like to continue to rent out the grain bins and they would like to rent their land to Shamrock Boat Sales to store boat lifts. Dale noted that this site has been used commercially since 1960.

Jesse Beckman from Shamrock Boat Sales stated that they intend to place around 25 hoists on this property and the lifts would be placed on the east part of the property.

Jane Croll presented a petition against the proposed re-zoning signed by 21 people.

The City Clerk/Administrator noted comments from Karla Bahrenfus Kearney & Karlene Bahrenfus Nuss; Dennis & Angela Hemminger, Joanne Peters, and Harley Mohn. All expressed concerns about the proposed re-zoning.

Richard Stoffregen asked the Council to think about this before choosing the re-zoning the property. He expressed concern about other potential future Commercial uses.

JoAnn Peters spoke against storing the boat lifts where they are visible. She expressed concern about additional traffic and was concerned about other potential future Commercial uses.

Judy Kramer stated this was a good place for housing and stated that the City should participate to assist housing development.

Ed Rohner stated that the boat lifts would be out of sight and wouldn't bother him. He expressed his concern about potential future Commercial uses.

Dale Boeckman suggested as two year time limit, stating this is not a long-term solution.

Mayor Westergaard closed the public hearing at 7:17 p.m.

Motion by Toms, second by Moeller, to deny the re-zoning request of Dale & Christy Boeckman, 176 Crescent Park Drive. Roll call vote: Ayes: Moeller, Steinkamp, Toms, Woltman. Abstain: Reis. Motion carried.

#### Underground Electric Project

Motion by Moeller, second by Steinkamp, to approve payment of the retainage in the amount of \$4,195.59 to Legacy Powerline, LLC for Underground Electric Project. Roll call vote: All ayes. Motion carried.

#### Maintenance Building Design

The City has been working with Lake View Lumber to design the new maintenance building. The City had planned for the garage doors to face to the east, but this requires that fill dirt be hauled in to bring the site to the elevation of the road. If the doors faced west, the site would not have to be filled, saving at least \$10,000 in site prep costs, but west facing doors are not preferred due to the prevailing winds during the winter. The Council expressed their preference that the doors face the east.

#### Appointment of a Park Board Member

Motion by Toms, second by Moeller, to appoint Nichole Wiggins to the Park Board for a term to expire December 31, 2021. Roll call vote: All ayes. Motion carried.

#### Appointment of Housing Committee Members

Motion by Moeller, second by Steinkamp, to appoint Hannah Brotherton, Jane Croll, Judy Kramer, Gary Kruse, Katherine Richardson, and Cort Stargell to an ad hoc Housing Committee. Roll call vote: All ayes. Motion carried. Mayor Westergaard, Councilors Toms & Woltman, and Scott Peterson serve as non-voting members.

Downtown Assessment Report

The City Clerk/Administrator reviewed the written report of the Downtown Assessment performed by the Iowa Economic Development Authority. The report will be delivered to the Downtown Business owners and the businesses will be surveyed to identify ways the community may assist the downtown area.

Urban Renewal / TIF

The Council discussed a possible amendment to Lake View's Urban Renewal Plan to add property to the urban renewal zone, stipulate additional uses for TIF funds, and work toward certifying additional TIF debt. The City Clerk/Administrator will work with the City's bond counsel to begin this process.

City Clerk/Administrator Report.

*Caliber Concrete:* The City Clerk/Administrator reviewed correspondence from Caliber Concrete about repairing cracked street panels from the 2017 street project. Caliber is requesting to meet to discuss how costs will be allocated for these repairs. It is the City's position that it is Caliber's responsibility to make the needed repairs.

Motion by Woltman, second by Reis, to adjourn. On vote: all ayes. Motion carried.  
Meeting adjourned at 8:03 p.m.

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John Westergaard, Mayor

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Scott Peterson, City Clerk/Administrator